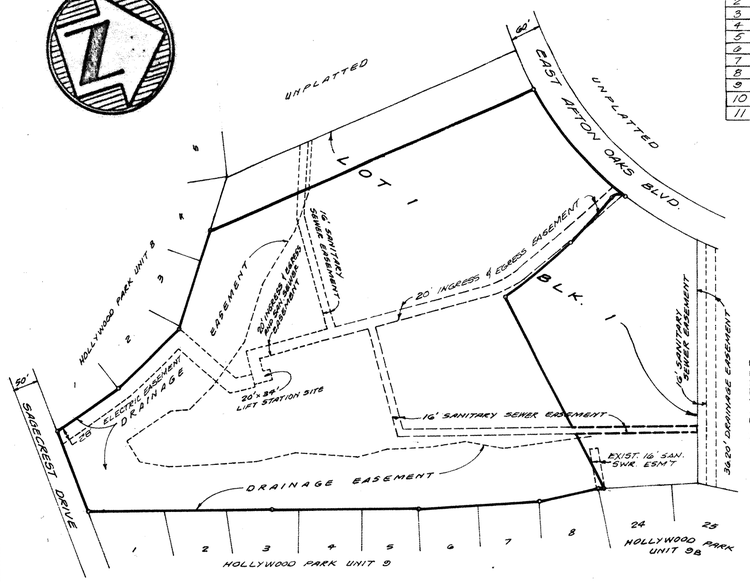


SCALE: 1" = 200'

AREA BEING VACATED THROUGH VACATING DECLARATION

THE AREA BEING RESUBDIVIDED IN THIS PLAT HAD BEEN PREVIOUSLY PLATTED AS AFTON OAKS SUBDIVISION UNIT 1 RECORDED IN VOLUME 9510 PAGE 9 OF THE BEXAR COUNTY DEED AND PLAT RECORDS, AND WAS VACATED THROUGH A VACATING DECLARATION BEING RECORDED ON THE SAME DATE AS THIS RESUBDIVISION PLAT.

TAN. NO.	BEARING	DISTANCE	TAN. NO.	BEARING	DISTANCE	TAN. NO.	BEARING	DISTANCE
T-1	S 09°03'09" W	149.83'	T-19	N 61°29'03" E	28.00'	T-35	N 70°52'49" W	10.25'
T-2	S 25°51'20" W	72.23'	T-20	N 55°32'35" E	115.63'	T-36	N06°52'35"W	17.80'
T-3	S 07°02'00" W	77.58'	T-21	N 01°25'45" E	29.00'	T-37	S70°52'49"E	57.25'
T-4	S 13°27'55" W	73.01'	T-22	S 88°34'15" E	28.00'	T-38	S89°34'15"E	282.79'
T-5	S 02°51'45" W	60.07'	T-23	S 01°25'45" W	43.30'	T-39	N46°20'35"E	137.95'
T-6	S 20°01'34" W	113.89'	T-24	S 55°32'35" W	136.84'	T-40	N 01°20'35"E	14.14'
T-7	S 13°06'16" W	156.58'	T-25	S 19°02'56" E	149.34'	T-41	N 45°39'25"W	101.91'
T-8	S 25°51'07" W	53.89'	T-26	S 19°02'56" E	28.87'	T-42	N 30°15'26"W	126.68'
T-9	S 73°42'54" W	46.36'	T-27	S 85°02'39" W		T-43	N 33°41'24"W	78.81'
T-10	N 17°53'46" W	100.88'				T-44	S 33°41'24"E	78.70'
T-11	N 11°00'13" E	36.67'	T-28	S 09°43'54" W	156.84'	T-45	S 30°15'26"E	126.34'
T-12	N 30°04'07" W	65.86'	T-29	S 15°38'09" W	374.50'	T-46	S 43°39'25"E	215.33'
T-13	N 38°06'27" W	97.22'	T-30	S 72°08'15" W	173.34'	T-47	S 46°20'35"W	176.05'
T-14	N 56°52'46" W	111.64'	T-31	N 01°25'44" E	16.95'	T-48	N88°34'15"W	58.54'
T-15	N 42°40'10" W	121.72'	T-32	N 72°08'15" E	159.14'	T-49	S01°25'44"W	134.67'
T-16	N 54°07'49" W	80.21'	T-33	N 15°38'09" E	345.08'	T-50	S88°34'16"E	24.00'
T-17	N 70°52'49" W	90.60'	T-34	N 09°43'54" E	150.06'	T-51	N01°25'44"E	14.00'
T-18						T-52	S88°34'15"E	20.00'
						T-53	S01°25'44"W	34.00'
						T-54	N88°34'15"W	64.00'
						T-55	N01°25'44"E	158.33'
						T-56	N89°34'16"W	215.05'
						T-57	N70°52'49"W	32.08'
						T-58	N01°25'44"E	174.33'
						T-59	N88°34'15"W	44.00'
						T-60	N88°34'15"W	8.00'
						T-61	S01°25'44"W	12.37'
						T-62	S01°25'44"W	4.67'

