

Decsription of Change:
From: "IDZ H AHOD" Infill Development Zone Lavaca Historic Airport Hazard Overlay District with uses permitted in "R-4" Residential Single-Family District
To: "IDZ-1 H AHOD" Limited Intensity Infill Development Zone Lavaca Historic Airport Hazard Overlay District with uses permitted for one (1) dwelling unit for a
Major Site Plan Amendment for a decrease in perimeter buffer between “IDZ” plan area and adjacent properties

Property Legal Description: Lot 7, Block 14, NCB 717

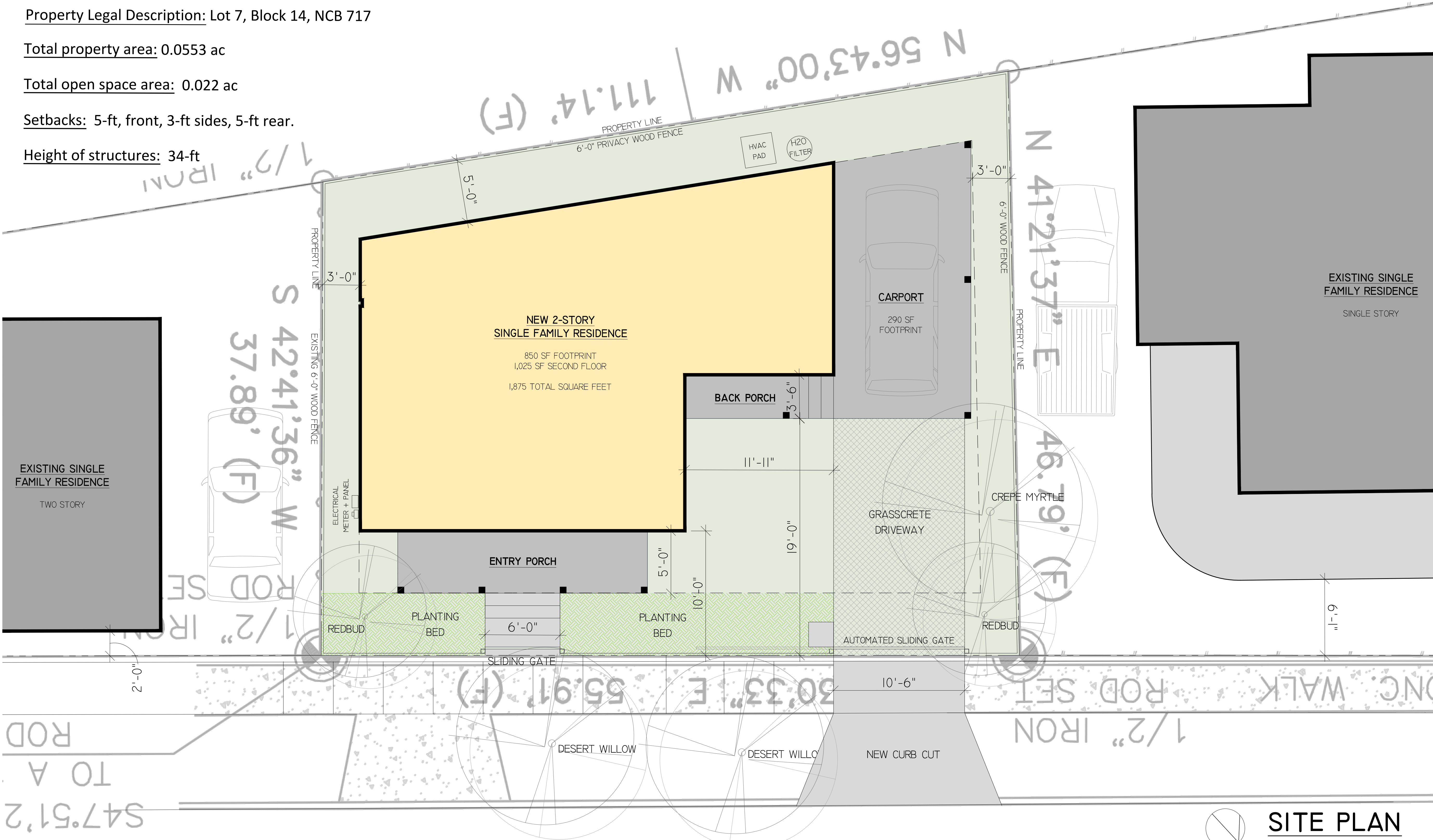
Total property area: 0.0553 ac

Total open space area: 0.022 ac

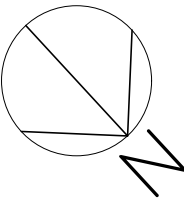
Setbacks: 5-ft, front, 3-ft sides, 5-ft rear.

Height of structures: 34-ft

Note: Required setbacks are 5-feet
any setbacks proposed for 3-feet will
require a variance to the Board of
Adjustment



The following statement: "I, JS & WS Holdings LLC, 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."



SITE PLAN
SCALE: 1/4" = 1'-0"

Newman Residence

228 Barrera Street
San Antonio, TX 78215

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The Contractor shall verify and be responsible for all dimensions. DO NOT scale the drawing. Any errors or omissions shall be reported to Architexas without delay. The Copyrights to all designs and drawings are the property of Architexas. Reproduction or use for any purpose other than that authorized by Architexas is forbidden.

REVISION HISTORY

BENEFICIARIES

This document is incomplete and may not be used for regulatory approval, permit, or construction.

Nicholas Melde
TX Registration No. 26234Architexas No.
2121Date
December 16, 2022Sheet Name
SITE PLAN

Sheet Number

AI.00