

NOTE:
THE ORIGINAL PLAT OF RECORD IS WITHOUT
BEARINGS. THIS IS REPRESENTATION OF THIS
SURVEYOR'S BEST INTERPRETATION OF RECORD
INFORMATION.

NOTE:
BEARINGS SHOWN HEREON ARE ASSUMED.

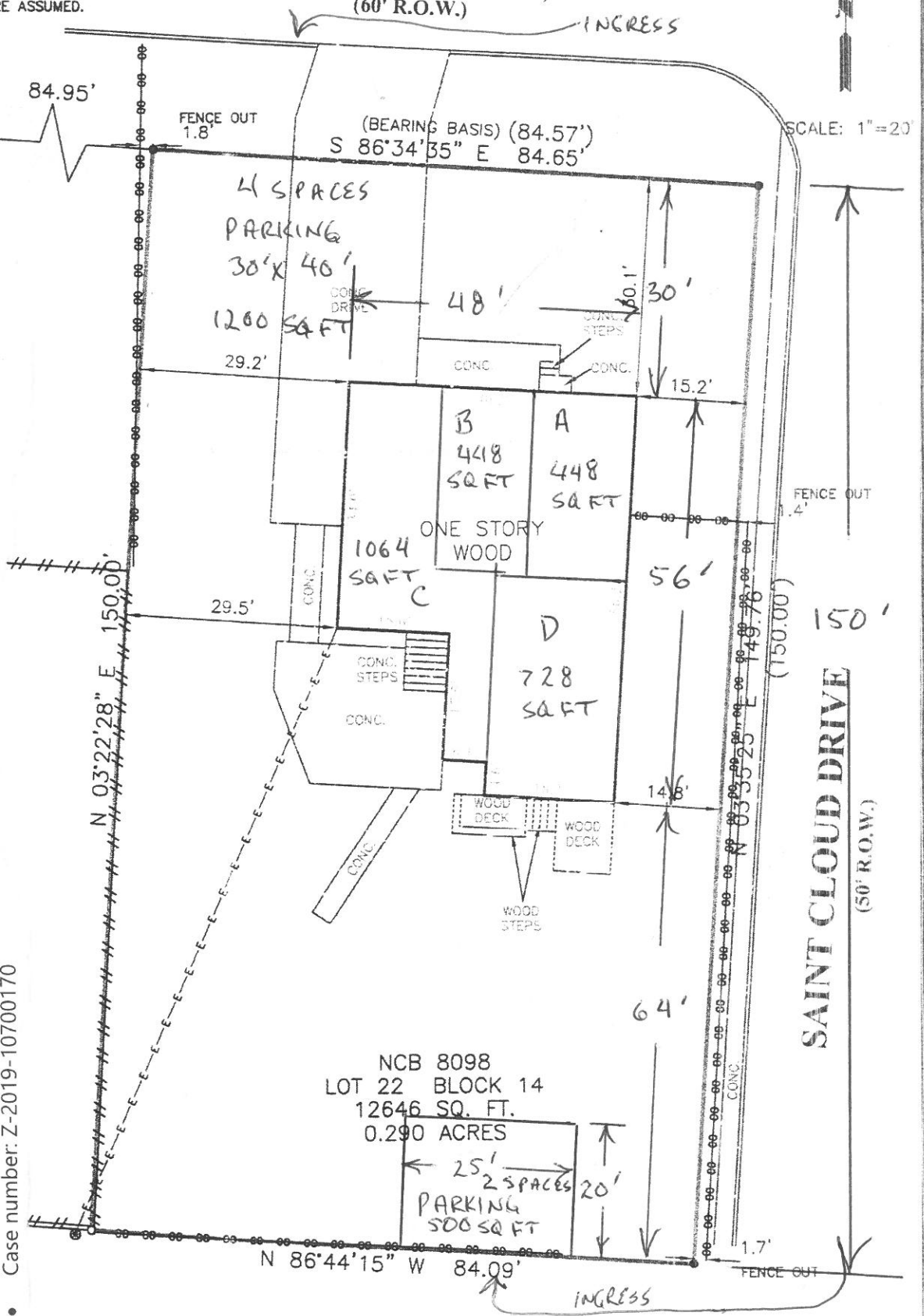
502
SHADWELL DRIVE
(AKA SUNNYSLOPE DRIVE)
(60' R.O.W.)

SCALE: 1"=20'

• "I, RYAN PROVENZANO, 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."

• Current Zoning and Proposed Zoning (From: Residential To: Residential with a Conditional Use for 4 residential dwelling units)

• Case number: Z-2019-10700170



15' ALLEY

THIS PLAT IS SUBJECT TO RESTRICTIVE COVENANTS, EASEMENTS, AGREEMENTS, AND/OR SETBACK LINES (IF ANY) AS FOLLOWS: VOLUME 980, PAGE 313, AND REPLATTED TO VOLUME 1625, PAGE 305, DEED AND PLAT RECORDS AND VOLUME 2141, PAGE 471, DEED RECORDS OF BEXAR COUNTY, TEXAS.

As scaled from FEMA's FLOOD INSURANCE RATE MAP, Community No. 48029C, Panel No. 0435 E, Panel Dated 5/18/07, this tract is in Zone(s) X and is not in a special flood hazard zone, as that term defined by FEMA. This flood zone identification is this surveyor's interpretation, which may or may not agree with the interpretations of FEMA or state or local officials, and which may not agree with the