

***Plan Amendment PA-2022-11600063
(Associated Zoning Case Z-2022-10700170)***

Redevelop
Existing
Building at
Center:
20,000SF
per story

**Anchor Store #1:
80,000 SF per story**

Anchor Store #2:
60,000 SF per story
Retail Suites: **80,000SF per story**

**Remaining areas where parking is shown may also be redeveloped for commercial uses.*

From: "C-2 CD S" Commercial District with a Conditional Use for Party House, Reception Hall, Meeting Facilities with a Specific Use Authorization for a Bingo Hall and "C-3"

To: "IDZ-3 MLOD-2 MLR-2 AHOD" High Intensity Infill Development Zone District with uses permitted in "C-3" General Commercial District

IDZ-3 with uses permitted in C-3

80,000 SF per story

Anchor Store #1

C-3 Uses

Anchor Store #2

60,000 SF per story

20,000SF
per story
Max
Redevelop
Existing
C-3 Uses

New
FUTURE RETAIL
BUILDING!
NIC.
30,000sq
per story
Max.
C-3
Uses

BRANDER BOON

301 SITE PLAN
SCALE: 1" = 30'-0"
X SPACE ENTRANCE

Lot 96, Block B, NCB 11513
Total Acreage: 8 acres
 Open space: 0 acres
Commercial Acreage: 8 acres (6/30/23 -GRGTX)

University Park Regional Shopping Center
1331 Bandera Rd., San Antonio, TX 78228

8-acres
(348,480 sf)

[illegible]

I, **Peter Garcia**, 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".