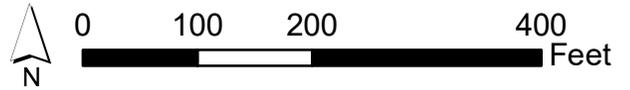


ZC-20-09 Aerial View SF-6 to ND-3 — 724 Valley Street



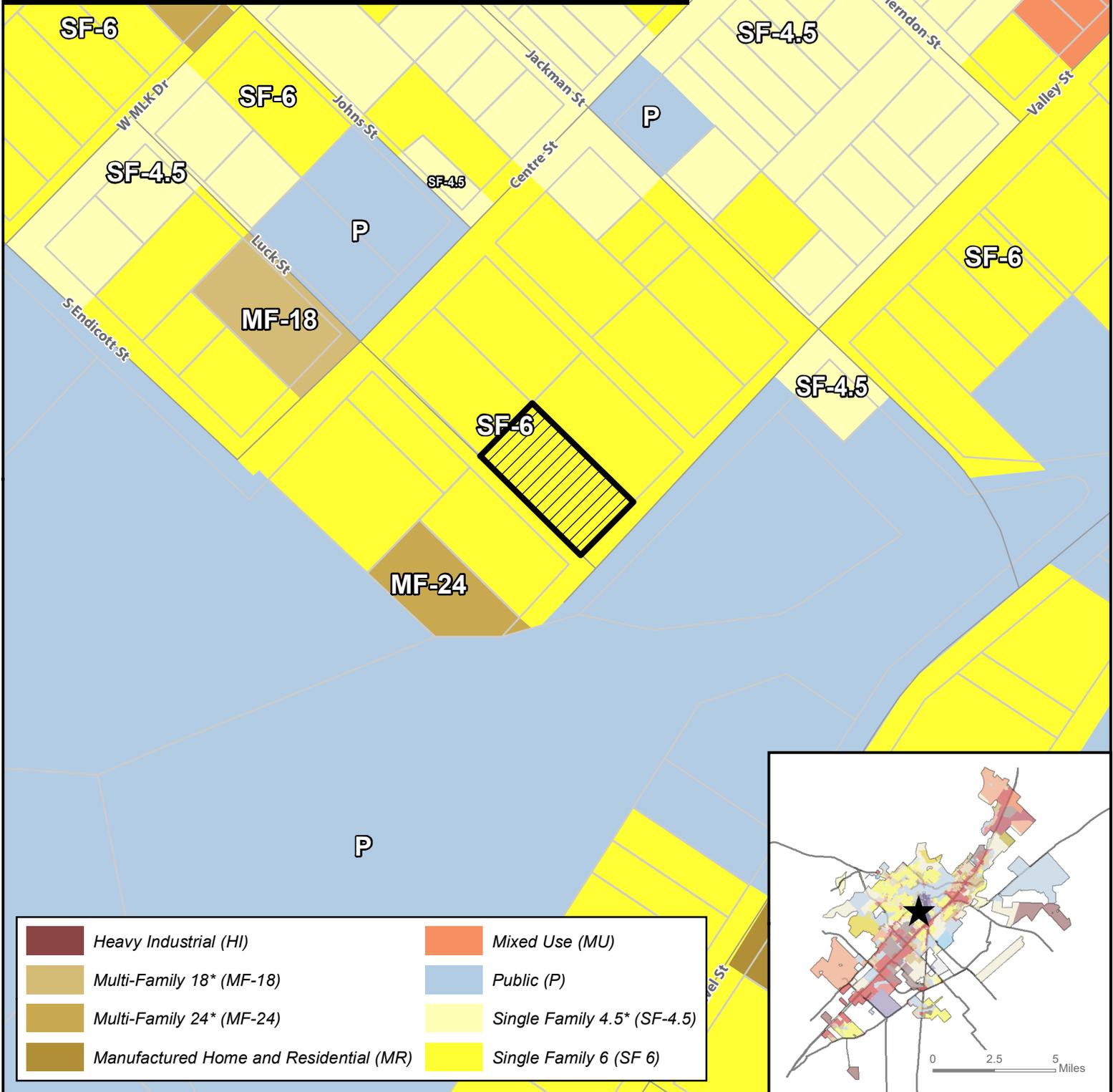
-  **Site Location**
-  **Subject Property**
-  **Parcel**
-  **City Limit**



This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries. Imagery from 2017.