STATE OF TEXAS

COUNTY OF BEXAR

I HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN THIS PLAT TO THE MATTERS OF STREETS, LOTS AND DRAINAGE LAYOUT, AND TO THE BEST OF MY KNOWLEDGE THIS PLAT CONFORMS TO ALL REQUIREMENTS OF THE SUBDIVISION ORDINANCE, EXCEPT FOR THOSE VARIANCES THAT MAY HAVE BEEN GRANTED BY THE PLANNING COMMISSION OF THE CITY.

Dennis K Hoyt
REGISTERED PROFESSIONAL ENGINEER

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE 18th DAY OF JUNE A.D., 19 86.

Richard Olivarez
RICHARD OLIVAREZ NOTARY PUBLIC
BEXAR COUNTY, TEXAS

STATE OF TEXAS

COUNTY OF BEXAR

THE OWNER OF THE LAND SHOWN ON THIS PLAT IN PERSON OR THROUGH A DULY AUTHORIZED AGENT, DEDICATES TO THE USE OF THE PUBLIC FOREVER ALL STREETS, ALLEYS, PARKS, WATER COURSES, DRAINS, EASEMENTS AND PUBLIC PLACES THEREON SHOWN FOR THE PURPOSE AND CONSIDERATION THEREIN EXPRESSED.

W B Schlansker
OWNER

DULY AUTHORIZED AGENT

STATE TEXAS

COUNTY OF BEXAR

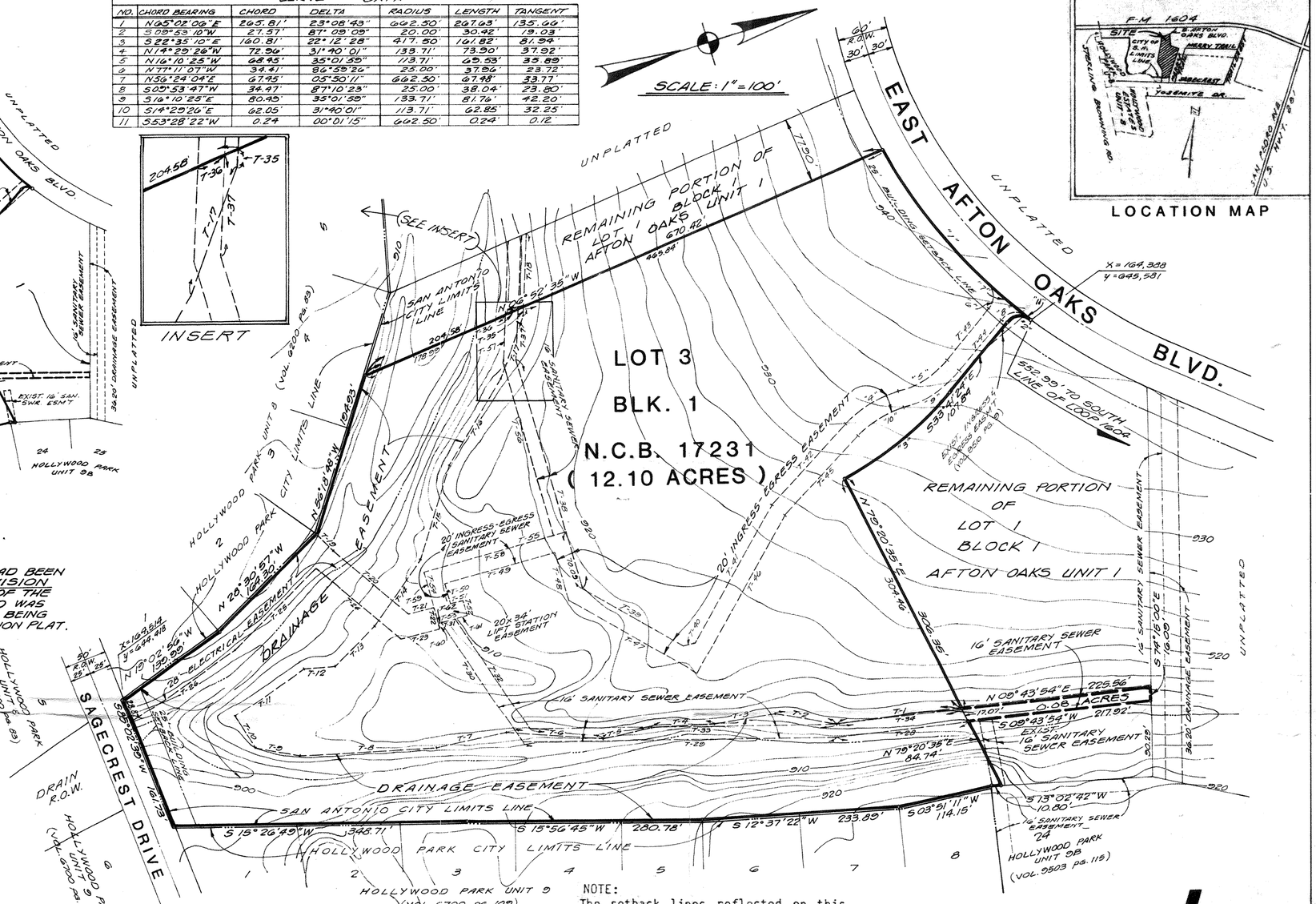
BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED WILLIAM B. SCHLANSKER, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS 23RD DAY OF APRIL A.D. 1986

