



LOT 28B  
BLOCK B  
N.C.B. 2436  
RESIDENCE

N 84°00'00" W 30.00' (FIELD)  
N 84°00'00" W (BCAD) 30.00' (PLAT)

GUADALUPE ST.  
(57.8 R.O.W., ASPHALT PAVEMENT) (9531/123 DPR)  
(PLATTED AS: GUADALUPE ST.)



Z-2023-10700298 CD

Address: 1601 Guadalupe Street

Legal Description: Lot 28B, Block B, NCB 2436

Current Zoning: "C-2P HL IDZ MLOD-2 MLR-2 AHOD" Commercial Pedestrian Historic Landmark Infill Development Zone Lackland Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District

Requested Zoning: "C-2P CD HL IDZ MLOD-2 MLR-2 AHOD" Commercial Pedestrian Historic Landmark Infill Development Zone Lackland Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District with a Conditional Use for a Tattoo Parlor

Access: off of Guadalupe Street

I, Olmec Properties LLC, 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.



#### AS-BUILT SURVEY NOTES

1. UTILITY INSTALLATIONS, UNDERGROUND IMPROVEMENTS, FOUNDATIONS AND/OR OTHER UNDERGROUND ITEMS OR EASEMENTS ARE NOT LOCATED BY THIS SURVEY.
2. THE PURPOSE OF THIS SURVEY IS FOR USE IN OBTAINING TITLE INSURANCE AND/OR FINANCING AND SHOULD NOT BE USED FOR CONSTRUCTION OR PLATTING PURPOSES.
3. THIS SURVEY IS PREPARED FOR THE EXCLUSIVE USE AND BENEFIT OF THE PARTIES LISTED HEREON. LIABILITY TO THIRD PARTIES MAY NOT BE TRANSFERRED OR ASSIGNED.
4. ADJACENT PROPERTY INFO FOR GENERAL REFERENCE USE ONLY.



DRAWN BY: N.C.A.

JOB NO: 23-4543-128

FIELD WORK COMP.: SEPTEMBER 8, 2023

Copyright © SouthCentral Surveyors of Texas. Improvements shown on this survey are for general illustration purposes only and may not portray exact shape and size. Survey is based on a title report issued by the Title Company listed above under Commitment No./2nd No. shown on this survey.