Map Date: 4/21/2020

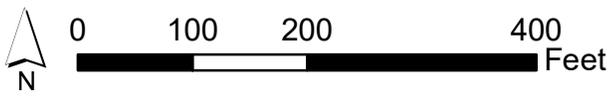
ZC-20-09 Existing Zoning SF-6 to ND-3 — 724 Valley Street



	Heavy Industrial (HI)		Mixed Use (MU)
	Multi-Family 18* (MF-18)		Public (P)
	Multi-Family 24* (MF-24)		Single Family 4.5* (SF-4.5)
	Manufactured Home and Residential (MR)		Single Family 6 (SF 6)



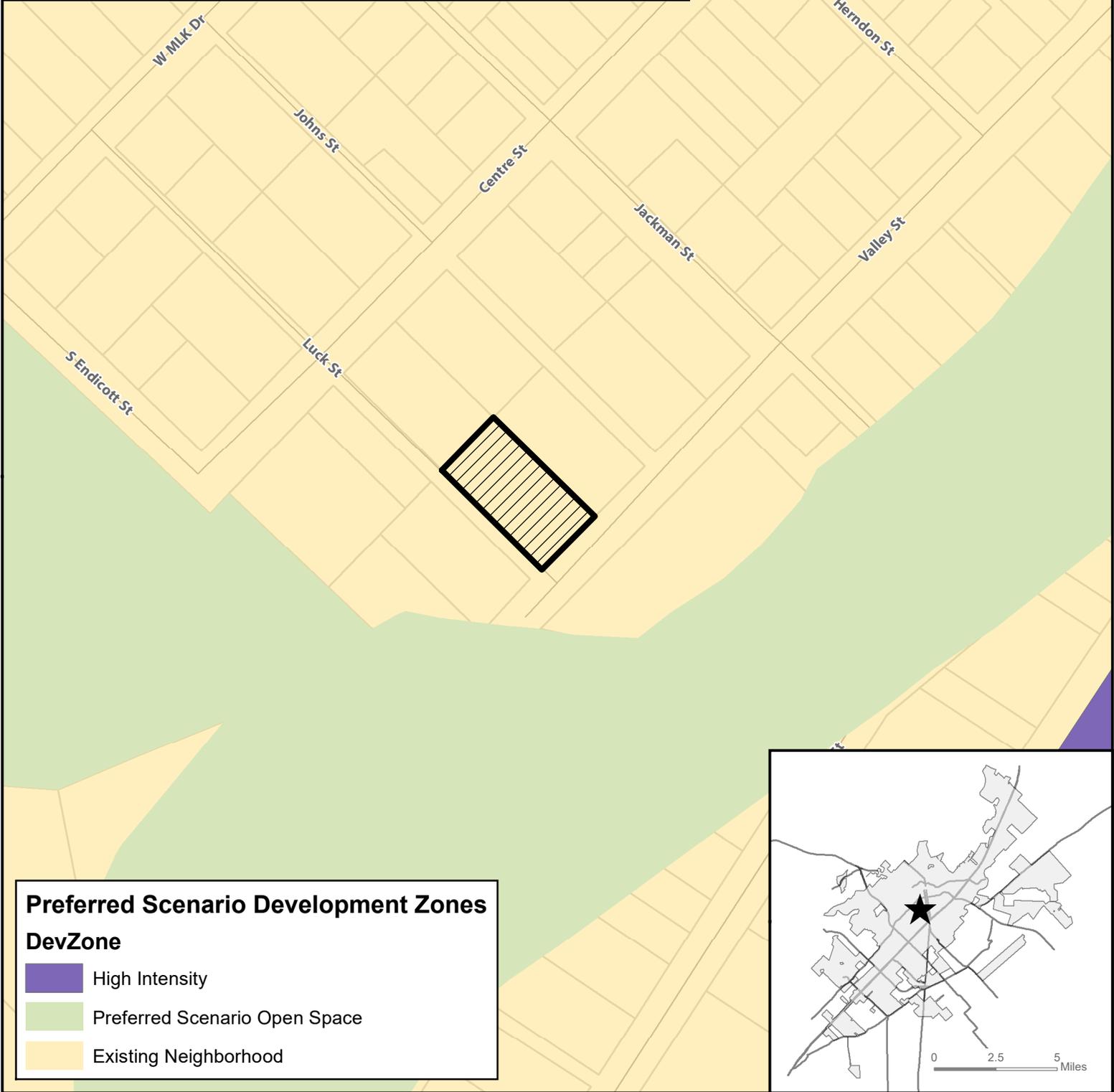
-  **Site Location**
-  **Subject Property**
-  **Parcels**
-  **City Limit**



