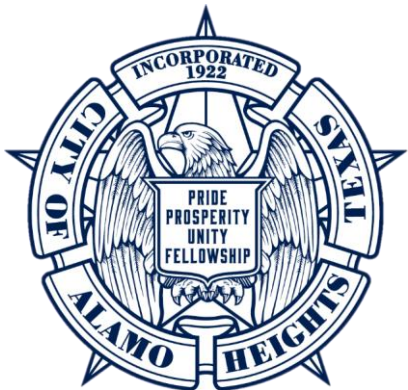


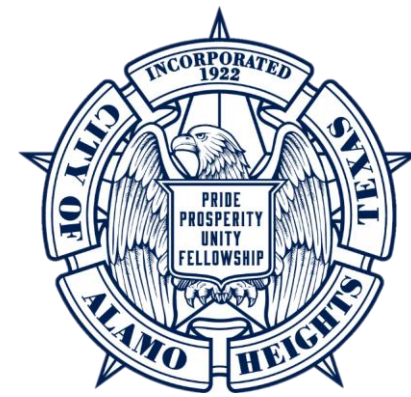
P&Z CASE NO. 436
415 & 423 EVANS AVE
REPLAT

APRIL 01, 2024

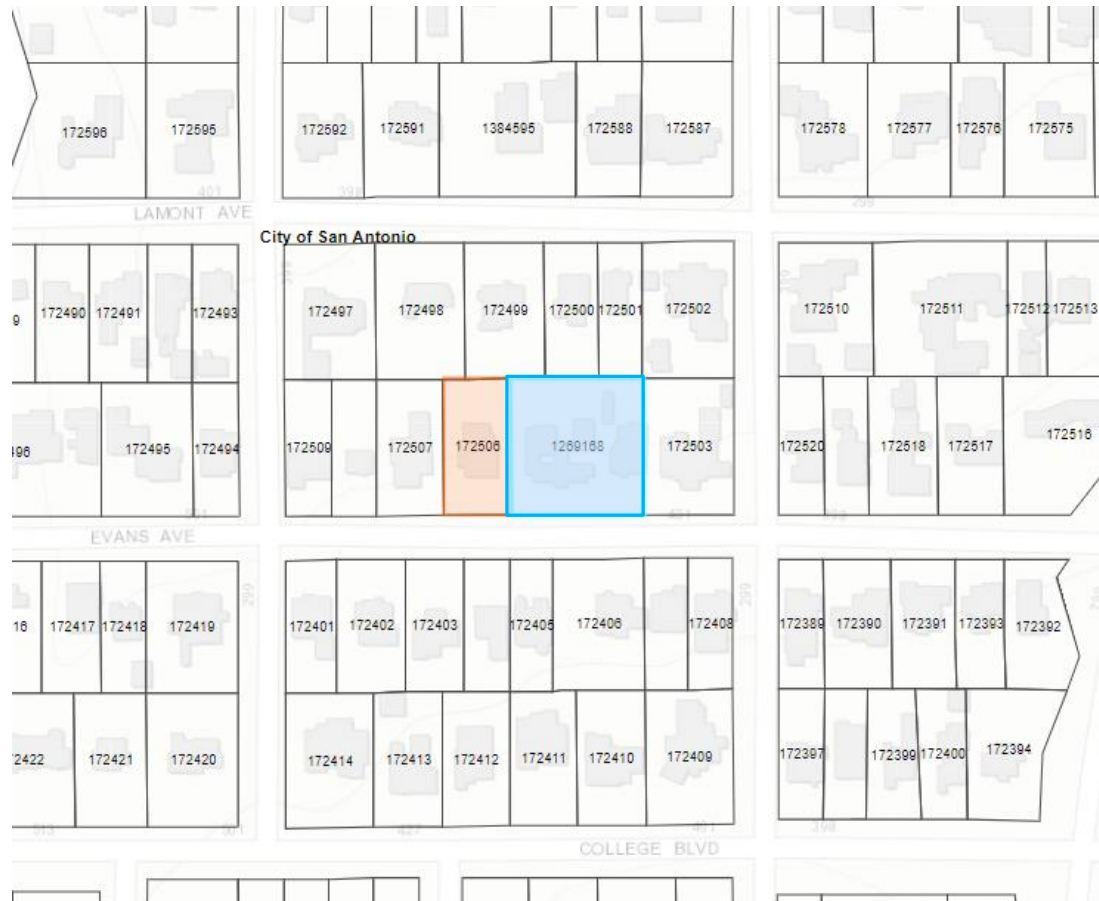


