

# S.W. 21ST STREET

(50' R.O.W.)

(1625/299 DPR)

110'-0"

44'-0"

40'-0"

26'-0"

18'-0"

(110')

N 06°10'25" E 110.00'

CURB

CONC.  
APRON

CONC. WALK

CURB

PROPERTY LINE EYE

BUILDING SETBACK LINE (TYP.)

5'-0"  
BUILDING  
SETBACK

10'-0"  
BUILDING  
SETBACK

N 84°15'49" W

(32')

32'-0"

18'-0"

5'-0"

5'-0"  
BUILDING  
SETBACK

(P) SHRUBS (TYP.)

(110')

(P) UTILITY LINE  
CONNECTION POINT (TYP.)  
(P) STACKED UNITS  
(UNIT#1 & UNIT #2)  
[720 SQ. FT.]

\*\*\*LANDSCAPING (SHRUBS, ETC.) TO BE PROVIDED AS APPLICABLE

(P) UNIT#1 (1ST FLOOR)

ENTRY/EXIT

(P) UNIT#2 (2ND FLOOR)

ENTRY/EXIT

(P) SEWER LINE

(P) WATER LINE

(P) ELECTRICAL LINE

(P) PARKING #1

[162 SQ. FT.]

10'-0"

BUILDING

SETBACK

(P) DRIVEWAY

APRON

[195 SQ. FT.]

(P) PARKING #2

[162 SQ. FT.]

## KEY

TYP. = TYPICAL

(P) = PROPOSED

(E) = EXISTING

— ○ — ○ — WROUGHT IRON FENCE

— X — X — X WOODEN FENCING

Project No.

Revisions

Notes

1. —



Project North

Scale

**PROPOSED**  
**SITE PLAN**  
**(18X40)**  
**(STACKED UNITS)**

# A1.0

Sheet No.

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Zoning Case Z-2024-10700186 CD

Legal Description: Lot 1, Block 4, NCB 7370

Total acreage: 0.808 acres

From: "R-4 MLOD-2 MLR-2 AHOD" Residential Single-Family Lackland Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District

To: "R-3 CD MLOD-2 MLR-2 AHOD" Single-Family Residential Lackland Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District with a Conditional Use for two (2) dwelling units

I, Dwight Steward, 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."