This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries.

Map Date: 4/21/2020

ZC-20-09 Preferred Scenario Map SF-6 to ND-3 — 724 Valley Street

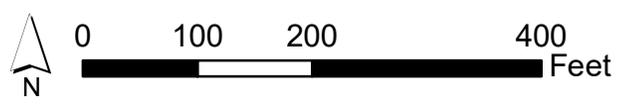


Preferred Scenario Development Zones

DevZone

-  High Intensity
-  Preferred Scenario Open Space
-  Existing Neighborhood

-  **Site Location**
-  **Subject Property**
-  **Parcels**
-  **City Limit**



This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries.

Map Date: 5/22/2020

ZC-20-09 Environmental Map SF-6 to ND-3 — 724 Valley Street



Legend

- 2
- 3
- 4
- 5
- Floodway
- 100 Year Floodplain
- Water Quality Zone Buffer



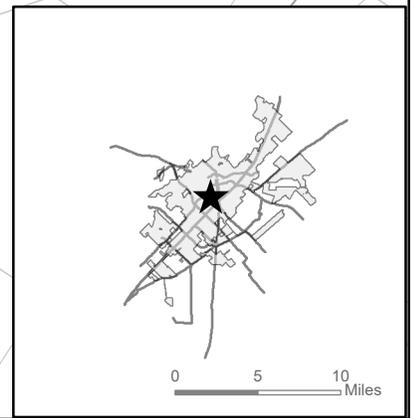
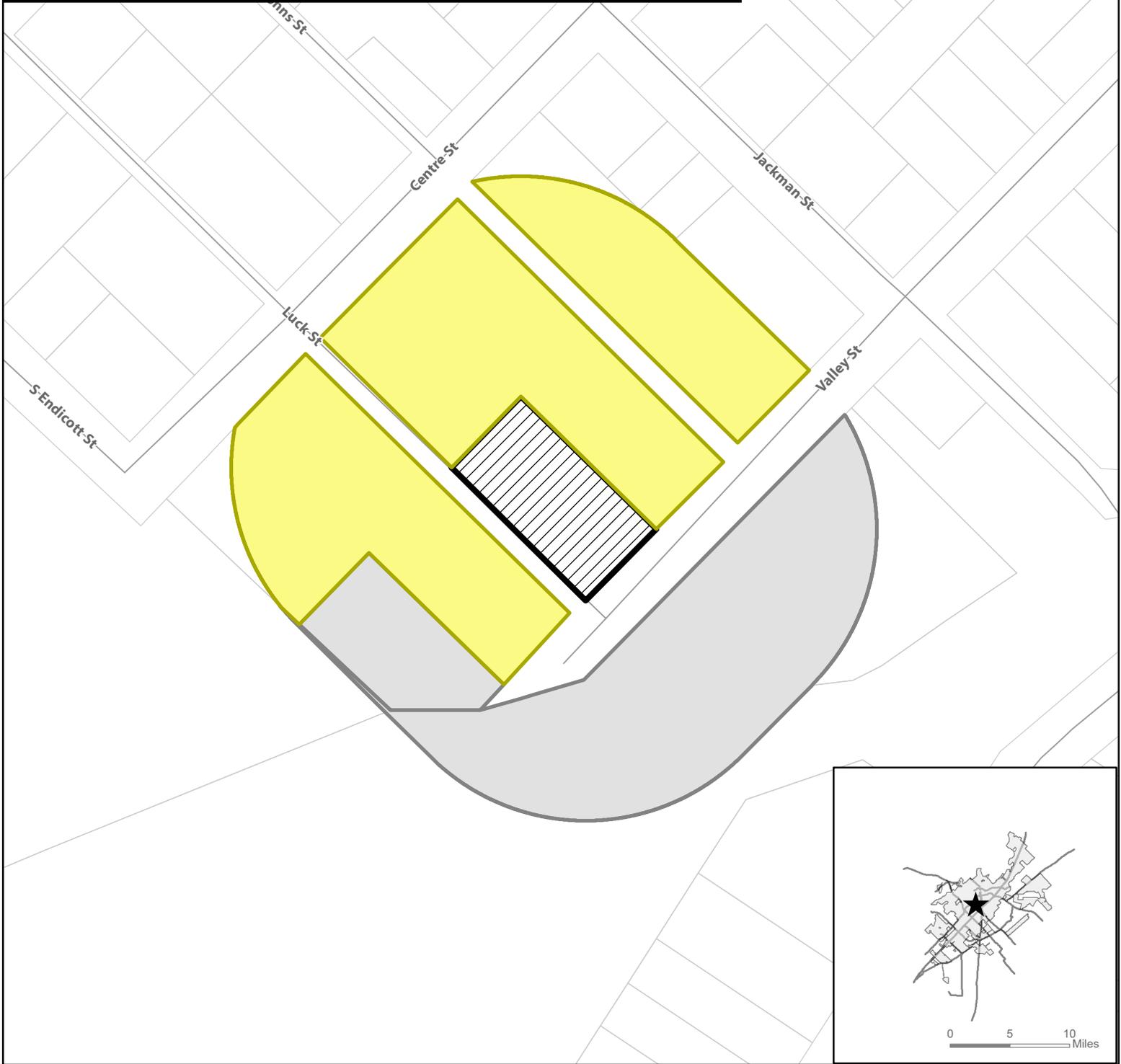
- ★ **Site Location**
- Subject Property**
- Parcels**
- City Limit**



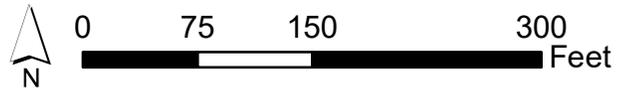
This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries.

Map Date: 5/22/2020

ZC-20-09 Single Family Preservation Buffer 724 Valley Street



- ★ Site Location
- ▨ Subject Property
- 200' Buffer
- Zoned Area**
- 59% Single Family
- 41% All Other



This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries.

