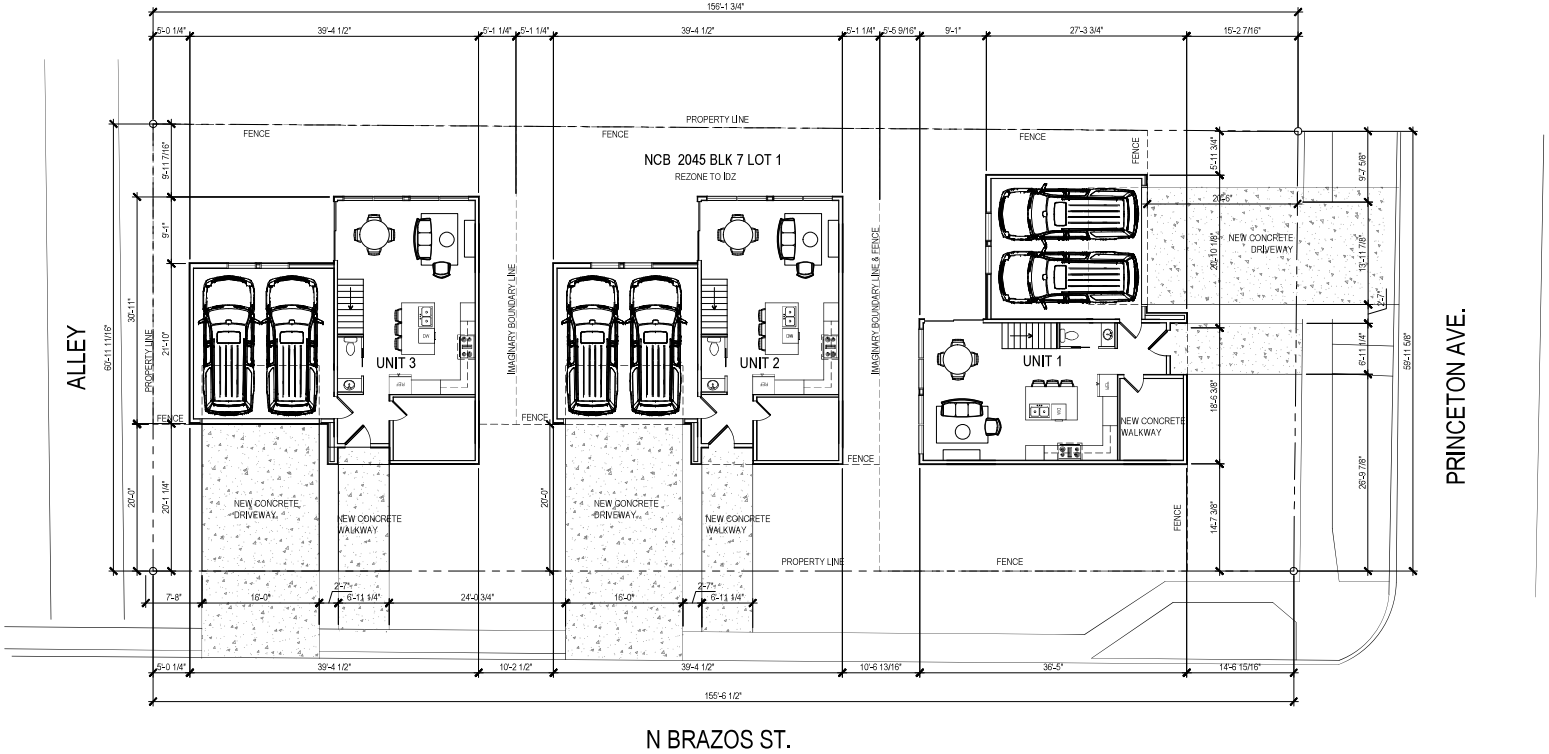
Z-2023-10700140

Current Zoning:
"R-6 AHOD" Residential Single-Family Airport Hazard Overlay District
Requested Zoning:
"IDZ-1 AHOD" Limited Intensity Infill Development Zone Airport Hazard Overlay District with uses permitted for three (3) dwelling units

I, ERJ Development, 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.

Address: 247 Princeton Avenue

Legal Description: Lot 1, Block 7, NCB 2045



Open space: None provided

NORTH

1 SITE PLAN
1/8" = 1'-0"

TOTAL LOT SQUARE FOOTAGE: 9,360 SQ.FT.
FOUNDATION TOTAL: 1,132 SQ.FT. X 3 = 3,396
FLATWORK: 421 SQ.FT. X 3 = 1,263 SQ.FT.
BUILDING HEIGHT: 35'
TOTAL BUILDING SQUARE FOOTAGE: 2,264 (SINGLE RESIDENCE)
2 OFF STREET PARKING SPACES PER RESIDENCE (NOT INCLUDING GARAGE)

CIRCA DESIGN

DATE EXP. DATE

C I R C A D E S I G N
VOICE: (210) 431-8889
GEIEVIE@CIRCADESIGNSA.COM

Princeton Residence

247 Princeton Ave.
San Antonio, TX 78201

OWNER
ERJ Developments, LLC
Jessie and Evelyn Ramirez

247 Princeton Ave
San Antonio, TX 78201

PROJECT NUMBER
23-Princeton

ISSUED FOR REZONING

NO.	DATE	DESCRIPTION OF ISSUE

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SHEET TITLE
Site Plan

DATE
14 July 2021

BAR LENGTH ON ORIGINAL DRAWING FOR SCALE

SHEET NUMBER
A1.01