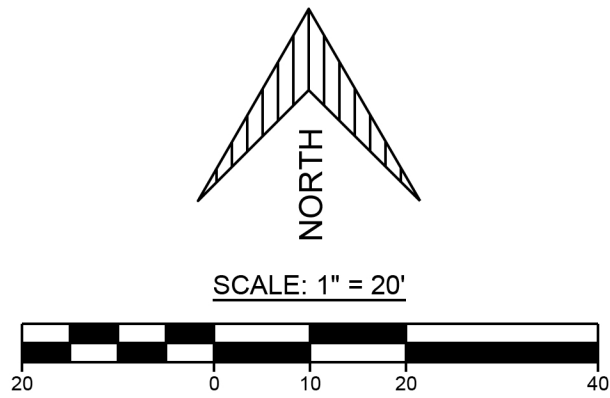


0.958 AC TRACT
LOT 1
BK 1
C.B. 4300
DOC. 20070004710 VOL. 9573 PG. 182
D.P.R.B.C.T.



- LEGEND**
- PROPOSED CONCRETE HEADER CURB
 - PROPOSED CONCRETE CURB
 - EXISTING CONCRETE CURB
 - EXISTING FIRE HYDRANT
 - PROPOSED FIRE HYDRANT
 - PROPOSED FIRE DEPARTMENT CONNECTION
 - PROPOSED REMOTE FIRE DEPARTMENT CONNECTION
 - MISC. TRAFFIC SIGN
 - GUARD POST
 - EXISTING WATER VALVE
 - PROPOSED WATER VALVE
 - LIGHT POLE
 - POWER POLE
 - EXISTING MANHOLE
 - PROPOSED MANHOLE
 - GRATE
 - TRAFFIC LIGHT
 - GUY WIRE ANCHOR
 - ACCESSIBLE PARKING
 - DETAIL REFERENCE
 - DETAIL
 - C02.00 SITE DETAILS SHEET NUMBER
 - EXISTING CONCRETE AREAS
 - WHEELSTOP
 - EXISTING FENCE
 - PROPOSED FENCE
 - OHE - EXISTING OVERHEAD ELECTRIC
 - RETAINING WALL (REF. STRUCTURAL DIVGS)
 - SAWTOOTH CURB
 - SINGLE LAMP LIGHT POLE
 - DOUBLE LAMP LIGHT POLE

REFERENCE GENERAL NOTES ON SHEET C02.00
PRIOR TO BEGINNING CONSTRUCTION.

ZONING CASE Z-2024-10700291 CD

From: "C-2 MLOD-2 MLR-2 AHOD" Commercial Lackland Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District

To: "C-2 CD MLOD-2 MLR-2 AHOD" Commercial Lackland Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District with a Conditional Use for Office Warehouse/Flex Space

I, Ryan McLeaird, 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.

UNPLATTED
C.B. 4300
AMADOR MARCELINO
REVOCABLE LIVING TRUST
4.33 ACRES
(DOC. #20210343556)

UNPLATTED
C.B. 4300
1.00 ACRE
(DOC. #20040249410)

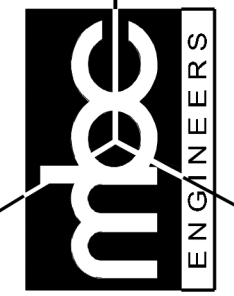
LOT 1
BLOCK 1
C.B. 4300
(1.961 ACRES)

ISSUED FOR CONSTRUCTION
00-00-00

PRIMARY CONTACT:

MACINA • BOSE • COPELAND & ASSOC., INC.
CONSULTING ENGINEERS AND LAND SURVEYORS

1035 Central Parkway North, San Antonio, Texas 78232
(210) 545-1122 Fax (210) 545-9302 www.mbsengineers.com
FIRM REGISTRATION NUMBER: T.B.P.E. F-784 & T.B.P.L.S. 10011700



SOMERSET ROAD COMMERCIAL
13348 SOMERSET RD
VON ORMY, TEXAS 78073
SITE PLAN



Know what's below.
Call before you dig.

REVISIONS:	DATE	NO.	DESCRIPTION	BY

PLAT ID#	
DESIGN	
DRAWN	LM
CHECKED	
DATE	05/15/23

JOB NO.
33394-0965

C05.00