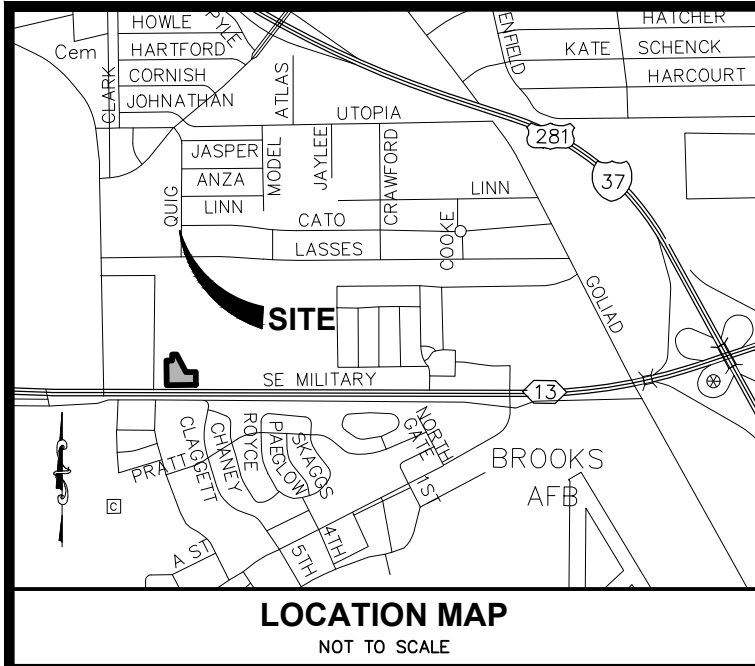


Date: Aug 12, 2024, 3:45pm
File: K:\Love\Engineering\Club Car Wash-SE Military-New Braunfels\Club Car Wash-SE Military-Zoning.dwg



ZONING CASE: Z-2024-10700156 S

ACRE/SF = 1.507 AC./65,645 SF
BAYS = 26
PARKING = 4
ACCESSIBLE PARKING = 1
THIS SITE DOES NOT LAY IN THE ERZD
IMPERVIOUS COVER = 60,800 SF
BUILDING HEIGHT = 28'-10 1/2"

