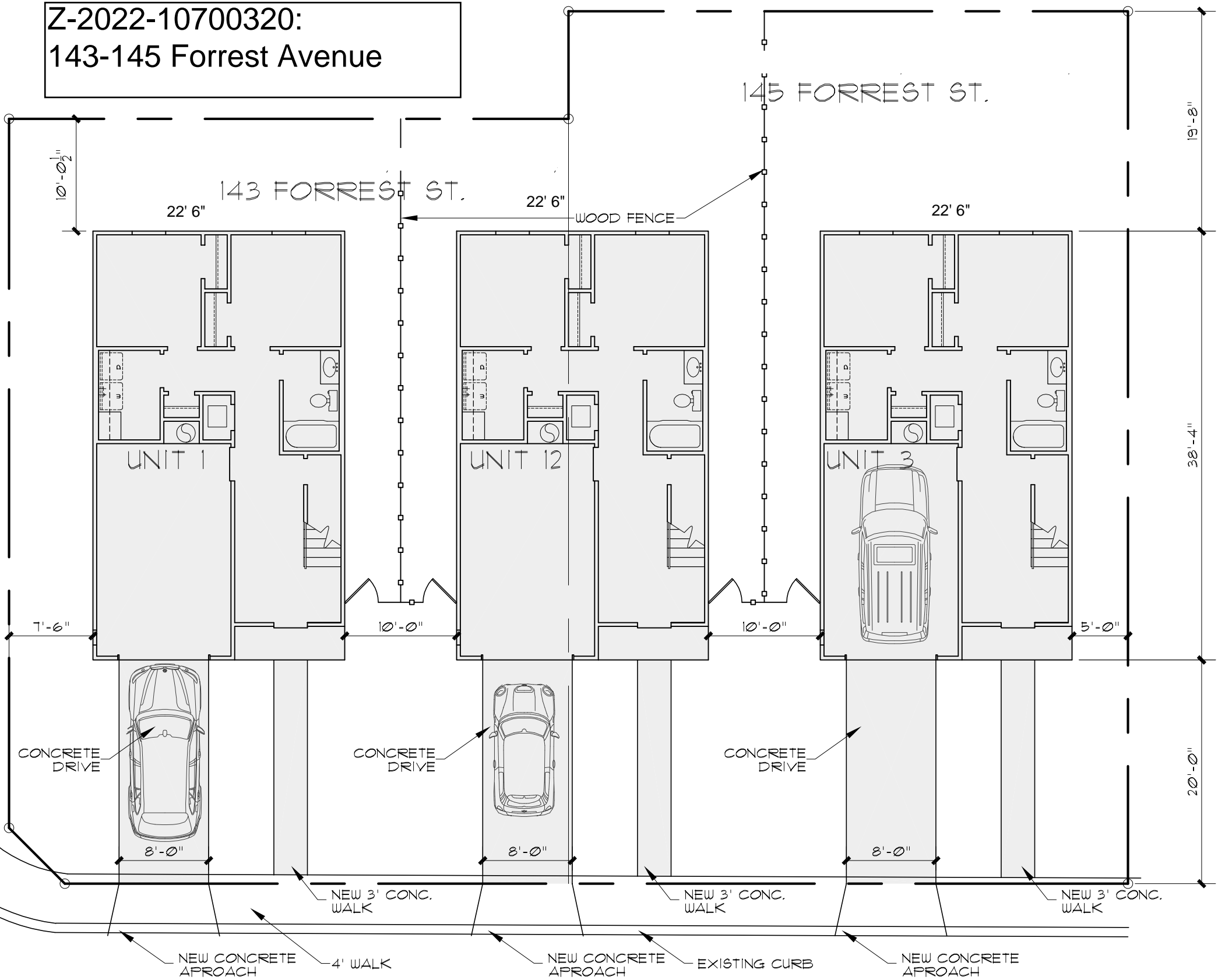


Z-2022-10700320:  
143-145 Forrest Avenue

MOKERT ST.

CONC. APPROACH

EXISTING CURB



**Square footages:**  
Unit 1: 1,972 sq/ft  
Unit 2: 1,972 sq/ft  
Unit 3: 1,972 sq/ft  
Paved Area: 660 sq/ft

**Height:**  
2.5 stories/35'

**Building Dimesnions:**  
22' 6" x 38' 4"

**Setbacks:**  
Front: 20'  
Left Side Setback: 7' 6"  
Right Setback: 5'

**Fence Height:**  
6'

**Open Space acreage:**

**Units per acre:**  
18.63 (3 units total, 0.161 acres total)

From: "R-5 MLOD-2 MLR-2 AHOD"  
Residential Single-Family Lackland  
Military Lighting Overlay Military  
Lighting Region 2 Airport Hazard  
Overlay District

To: "IDZ-1 MLOD-2 MLR-2 AHOD"  
Limited Intensity Infill Development  
Zone Lackland Military Lighting  
Overlay Military Lighting Region 2  
Airport Hazard Overlay District with  
Uses Permitted for Three (3) Dwelling  
Units

Legal Description: the south 78 feet  
of Lot 39, Block B, NCB 2874 and the  
south 62 feet of Lot 38, Block B, NCB  
2874 save and except 12.5 square  
feet conveyed to the City of San  
Antonio

FORREST AVE.

# PROPOSD SITE PLAN

SCALE: 1" = 10' - 0"

I, Dignity Realty LLC, 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.