Richard Olivarez
RICHARD OLIVAREZ NOTARY PUBLIC
BEXAR COUNTY, TEXAS

CURVE DATA					
NO.	CHORD BEARING	CHORD	DELTA	RADIUS	LENGTH	TANGENT
1	N65°02'06"E	265.81'	23°06'43"	662.50'	267.63'	135.66'
2	S09°53'10"W	27.57'	87°09'09"	20.00'	30.42'	19.03'
3	S22°35'10"E	160.81'	22°12'28"	417.50'	161.82'	81.94'
4	N14°29'26"W	72.96'	31°40'01"	133.71'	73.90'	37.92'
5	N16°10'25"W	68.45'	35°01'55"	113.71'	69.53'	35.85'
6	N77°11'07"W	34.41'	86°55'26"	25.00'	37.56'	23.72'
7	N36°24'04"E	67.95'	05°50'11"	662.50'	67.98'	33.97'
8	S05°53'47"W	34.47'	87°10'23"	25.00'	38.04'	23.80'
9	S16°10'25"E	80.45'	35°01'55"	133.71'	81.76'	42.20'
10	S14°25'26"E	62.05'	31°40'01"	113.71'	62.85'	32.25'
11	S53°28'22"W	0.24	00°01'15"	662.50'	0.24'	0.12

INSERT



LOCATION MAP

NOTE: The City of San Antonio as a part of its electric and gas system (City Public Service Board) is hereby dedicated the easements and rights-of-way for electric and gas distribution and service facilities in the areas designated on this plat as "Electric Easement," "Gas Easement," "Anchor Easement," "Service Easement," "Overhang Easement," "Utility Easement," and "Transformer Easement" for the purpose of installing, constructing, reconstructing, maintaining, removing, inspecting, patrolling, and erecting poles, hanging or burying wires, cables, conduits, pipelines or transformers, each with its necessary appurtenances together with the right of ingress and egress over grantor's adjacent land, the right to relocate said facilities within said easement and right-of-way areas, and the right to remove from said lands all trees or parts thereof, or other obstructions which endanger or may interfere with the efficiency of said lines or appurtenances thereto. It is agreed and understood that no buildings, concrete slabs, or walls will be placed within said easement area.

Any CPS monetary loss resulting from modifications required of CPS equipment, located within said easement, due to grade changes or ground elevation alterations shall be charged to the person or persons deemed responsible for said grade changes or ground elevation alteration.

NOTE:
The setback lines reflected on this plat represent the zoning requirements in effect at the time of platting. Any future rezoning shall supersede these setback lines except for those adjacent to overhead utility lines and high pressure oil and gas lines.