COMMUNITY DEVELOPMENT

Presented by:
Lety Hernandez
Director

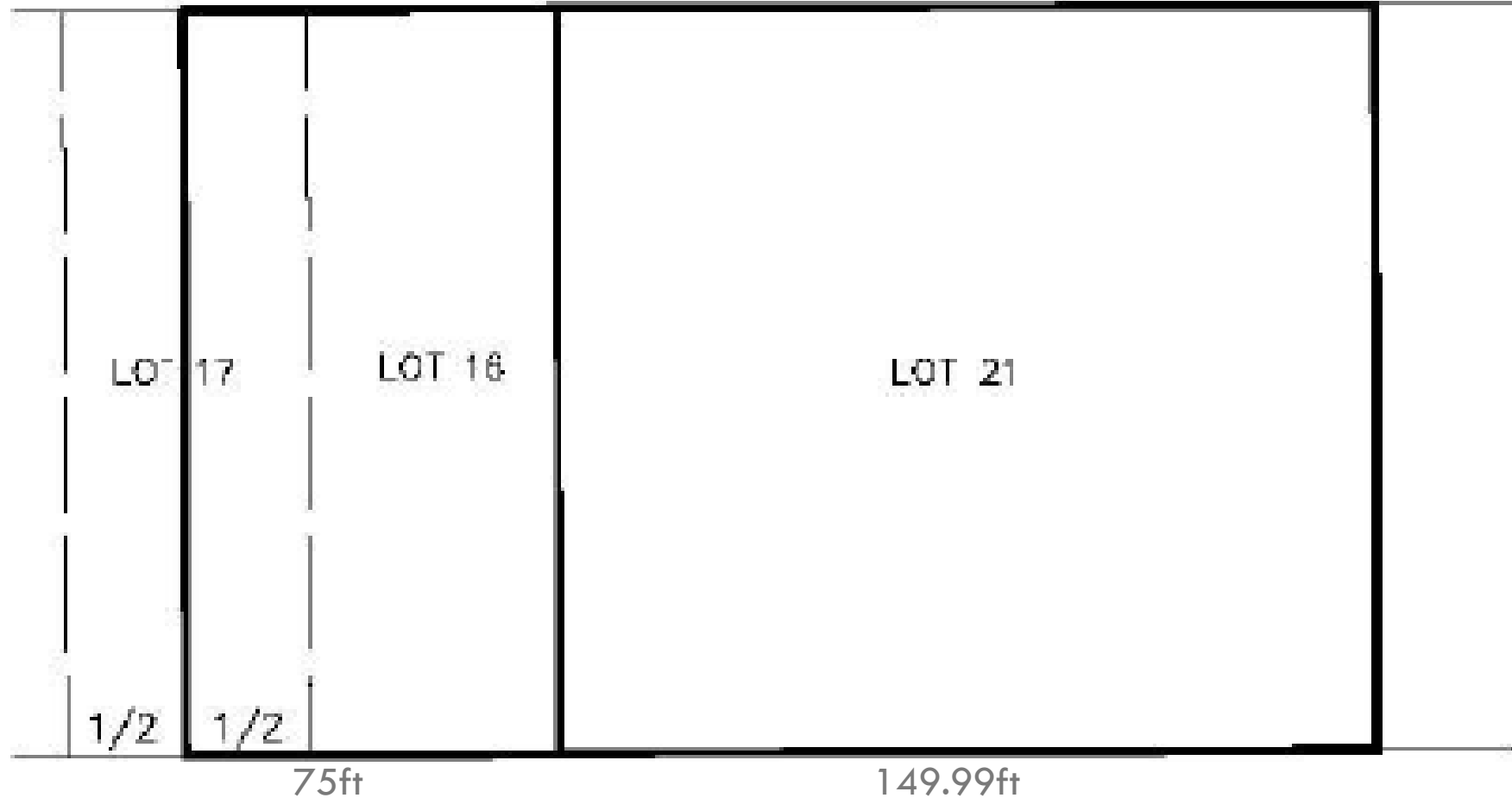
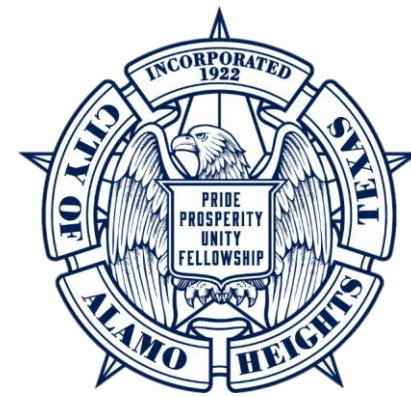


