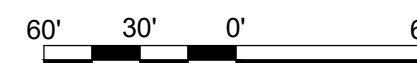
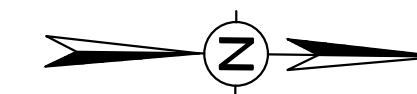
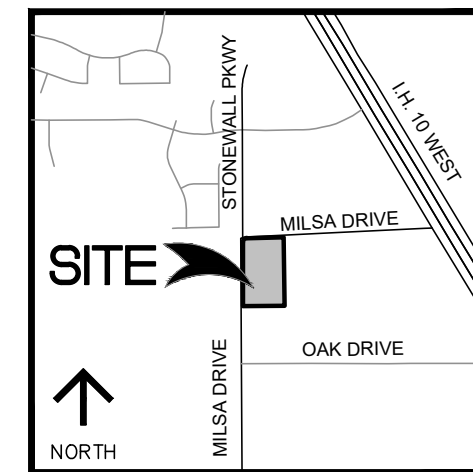


Z2019-10700139



SCALE: 1" = 60'

LOTS 28, 29, & N.E. 214.18' OF 35
N.C.B. 35733
OWNER: GEORGE & DANA PANKRATZ
(VOL. 3133, PG. 233, O.P.R.)

LOTS 38-42
N.C.B. 18335
OWNER: CITY OF SAN ANTONIO

LOT 37
N.C.B. 35733
OWNER: JOSE & SUSIE FLORES
(DOC. # 20040268367)

LOT 36
N.C.B. 35733
OWNER: 21541 MILSA LAND TRUST #2
(VOL. 18835, PG. 2185, O.P.R.)

P2, 2A, 9A, 16B, 16D, 16F, & S. IRR
78.28' OF LOT 35, N.C.B. 18335
LOT 35, N.C.B. 35733
OWNER: CITY OF SAN ANTONIO
(VOL. 10503, PG. 659, O.P.R.)

LOT 8
BLOCK 2
N.C.B. 18335
OWNER: JONATHAN LOH TUAN-HSIN
(DOC. #20190032609)

LOT 9
BLOCK 2
N.C.B. 18335
OWNER: DAVID & NICOLE JACOBS
(VOL. 17976, PG. 2086, O.P.R.)

GRANADA HILL

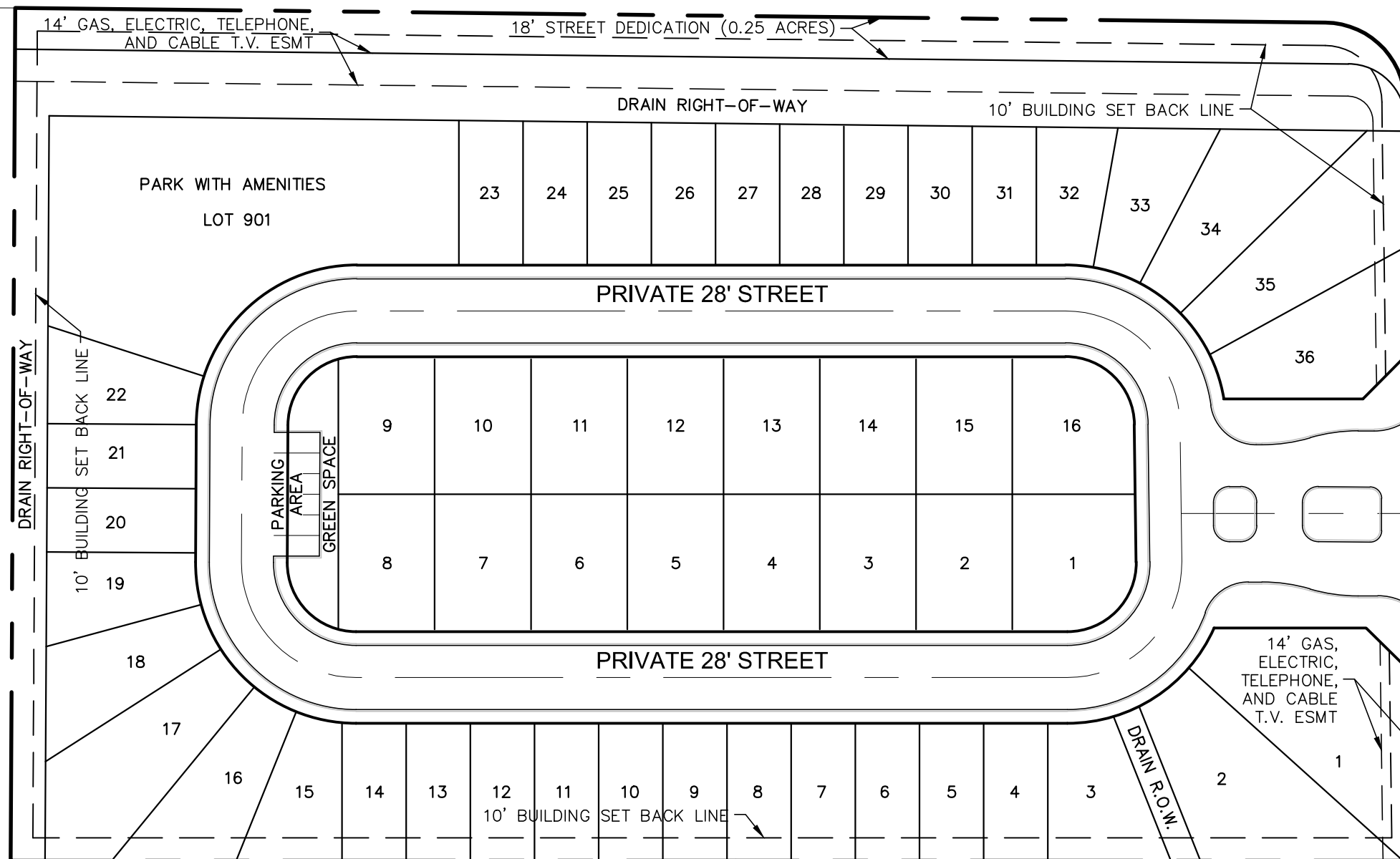
LOT 10
BLOCK 2
OWNER: ENRIQUE MORENO
(VOL. 16546, PG. 753, O.P.R.)