RESUBDIVISION PLAT ESTABLISHING
AFTON OAKS SUBDIVISION UNIT 1A

BEING A RESUBDIVISION OF A PORTION OF LOT 1, BLOCK 1, AFTON OAKS SUBDIVISION UNIT 1, AS RECORDED IN VOLUME 9510 PAGE 9, BEXAR COUNTY DEED AND PLAT RECORDS, AND A SUBDIVISION ESTABLISHING LOT 3, BLK. 1, N.C.B. 17231, AFTON OAKS SUBDIVISION UNIT 1A (12.18 ACRES)

THIS PLAT OF AFTON OAKS SUBDIVISION UNIT 1A HAS BEEN SUBMITTED TO AND CONSIDERED BY THE PLANNING COMMISSION OF THE CITY OF SAN ANTONIO, TEXAS AND IS HEREBY APPROVED BY SUCH COMMISSION.

DATED THIS _____ DAY OF _____ A. D. 19 _____

BY: _____
CHAIRMAN

BY: _____
SECRETARY

#108

PAPE-DAWSON ENGINEERS

STATE OF TEXAS

COUNTY OF BEXAR

I HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECT AND WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY MADE UNDER MY SUPERVISION ON THE GROUND.

Gerald G. Clark
REGISTERED PUBLIC SURVEYOR

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE 18th DAY OF JUNE A. D. 1986