PROPERTY



- Single-Family (SF-A)
- North side of Evans Ave, west of Nacogdoches Rd
- Replat

AREA BEING REPLATTED



EVANS ROAD

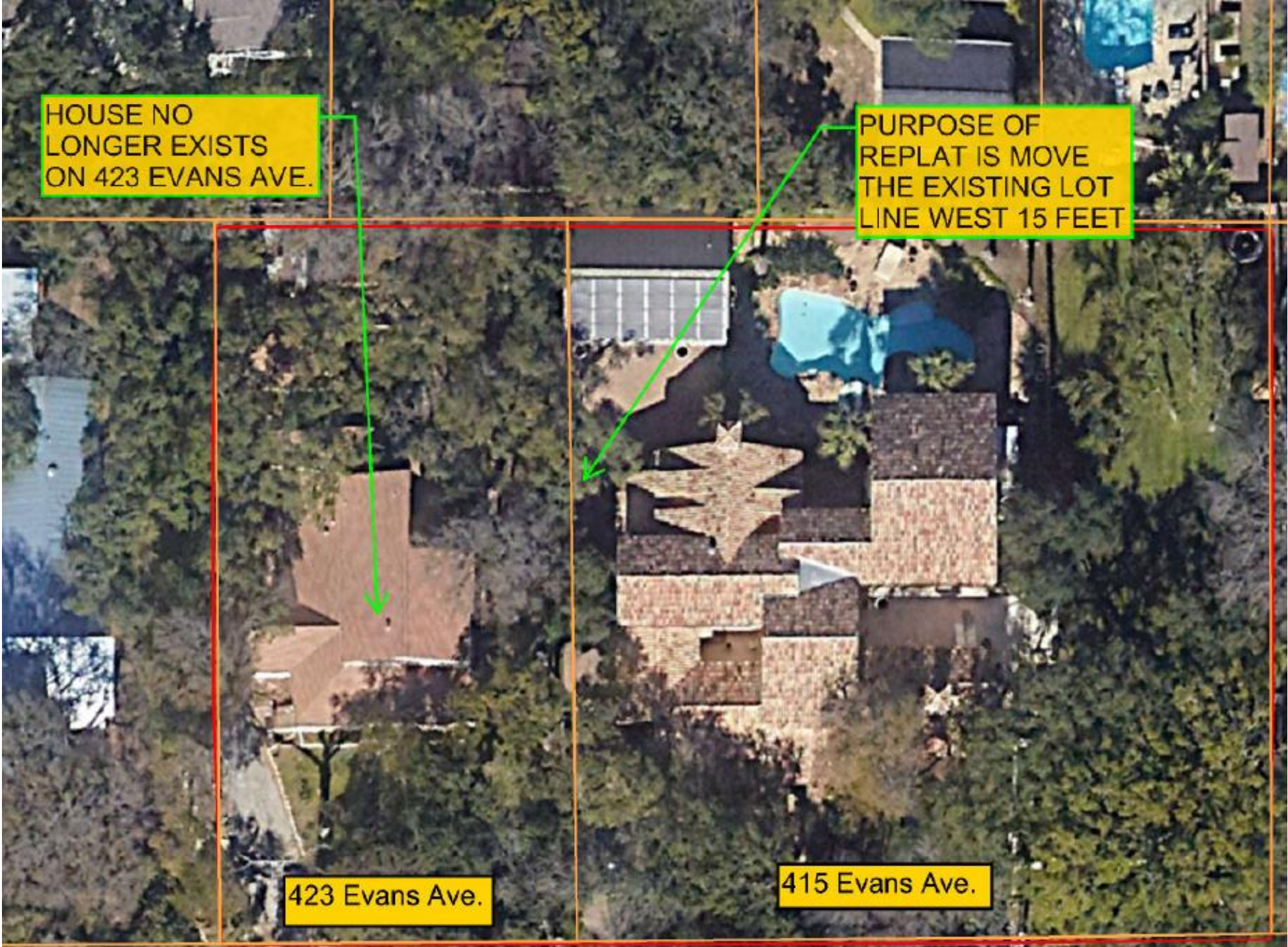


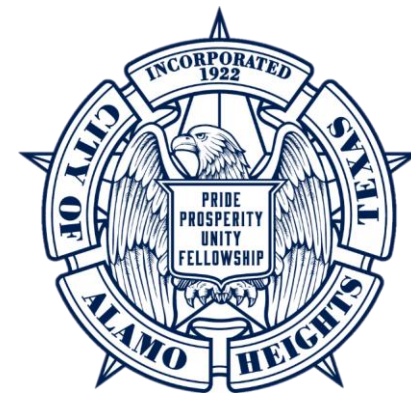
HOUSE NO LONGER EXISTS ON 423 EVANS AVE.

PURPOSE OF REPLAT IS MOVE THE EXISTING LOT LINE WEST 15 FEET

423 Evans Ave.

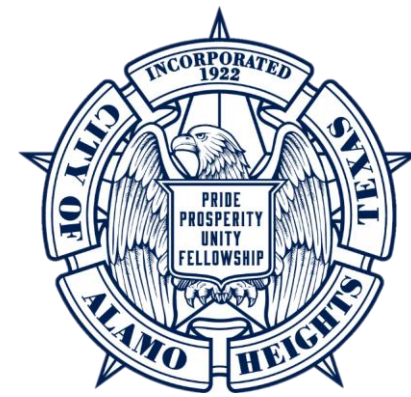
415 Evans Ave.