STONEWALL PARKWAY
(86' R.O.W.)

LOT 7
BLOCK 13
N.C.B. 18335
OWNER: ABBEY MINERAL INTEREST LLC
(VOL. 17273, PG. 276, O.P.R.)

MILSA DRIVE
(50' R.O.W.)

MILSA DRIVE
(60' R.O.W.)



VARIABLE WIDTH PUBLIC DRAINAGE ESMT
(VOL. 20001, PG. 382-383, D.P.R.)

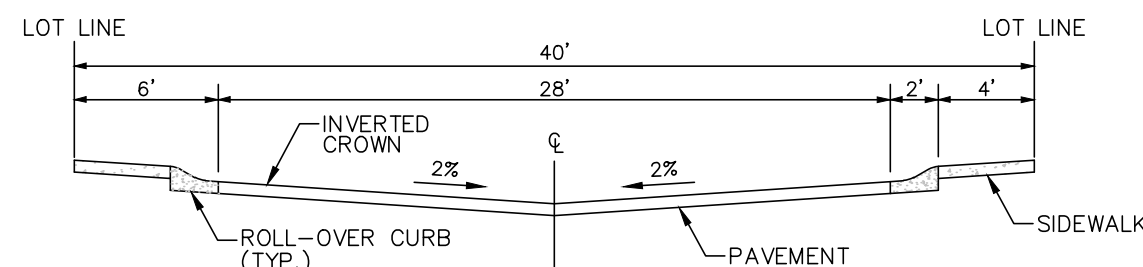
LOT 6
N.C.B. 18337
OWNER: SCP DOMINION 2 OWNER LP
STONEHAWK PHASE II
(VOL. 20001, PG. 382-383, D.P.R.)

14' GAS, ELECTRIC, TELEPHONE
AND CABLE TV ESMT
(VOL. 20001, PG. 382-383, D.P.R.)

I, WALTER ST. JAMES RESIDUARY TRUST, 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 SUBDIVISION PLATTING OR BUILDING PERMITS.

LEGAL DESCRIPTION:

A 5.1 ACRE TRACT OF LAND CONSISTING OF LOTS 30-34, BLOCK 1,
COUNTY BLOCK 5733, NEW CITY BLOCK 35733, OF THE TRAYLOR
RESUBDIVISION, AN ADDITION TO THE CITY OF SAN ANTONIO, BEXAR
COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT AS RECORDED IN
VOLUME 980, PAGES 238-239 AND VOLUME 980, PAGES 252-253
OF THE DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS.



PRIVATE 28' STREET
N.T.S.

LAND USE						
TOTAL ACRES	DWELLING UNITS	DENSITY	TOTAL FLOOR AREA	FLOOR AREA RATIO	TOTAL PASSIVE AREA	TOTAL RECREATIONAL AREA
5.15 ACRES	52 UNITS	10.16 UNITS/AC	85,884 S.F.	-	0.53 ACRES	0.34 ACRES
					TOTAL PARKING	
					6 SPACES	



THE PRESERVE @
THE DOMINION PUD
CONCEPTUAL SITE PLAN

SCALE: 1" = 60'
DRAWN BY: REA
DATE: AUG. 2019
REV.

SHEET
1 OF 1