

IMPERVIOUS AREA CALCULATIONS:
EXISTING HOUSE = 2,568 SQ.FT.
EXISTING DRIVEWAY = 1,580 SQ.FT.
TOTAL LOT AREA = 6,792 SQ.FT.
TOTAL IMPERVIOUS AREA = 4,148 SQ.FT = 61.07%

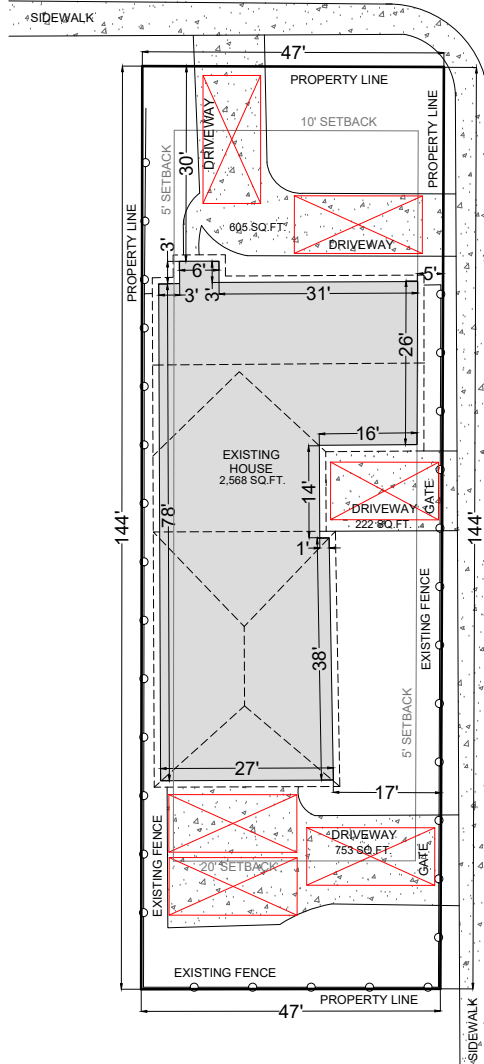
LEGAL DESCRIPTION:
NCB 7229 BLK 10 LOT 23 AND 24

TOTAL PARKING SPACES:6
PARKING RATIO: 1.5 SPACES/1UNIT



DENOTES 1
PARKING SPACE

EL MONTE BLVD



AGANER AVE

ZONING CASE Z-2022-10700217 CD For Three (3) Dwelling Units

NOTES:

USE = MULTIFAMILY

UNIT 1 (MAIN HOUSE) : 1,100 SQ.FT

UNIT 2 : 604 SQ.FT

UNIT 3 (ABOVE GARAGE) : 864 SQ.FT

ADDRESS:
702 EL MONTE BLVD
SAN ANTONIO, TX 78212

SITE PLAN

PARCEL ID: 389403

LOT AREA: 0.15 ACRES

PLOT SIZE: 8.5" X 11"

DRAWING SCALE: 1"=30'

"I, MATTHEW JORDAN, 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."