Map Date: 5/18/2020

Property ID	Property Address	Owner	Mailing Address	City	State	ZIP
R24628	630 CENTRE	ALUTTO NICHOLAS STEPHEN & REBECCA	630 CENTRE ST	SAN MARCOS	TX	78666
R21981	724 VALLEY	ALVARADO, MAREL JR & ROSA L	415 PINAFORE ST	BUDA	TX	78610
R21983	734 VALLEY	ARMSTEAD, ALBERT L	1421 W HOPKINS ST	SAN MARCOS	TX	78666
R128947	319 JACKMAN	BROWN PAMELS	319 JACKMAN ST	SAN MARCOS	TX	78666
R21979	719 CENTRE	VYAS WILLIE ET AL	719 CENTRE ST	SAN MARCOS	TX	78666
R21967	740 CENTRE	CALLIHAN, BILLY RAY	740 CENTRE ST	SAN MARCOS	TX	78666
R35323	752 GRAVEL	CASTILLO, GLORIA	4612 MILBURN LN	AUSTIN	TX	78702
R35321	738 GRAVEL	DE LOS SANTOS ANITA	738 GRAVEL ST	SAN MARCOS	TX	78666
R24669	314 HERNDON	ESCOBAR, NICOLAS VARGAS	314 HERNDON	SAN MARCOS	TX	78666
R21969	736 CENTRE	FB PROPERTIES LLC	PO BOX 705	SAN MARCOS	TX	78667
R24666	315 JACKMAN	FLORES, PRISCILLA	1529 JERUSALEM DR	ROUND ROCK	TX	78664
R21958	214 JACKMAN	FOSTER NARCISIS & ESTATE OF WILEY R	214 JACKMAN ST	SAN MARCOS	TX	78666
R21959	708 CENTRE	FREEMAN ANNIE LEE ESTATE	721 GRAVEL ST	SAN MARCOS	TX	78666
R21962	721 MLK	GARZA MANAGEMENT TRUST OF 1994	PO BOX 1898	SAN MARCOS	TX	78666
R24700	401 JACKMAN	GIBERSON RICHARD J	PO BOX 7555	BUDA	TX	78610
R21976	701 CENTRE	GONZALES SAUL	816 STAGECOACH TRL	SAN MARCOS	TX	78666
R21963	716 CENTRE	GREATER BETHEL BAPTIST CHURCH	PO BOX 1068	SAN MARCOS	TX	78666
R21984	743 CENTRE	GRIFFIS JOHN	743 CENTRE ST	SAN MARCOS	TX	78666
R21973	711 CENTRE	HARRIS MELVIN	711 CENTRE ST	SAN MARCOS	TX	78666
R21986	CENTRE	HUTSON, WILLIAM R	107 CHURCH ST	LANCASTER	PA	17602
R21960	706 CENTRE	KENDRICK ODIE	1001 MORNINGWOOD DR	SAN MARCOS	TX	78666
R70609	725 CENTRE	MAJORS, HENRY	210 ENDICOTT	SAN MARCOS	TX	78666
R24667	606 VALLEY	PACHECO MARCUS & JACLYN	612 VALLEY ST	SAN MARCOS	TX	78666
R21972	712 VALLEY	PATTERSON BENJAMIN G	121 S BISHOP ST	SAN MARCOS	TX	78666

R24658	625 CENTRE	PENTECOSTAL TEMPLE CHURCH OF GOD IN CHRIST	PO BOX 1887	SAN MARCOS	TX	78666
R21955	JACKMAN	PETERSON ARRON & LUELLA	2703 TRAILBLAZER LN	MANVEL	TX	77578
R24657	311 JACKMAN	PORTER BERNIE	1801 FRAZIER AVE	AUSTIN	TX	78704
R35320	738 GRAVEL	STANDARD GREG	438 VISTA VERDE	BLANCO	TX	78606
R21956	712 CENTRE	TAYLOR, ESTELLA	4804 GLENGARY CA	BAKERSFIELD	CA	93309
R21974	JACKMAN	TAYLOR, W C	4106 BELGRADE DR	HOUSTON	TX	77045
R21978	312 JACKMAN	TOWNSEND, LILLIE BELLE	312 JACKMAN	SAN MARCOS	TX	78666
R21980	720 VALLEY	WEBSTER, DEBORAH E	125 REDWOOD DR	KYLE	TX	78640
R21970	214 ENDICOTT	WILLIAM DONNIE L	214 ENDICOTT ST	SAN MARCOS	TX	78666
		CATHY DILLON	1000 BURLESON	SAN MARCOS	TX	78666
		AMY KIRWIN	1131 W MLK DR	SAN MARCOS	TX	78666
		OLLIE GILES	524 VALLEY ST	SAN MARCOS	TX	78666