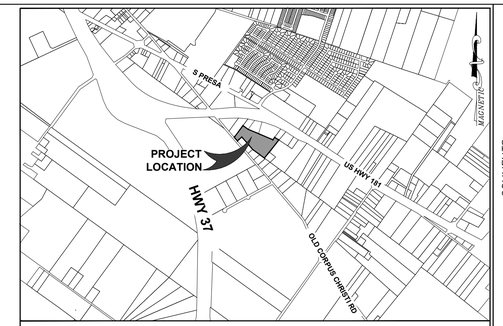

LOCATION MAP

NOT TO SCALE

0 100 200 Feet

SCALE: 1" = 100'

PUD AMENDMENT
AMENDING Z-2021-10700269 PUD

FROM:

LEGAL DESCRIPTION:
A 12.765 ACRE TRACT LOT 3, BLOCK 25, NBC 16623 TRACT OF LAND OUT OF THE CITY OF SAN ANTONIO CALLED LOT 3, BLOCK 25 QT 4052 ADDITION (PLAT NO. 180088, VOL. 200001 PG. 1046

ZONING: "PUD MF-18" PLANNED UNIT DEVELOPMENT LIMITED DENSITY MULTI-FAMILY

TO:

LEGAL DESCRIPTION:
A 10.915 ACRE TRACT LOT 3, BLOCK 25, NBC 16623 TRACT OF LAND OUT OF THE CITY OF SAN ANTONIO CALLED LOT 3, BLOCK 25 QT 4052 ADDITION (PLAT NO. 180088, VOL. 200001 PG. 1046

REMOVING

A 1.850 ACRE TRACT OF LAND, LOCATED IN THE JUAN MONTES SURVEY, ABSTRACT NO. 11, COUNTY BLOCK 4007, BEXAR COUNTY, TEXAS, AND BEING A PORTION OF A LOT 3, BLOCK 25, NEW CITY BLOCK 16623 OF THE QT 4052 ADDITION OF RECORD IN VOLUME 20001, PAGE 1046 OF THE PLAT RECORDS OF BEXAR COUNTY, TEXAS.

RELATED ZONING CASE #'S:
Z-2021-10700269 PUD
Z-2024-10700110

OWNER:
QT SOUTH, LLC
742 NW LOOP 410, STE 102
SAN ANTONIO, TX 78216

ENGINEER:
DAMIAN M. ESQUIVEL
LIQUE ENGINEERS, LLC
816 CAMARON ST. STE 110
SAN ANTONIO, TX 78212
210-549-4207

LAND USE	
TOTAL ACRES	10.915 ACRES
PROPOSED UNITS	74
DENSITY	6.74
COURTS	0.38 ACRES
MINIMUM UNIT SF	3500 SF
TOTAL PARKING	* ON SITE ONLY
* ASSUMES GARAGE PARKING + 1 ADDITIONAL PER UNIT.	

"I, QT SOUTH, LLC, THE [PROPERTY OWNER/REPRESENTATIVE OF THE PROPERTY OWNER], ACKNOWLEDGE THAT THIS SITE PLAN SUBMITTED FOR THE PURPOSE OF REZONING THIS PROPERTY IS IN ACCORDANCE WITH ALL APPLICABLE PROVISIONS OF THE UNIFIED DEVELOPMENT CODE. ADDITIONALLY, I UNDERSTAND THAT CITY COUNCIL APPROVAL OF A SITE PLAN IN CONJUNCTION WITH A REZONING CASE DOES NOT RELIEVE ME FROM ADHERENCE TO ANY/ALL CITY-ADOPTED CODES AT THE TIME OF PLAN SUBMITTAL FOR BUILDING PERMITS."

DATE OF PREPARATION: AUGUST 8, 2024

NO.	DATE	COMMENTS

TRAILS AT MATTHEW BERT P.U.D.
SAN ANTONIO, TX
CONCEPTUAL SITE PLAN
REZONE EXHIBIT

LIQUE ENGINEERS & SURVEYING
TBPELS # - 20405 &
- 10194727
816 Camaron Ste. 110
San Antonio,TX. 78212
Phone: 210-549-4207

THESE DRAWINGS, OR PARTS THEREOF, MAY NOT BE REPRODUCED IN ANY FORM, BY ANY METHOD, FOR ANY PURPOSE, WITHOUT PRIOR WRITTEN CONSENT FROM LIQUE ENGINEERS & SURVEYING.

THIS DOCUMENT IS RELEASED FOR REVIEW PURPOSES ONLY UNDER THE AUTHORIZATION OF: DAMIAN ESQUIVEL, P.E. #98362

REVISION: #
DATE: August 22, 2019

JOB:	SCALE:

SHEET NO.

Date: Aug 15, 2024, 5:36pm User ID: Dahia
File: P:\176\01\06 - 181 & Press (4052)\Rec\Consultants\Design Studio\104106_PUD Exhibit Line Work (002).dwg