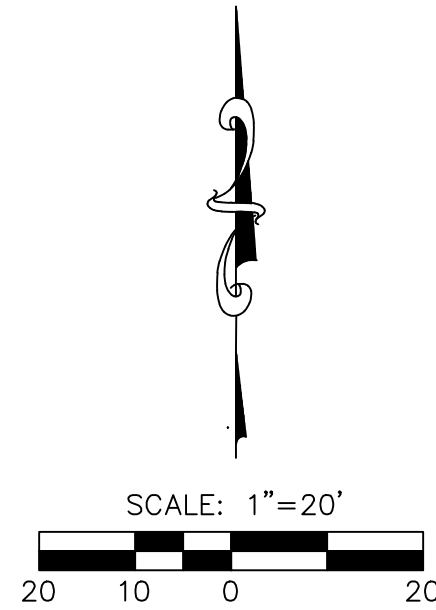
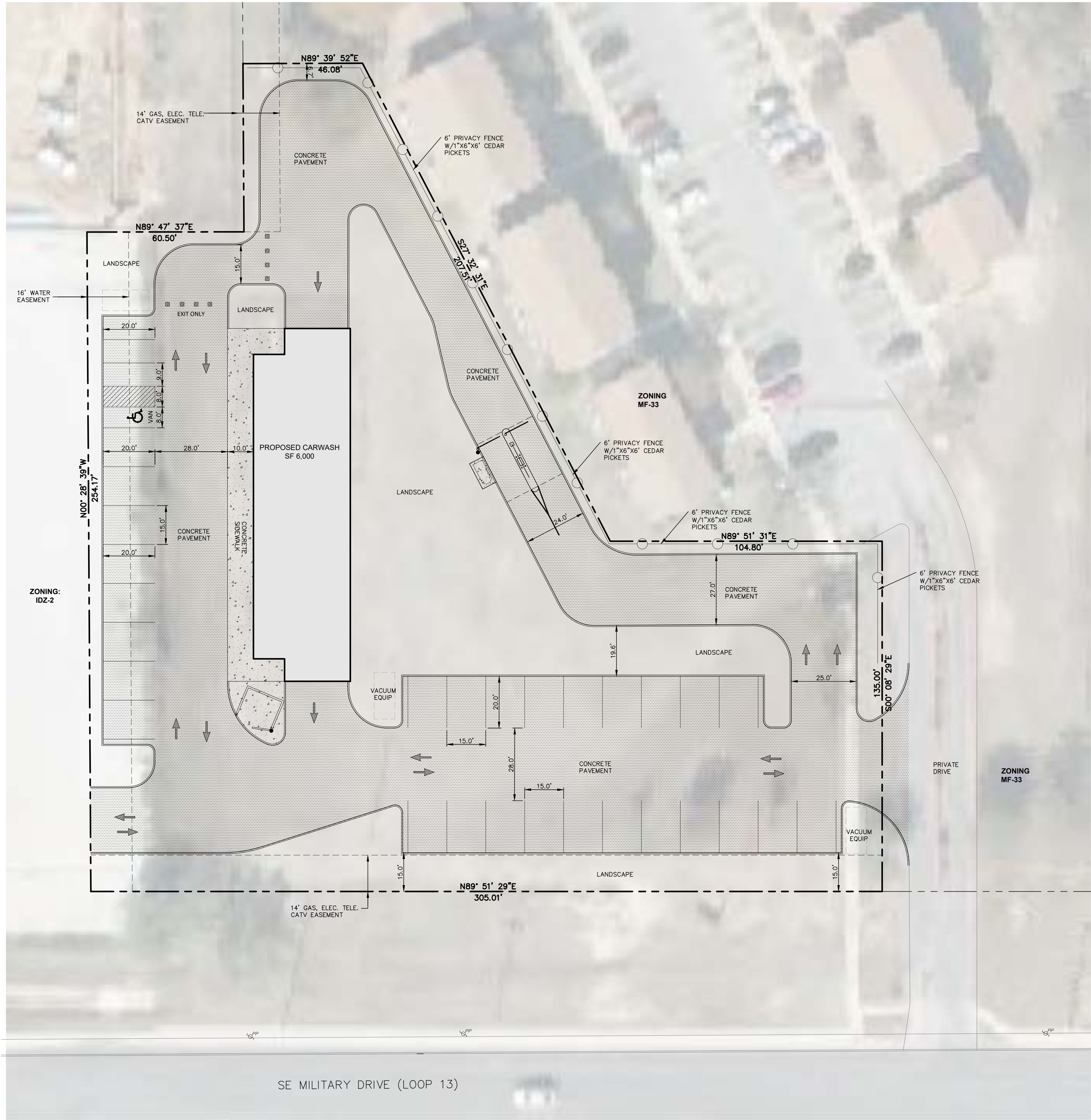
ZONING REQUEST:
CURRENT: "C-2 AHOD" COMMERCIAL AIRPORT HAZARD OVERLAY DISTRICT
PROPOSED: "C-2 S AHOD" COMMERCIAL AIRPORT HAZARD OVERLAY DISTRICT WITH A SPECIFIC USE AUTHORIZATION FOR A CARWASH

LEGAL DESCRIPTION

LOT 2, BLOCK 2, N.C.B. 10979 BEING 1.507 ACRES IN THE REPLAT OF CIELO CENTER SUBDIVISION RECORDED IN VOLUME 2003 PG. 216, OF THE DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS

CHARLES RILEY,
I, OBO SKY SHOPPING, 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.

ADDITIONAL INFORMATION REQUIRED UNDER TABLE B101-1 MAY BE FOUND THOROUGH VARIOUS DEVELOPMENT SERVICE DEPARTMENT RECORDS, INCLUDING THOSE ASSOCIATED WITH PLATTING, ADDRESSING AND PERMITS. REFERENCE TO THOSE RECORDS AS REQUIRED FOR ZONING REVIEWS INCORPORATED HEREINFOR SITE PLAN PURPOSES UNDER CHAPTER 35 (Unified Development Code).



CLUB CAR WASH-SE MILITARY

2815 SE MILITARY DRIVE
SAN ANTONIO, TX

ZONING EXHIBIT

OWNER:

NAME
ADDRESS
SAN ANTONIO, TEXAS ZIP ----

REVISIONS:

DATE

K LOVE
ENGINEERING
Site Development Engineering Services
Firm No. 11042
www.kloveengineering.com (210) 485-5683

DESIGNED BY: RQ
DRAWN BY: RQ
SCALE: 1"=20'
DATE: 06-18-24
SHEET NO.

C1.0