



Z2017113

SCALE 1" = 10'

LEGEND

	EXISTING FIRE HYDRANT
	WATER METER
	CHAIN LINK FENCE
	ORDERED ELEC LINE
	PRICE
	BENCHMARK
	ELOC OR PAYMENT
	EXISTING WATER VALVE
	1/2" RICH ROD FOUND
	1/2" RICH ROD SET
	1" RICH PIPE FOUND
	POWER POLE
	DRAIN CURT

E. DEWEY PL.

(56' ROW)

OWNER: ROBERT CRUSHMAN & MARY BRISCOE
0.1377 ACRES
(VOL. 17957, PG. 848 OPR)

OWNER: PARKVIEW PARTNERS LTD &
PARKVIEW PARTNERS II LTD
0.1705 ACRES
(VOL. 16880, PG. 2107 OPR)

48.98' 101.30'33"W

LOT 10
BLOCK 7
NCB 1729

-5' (REAR SETBACK)

N89°50'38"E 124.75'

OVERALL REZONING BO
(0.138 ACRES)

S89°33'27"W 123.03'

22' IRREVOCABLE
-INGRESS/EGRESS ESM'T.

S00°30'34"W

2.2' ROW DEDICATION TO COSA (0.002 AC.)

EXIST. SIDEWALK

EDGE OF PAVEMENT

OGDEN STREET
(55.8' ROW)

EDGE OF PAVEMENT

EXIST. SIDEWALK

LOT 18
BLOCK 7
NCB 1729
AC-HSIAC SUBD.
(VOL. 9637, PG. 113 DPR)

TOTAL NUMBER OR PROPOSED
PARKING SPACES = 4 (GARAGE)

- 1) REZONING TO IDZ (INFILL DEVELOPMENT ZONE)
WITH SINGLE FAMILY RESIDENTIAL WITH 30 UNITS/ACRE
- 2) TOTAL SITE ACREAGE = 0.138 AC.
- 3) 4 PROPOSED TOTAL DEVELOPABLE LOTS

PROPOSED LAND USE: SINGLE FAMILY RESIDENTIAL DEVELOPMENT - 4 LOTS
LOT SIZE: _____
MINIMUM LOT SIZE TO BE 1,460 SF

I, L.C. CONTRACTING, INC., 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.

ZONING CASE #: Z20170113

REVISIONS

OGDEN GARDENS
OGDEN STREET
SAN ANTONIO, TEXAS 78212



SITE PLAN

Bendición

BENDICION ENGINEERING, LLC
19215 Deer Elk Crest San Antonio, Texas 78258
(210) 392-0036 Phone
EMAIL: sfices@bendicion-companies.com
TBPB FIRM REGISTRATION NO. F-10302

SCALE : 1"=10'
DRAWN BY : S
DATE: 3/9/17
SHEET :

SP

1 of 1