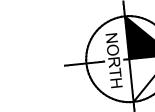
I, Vizza Wash LLC, the property owner, acknowledge that this site plan submitted for the purpose of rezoning this property is in accordance with all applicable provisions of the Unified Development Code. Additionally, I understand that City Council approval of a site plan in conjunction with a rezoning case does not relieve me from adherence to any/all City adopted Codes at the time of plan submittal for building permits.

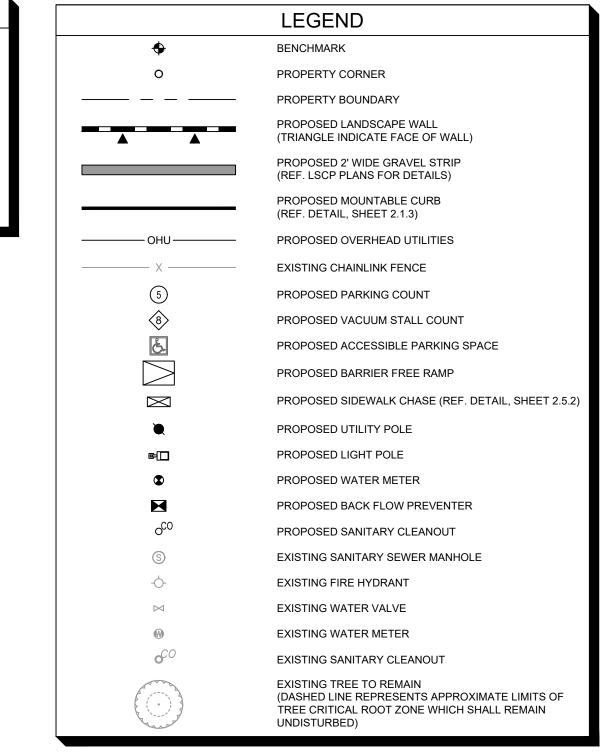
## change from C-3 to C-2 S With a Specific

## A Rezoning application to request a Use Authorization for a Car Wash

## NOTES

- ALL DIMENSIONS ARE TO FACE OF CURB UNLESS OTHERWISE NOTED. REFER TO ARCHITECTURAL CONSTRUCTION DRAWINGS FOR EXACT BUILDING
- DIMENSIONS. REFER TO LANDSCAPE ARCHITECT'S PLANS FOR DIMENSIONS AND DETAIL
- 3. ALL CURB RADII ARE 5 FEET UNLESS DIMENSIONED OTHERWISE.
- BUILDING, MECHANICAL EQUIPMENT AND SIGNS ARE SHOWN HEREON FOR REFERENCE ONLY. REFER TO CONSTRUCTION PLANS OF THOSE ITEMS FOR LOCATIONS AND
- ALL CONSTRUCTION SPECIFICATIONS WITHIN CITY RIGHT-OF-WAY AND EASEMENTS SHALL COMPLY WITH CITY OF SAN ANTONIO STANDARDS. PRIOR APPROVAL TO USE ANY NON-STANDARD MATERIAL IS REQUIRED.





SITE DATA TABLE  GENERAL SITE DATA	
ZONING	COMMERCIAL (C-3)
ADDRESS	3607 E EVANS RD
SITE ACERAGE	1.971 AC. (85,870 SF)
IMPERVIOUS AREA	55,801 SF (64.98% IMPERVIOUS)
BUILDING DATA	
CAR WASH EXPRESS BUILDING SQUARE FOOTAGE	5,460 SF
BUILDING HEIGHT	19'-6"
PARKING DATA	
REQUIRED STANDARD PARKING SPACES	CARWASH: 5,460 S.F. MIN.: 1:500 S.F. = 11 CARS MAX.: 1:375 S.F. = 15 CARS
REQUIRED ACCESSIBLE PARKING SPACES	1 SPACE
STANDARD SPACES PROVIDED	11 SPACES
ACCESSIBLE SPACES PROVIDED	2 SPACES
TOTAL SPACES PROVIDED	13 SPACES
TOTAL VACUUM STALLS PROVIDED	12 SPACES
TOTAL PREWASH STALLS PROVIDED	4 SPACES
REQUIRED BIKE PARKING	10% OF REQUIRED PARKING SPACES 1 SPACES
PROVIDED BIKE PARKING	2 SPACES



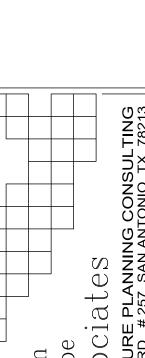
IS RESPONSIBLE FOR DETERMINING THE HORIZONTAL AND VERTICAL LOCATION OF ALL UTILITIES PRIOR TO CONSTRUCTION. CONSTRUCTION. CONTRACTOR SHALL NOTIFY THE ENGINEER OF

BENCHMARK LIST BM #1128 X CUT INTO RETAINING WALL NEAR NORTHWESTERN MOST PROPERTY CORNER OF SUBJECT TRACT. ELEV.=1091.962' (NAVD '88)

**REVISIONS:** 

Express sonwood Dr.

Horn



SHEET NUMBER: