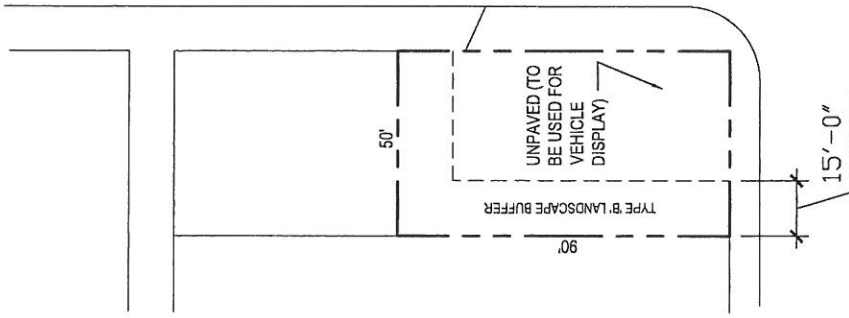
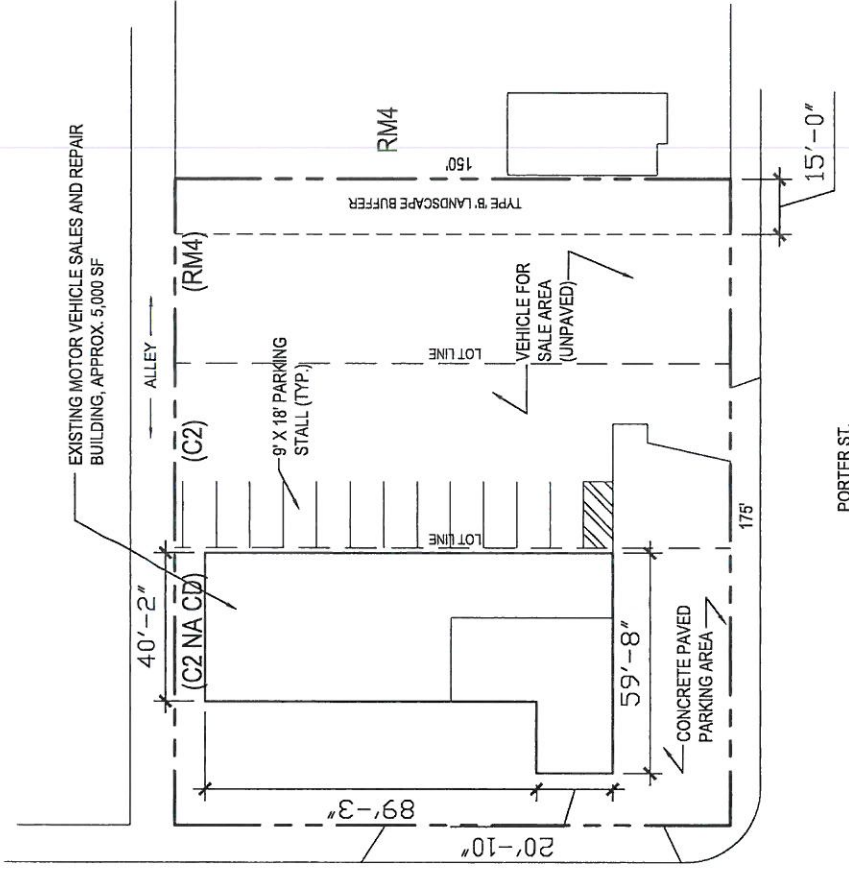


# Z2015070

I, DANTE LOPEZ, 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.



- PROPERTY: 1317 & 1332 S. NEW BRAUNFELS, 505 & 511 PORTER ST. (NCB 1611, BLK 20, LOTS 27-33; NCB 1610, BLK. 27, S. 90 FEET OF LOTS 47 & 48)= 0.706 ACRES
- (E) ZONING: NC, C2 NA CD, C2, & RM4
- ZONING REQUESTED (ENTIRE PROPERTY): C2 CD, CONDITIONAL USE FOR MOTOR VEHICLE SALES (FULL SERVICE)
- NO SIDE OR REAR SETBACK REQUIRED PER TABLE 310-1
- TYPE 'B' 15-FOOT LANDSCAPE BUFFER YARD REQUIRED
- 5,000 SF OF EXISTING STRUCTURE AND CARPORT; 10 PARKING SPACES REQUIRED (1 PER 500 SF GFA)
- 12 PARKING SPACES PROVIDED (INCLUDING 1 ACCESSIBLE STALL)
- 6,000 SF IMPERVIOUS COVERAGE (CONCRETE)

**ZONING SITE PLAN:  
1332 S. NEW BRAUNFELS**

SCALE: 1" = 50'

