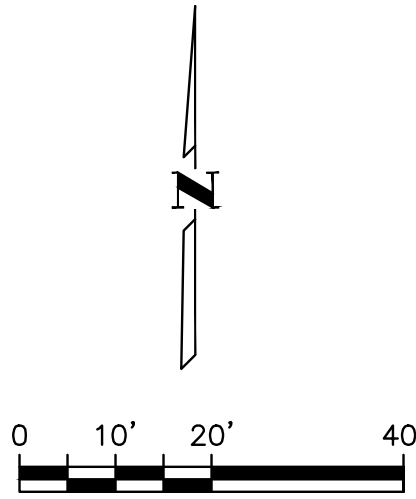
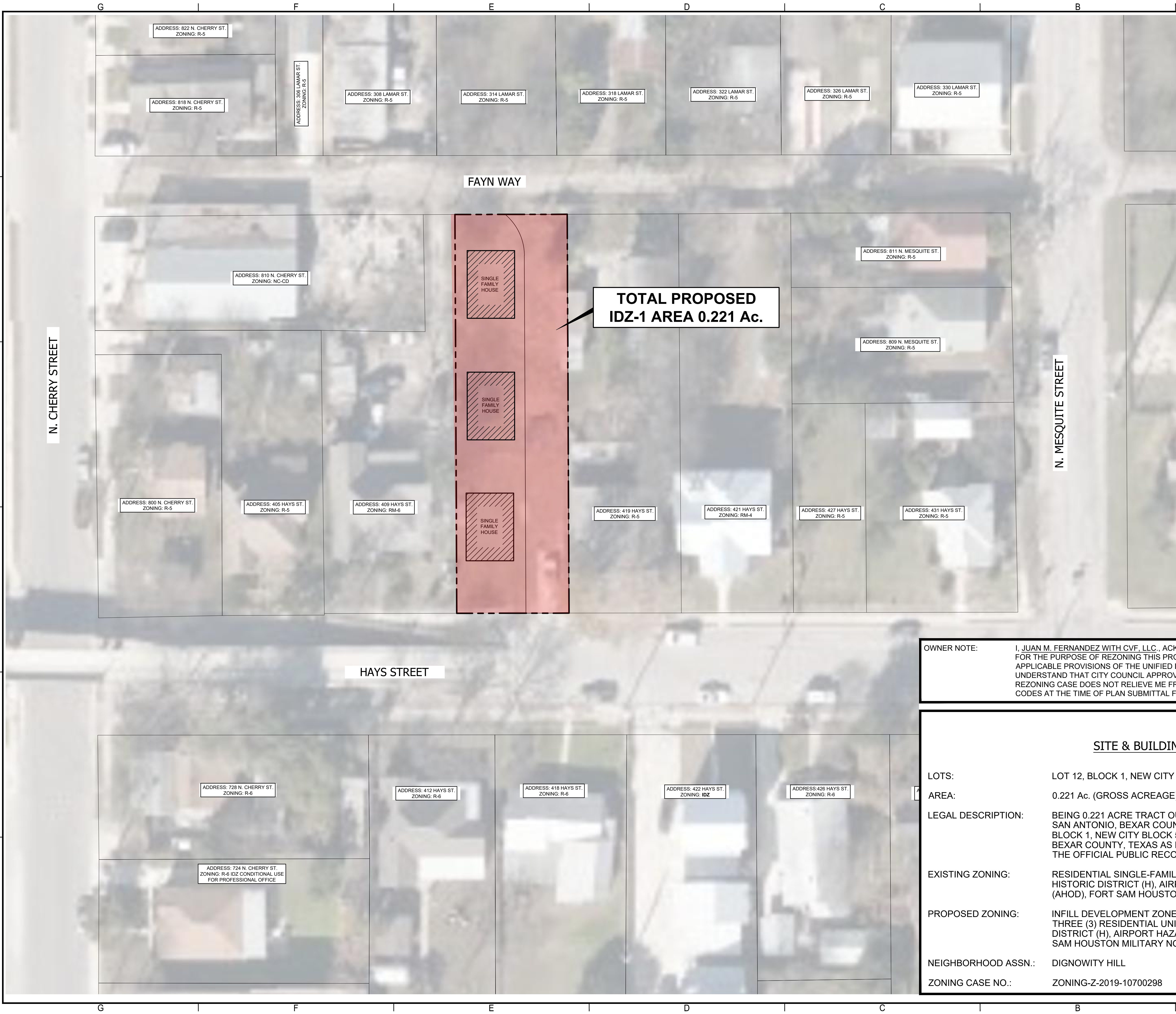


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Last Modified: Jul 13, 2020 8:29 AM  
415 HAYS IDZ SITE PLAN 7/13/2020 8:29 AM




OWNER NOTE: I, JUAN M. FERNANDEZ WITH CVF, LLC., ACKNOWLEDGE THAT THIS SITE PLAN SUBMITTED FOR THE PURPOSE OF REZONING THIS PROPERTY IN ACCORDANCE WITH ALL THE 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 & BUILDING DATA	
LOTS:	LOT 12, BLOCK 1, NEW CITY BLOCK 528
AREA:	0.221 Ac. (GROSS ACREAGE)
LEGAL DESCRIPTION:	BEING 0.221 ACRE TRACT OUT OF LAND SITUATED IN THE CITY OF SAN ANTONIO, BEXAR COUNTY, TEXAS, BEING ALL OF LOT 12, BLOCK 1, NEW CITY BLOCK 528 IN THE CITY OF SAN ANTONIO, BEXAR COUNTY, TEXAS AS RECORDED AS DOC. 20190197219 IN THE OFFICIAL PUBLIC RECORDS OF BEXAR COUNTY, TEXAS.
EXISTING ZONING:	RESIDENTIAL SINGLE-FAMILY DISTRICT (R-5), DIGNOWITY HILLS HISTORIC DISTRICT (H), AIRPORT HAZARD OVERLAY DISTRICT (AHOD), FORT SAM HOUSTON MILITARY NOTIFICATION AREA (MNA)
PROPOSED ZONING:	INFILL DEVELOPMENT ZONE - 1 (IDZ-1) WITH USES PERMITTED FOR THREE (3) RESIDENTIAL UNITS, DIGNOWITY HILLS HISTORIC DISTRICT (H), AIRPORT HAZARD OVERLAY DISTRICT (AHOD), FORT SAM HOUSTON MILITARY NOTIFICATION AREA (MNA)
NEIGHBORHOOD ASSN.:	DIGNOWITY HILL
ZONING CASE NO.:	ZONING-Z-2019-10700298

NOT AUTHORIZED FOR  
CONSTRUCTION PRIOR TO  
FORMAL CITY APPROVAL

FRM NO F-15085



WGInc.com

5710 W. HAUSMAN RD. SUITE 115 SAN ANTONIO, TEXAS 78249

PROJECT:

415 HAYS ST., IDZ  
415 HAYS ST.  
SAN ANTONIO, BEXAR COUNTY, TEXAS 78202

SHEET TITLE:

415 HAYS ST. IDZ-1 SITE PLAN

SHEET

EXH

OF

PLAT NO. 19-11800478