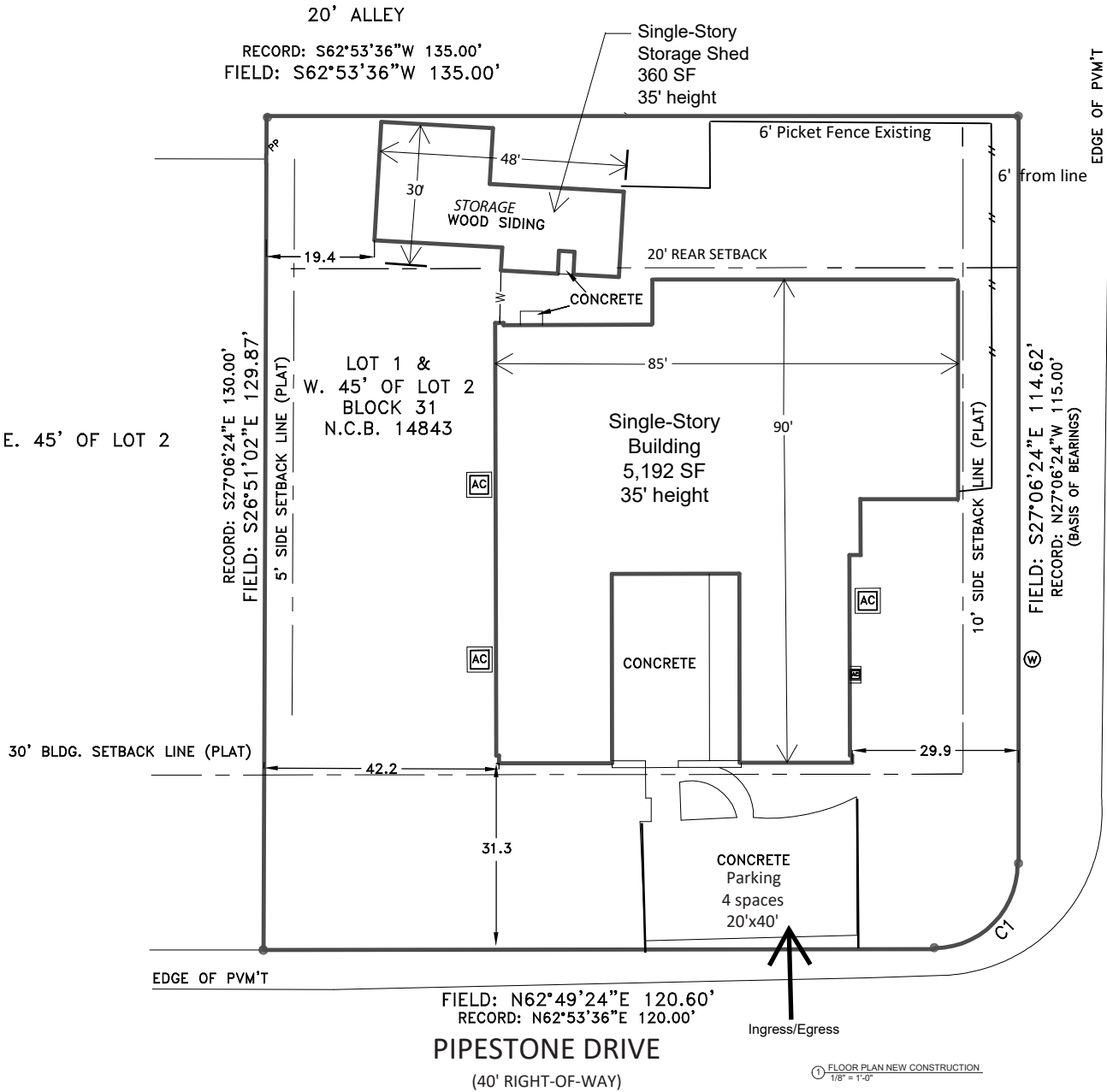


Z-2023-10700339  
From: "R-6 CD" for Conditional Use for an Assisted Living Facility with up to 16 residents  
To: "R-6 CD" for Conditional Use for an Assisted Living Facility with up to 16 residents with a Major Site Plan  
Amendment to increase building square footage  
Address: 2104 Pipestone Drive  
Legal Description: Lot 1 & the west 45 feet of Lot 2, Block 31, NCB 14843



LEGEND NOTES:

- \*Bld. Improvement SF 5,192
- \*Right setback of bld. will be 10'.
- \*Rear setback of bld. will be 20'.
- \*Left and Front to remain the same.
- \*Impervious 7,830 SF; including Bld., Parking, Porch, Storage & walkway.
- \*No new landscaping.
- \*No new driveways or parking.

PARKSTONE BOULEVARD  
(60' RIGHT-OF-WAY)

WALL LEGEND

- EXISTING PARTITION TO BE REMOVED
- EXISTING PARTITION TO REMAIN.
- NEW CONSTRUCTION.

JASON MORAN  
COLLABORATIVE DESIGNER

PIPESTONE PLACE  
2104 PIPESTONE DR.  
SAN ANTONIO TX 78232

DRAWING FOR REVIEW  
ONLY. NOT FOR  
CONSTRUCTION,  
PERMITTING OR  
REGULATORY  
APPROVAL

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ISSUE:

REVIEW:

PERMIT 5.16.2023

PRELIMINARY PLAN

PROJECT NO: 202309

DRAWN BY: JM

A101

"I, Sev Inc., 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."