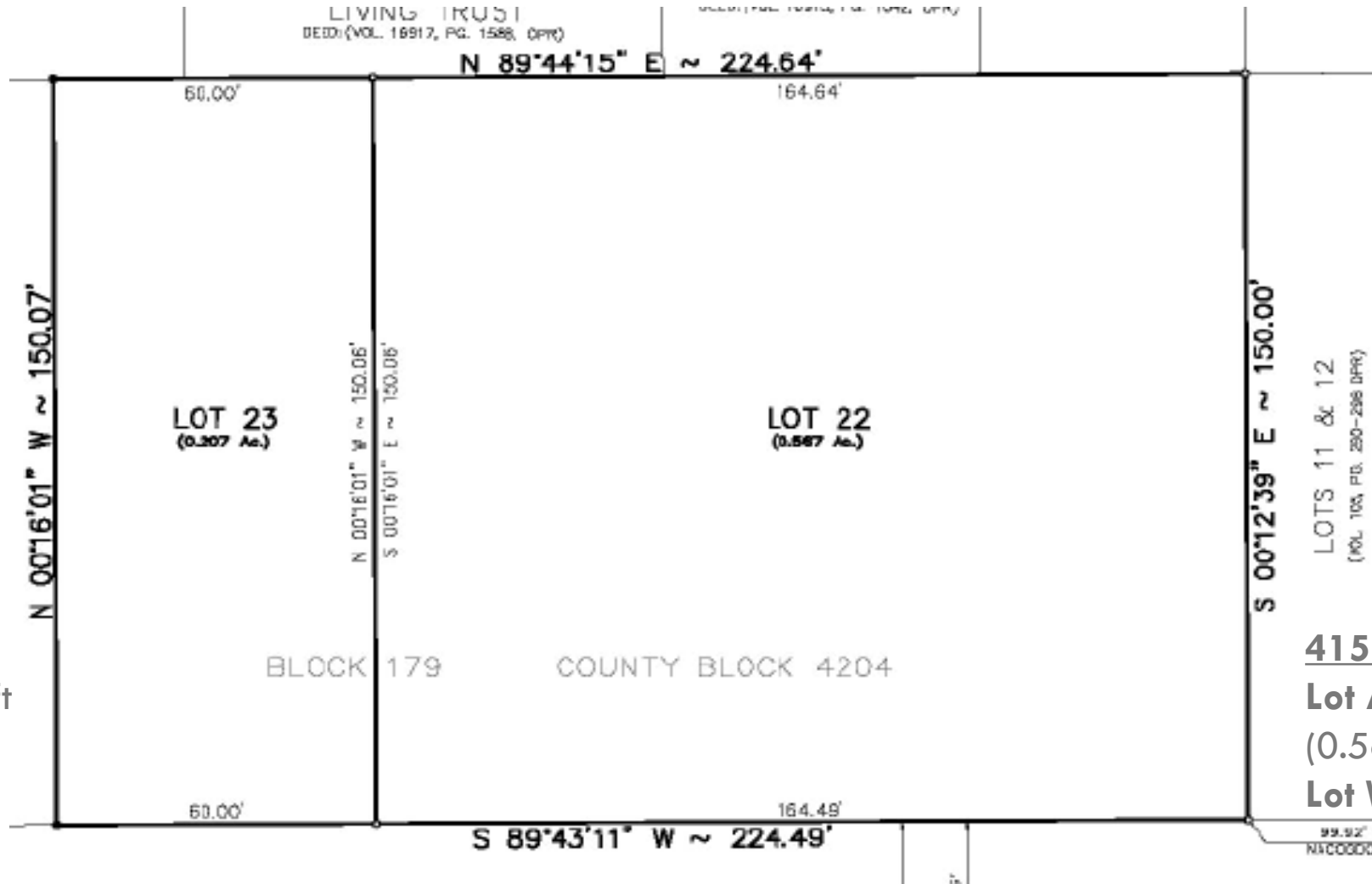


POLICY ANALYSIS

- **Sec. 3-12. – Lot Area**
 - Minimum 8,400sq ft
- **Sec. 3-13. – Lot Width**
 - Minimum 60ft



PROPOSED CONDITIONS



423 Evans Ave

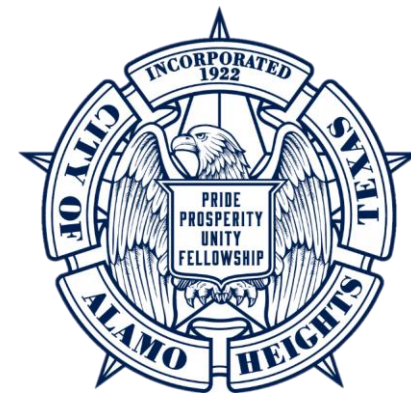
**Lot Area: 9016sq ft
(0.207ac)**

Lot Width: 60ft

415 Evans Ave

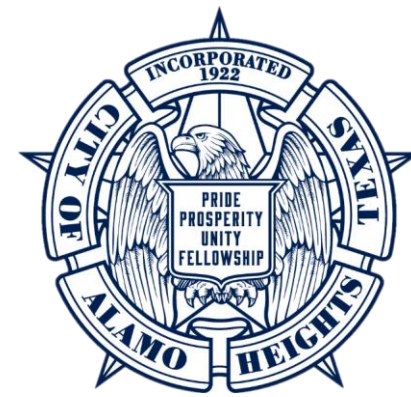
**Lot Area: 24,698sq ft
(0.567ac)**

Lot Width: 164.49ft



POLICY ANALYSIS

- Pending approval by CPS, SAWS, & Public Works prior to releasing for recordation.
- To be considered at April 08, 2024 City Council meeting pending recommendation from the commission.



PUBLIC NOTIFICATION

- Postcards – mailed to property owners within a 200-foot radius
- Notices – posted on City website and on the properties
- Legal Notice – posted in official newspaper of the City (SA Express News)
- Responses received:
 - Support: (0) Opposed: (0) Neutral: (0)