Richard Olivarez
RICHARD OLIVAREZ NOTARY PUBLIC
BEXAR COUNTY, TEXAS

STATE OF TEXAS

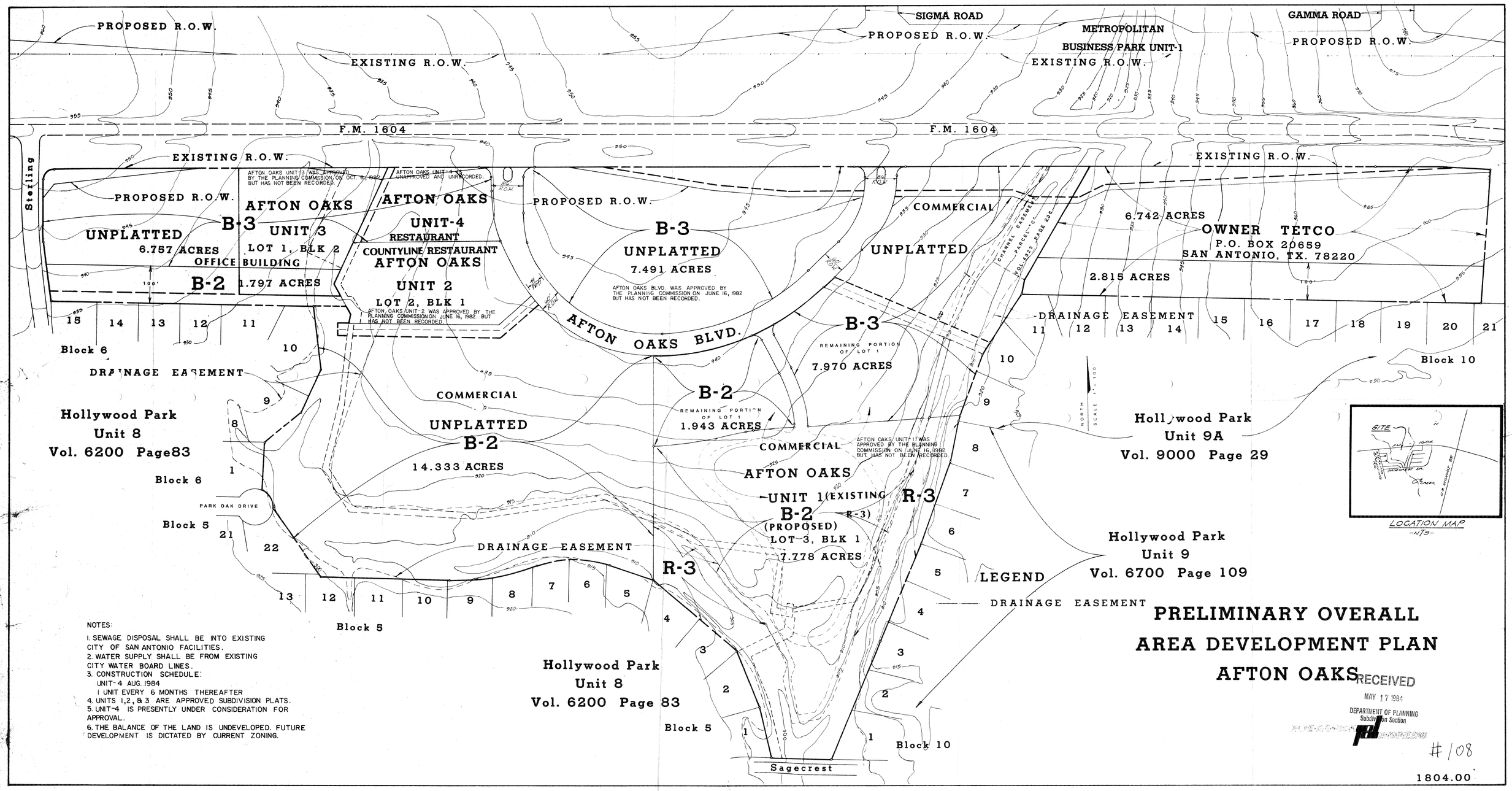
COUNTY OF BEXAR

COUNTY CLERK OF SAID COUNTY, DO HEREBY CERTIFY THAT THIS PLAT WAS FILED FOR RECORD IN MY OFFICE, ON THE ____ DAY OF _____ A. D. _____ AT _____ M. AND DULY RECORDED THE _____ DAY OF _____ A. D. _____ AT _____ M. IN THE RECORDS OF _____ OF SAID COUNTY, IN BOOK VOLUME _____ ON PAGE _____

IN TESTIMONY WHEREOF, WITNESS MY HAND AND OFFICIAL SEAL OF OFFICE, THIS ____ DAY OF _____, A. D. _____.

COUNTY CLERK, BEXAR COUNTY, TEXAS

BY: _____, DEPUTY



NOTES:

1. SEWAGE DISPOSAL SHALL BE INTO EXISTING CITY OF SAN ANTONIO FACILITIES.
2. WATER SUPPLY SHALL BE FROM EXISTING CITY WATER BOARD LINES.
3. CONSTRUCTION SCHEDULE:
   UNIT-4 AUG. 1984
   1 UNIT EVERY 6 MONTHS THEREAFTER
4. UNITS 1, 2, & 3 ARE APPROVED SUBDIVISION PLATS.
5. UNIT-4 IS PRESENTLY UNDER CONSIDERATION FOR APPROVAL.
6. THE BALANCE OF THE LAND IS UNDEVELOPED. FUTURE DEVELOPMENT IS DICTATED BY CURRENT ZONING.

PRELIMINARY OVERALL AREA DEVELOPMENT PLAN AFTON OAKS

RECEIVED
MAY 17 1984
DEPARTMENT OF PLANNING
Subdivision Section

#108

1804.00

INFORMATION SHEET FOR
PRELIMINARY OVERVIEW AREA DEVELOPMENT PLAN
(P.O.A.D.P.)

84-16-64.44

FILE NO. 84-16-64-44
(To be assigned by the Planning Dept.)

AFTON OAKS
P.O.A.D.P. NAME

WILLIAM B. SCHLANSKER
AFTON DEVEL. CO.
NAME OF DEVELOPER/SUBDIVIDER

306 N. PRESA - SUITE 5
ADDRESS

271-3381
PHONE NO.

NAT HARDY
PAPE-DAWSON ENGS.
NAME OF CONSULTANT

9310 BROADWAY
ADDRESS

824-9499
PHONE NO.

GENERAL LOCATION OF SITE ALONG THE SO. R.O.W. LINE OF F.M. 1604 & EAST OF STERLING.

EXISTING ZONING (If Applicable) B-3, B-2 R-3

PROPOSED WATER SERVICE

(✓) City Water Board
( ) Other District _____ Name
( ) Water Wells

PROPOSED LAND USE

( ) Single Family
( ) Duplex
(✓) Multi-Family
(✓) Business
( ) Industrial

PROPOSED SEWER SERVICE

(✓) City of San Antonio
( ) Other System _____ Name
( ) Septic Tank(s)

DATE FILED MAY 17, 1984

DUE DATE OF RESPONSE JUNE 14, 1984
(within 20 working days of receipt)

REVISIONS FILED
(if applicable)
DATE OF RESPONSE
(within 15 working days of receipt)

(Date of expiration of plan, if no plats are received within 18 months of the plan filing)

NEEDED INFORMATION:

INFORMATION REQUESTED. The POADP as an overview of the developer's projected land use, shall include, at least the following information:

✓ (a) perimeter property lines; ~~clarify boundary limits~~ give update info for area already cpp & recorded
✓ (b) name of the plan and the subdivisions;
✓ (c) scale;
✓ (d) proposed land use(s) by location and type;
✓ (e) existing and proposed circulation system of collector and arterial streets and their relationship to any adjacent major thoroughfares and any proposed alternative pedestrian circulation system (sidewalks, lanes, paths, etc.)
✓ (f) the proposed source and type of sewage disposal and water supply;
✓ (g) contour lines at no greater than ten (10) feet intervals;
✓ (h) projected sequence of phasing; ~~define limits of each unit~~
✓ (i) existing and/or proposed zoning classification(s);
✓ (j) known ownership and proposed development of adjacent undeveloped land; and
✓ (k) existing adjacent streets or development which impact upon access decisions within the proposed POADP.

5-9-84
Called Nat regarding plan & left a message
advised Nat. of required info
5-15-84
Recieved revised P.O.A.D.P. as requested 5-17-84

CITY OF SAN ANTONIO

P O BOX 9066
SAN ANTONIO TEXAS 78285

Date: May 29, 1984

Applicant: Pape-Dawson Engineers
Mr. Nat Hardy
Address: 9310 Broadway
San Antonio, Texas 78217

Re: Afton Oaks
File #: 84-16-64-44

☐ Preliminary Plan
☒ P.O.A.D.P.

The above has been reviewed by Planning and Traffic staff and it has been determined that it:

(X) meets the P.O.A.D.P. requirements

( ) does not meet the P.O.A.D.P. requirements and does not constitute a POADP filing although it was submitted as a POADP. The lacking information is set out in the following section(s) of the Subdivision Regulations.

( ) 36-20D(a)	( ) 36-20D(e)	( ) 36-20D(i)
( ) 36-20D(b)	( ) 36-20D(f)	( ) 36-20D(j)
( ) 36-20D(c)	( ) 36-20D(g)	( ) 36-20D(k)
( ) 36-20D(d)	( ) 36-20D(h)	( ) _____

(X) is in general compliance with the Subdivision Regulations

( ) lacks compliance with the Subdivision Regulations regarding:

( ) Street layout
( ) Relation to adjoining street system
( ) Stub streets
( ) Street jogs or intersections
( ) Dead-end streets
( ) Cul-de-sac streets in excess of 500'
( ) Low density lots fronting onto major thoroughfares
( ) 24' alley(s)
( ) _____

( ) See annotations/comments on attached copy of your plan.

( ) Comments: _____

Please note that these are staff comments and not Planning Commission comments. This action does not establish any commitment for the provision of utilities or services of any type now or in the future by the City of San Antonio. Additionally, this action does not confer any vested rights to plat under the existing Subdivision Regulations. Any platting will have to comply with the Subdivision Regulations in force at the time of platting.

By Rebecca Fontanilla Cedillo

"AN EQUAL OPPORTUNITY EMPLOYER"

Mco/Eddie
Kay

PAPE-DAWSON ENGINEERS
CIVIL & ENVIRONMENTAL
9310 BROADWAY, SAN ANTONIO, TEXAS 78217
512/824-9494

April 8, 1988

RECEIVED
1988 APR 12 AM 11:20
DEPT. OF PLANNING
CURRENT PLANNING
DIVISION

Mr. Mike O'Neal
Planning Department
City of San Antonio
P. O. Box 9066
San Antonio, Texas 78285

Re: POADP Applications Status
Follow-up

Dear Mr. O'Neal:

Pursuant to a conversation I had with Roy Ramos Wednesday, April 6, 1988, and a conversation on, or about, March 23, 1988 by David Segovia with my secretary, Donna Doughtie, this letter is to confirm further information derived regarding the above referenced matter. David Segovia supplied us with Pape-Dawson Job Numbers on those maps which were still unidentified at the writing of our March 18, 1988 letter to you. We were able to identify the maps with our Job Numbers and obtain further status information. Listed below are the maps designated as POADP's having been applied for by Pape-Dawson and their status, to the best of our knowledge. They are broken into three categories; (a) those which are platted or partially platted, (b) those which are not platted, but are active, (c) those not platted by Pape-Dawson, whose status we do not know, but which could have been platted by another firm:

PLATTED OR PARTIALLY PLATTED

MAP NUMBER	DESCRIPTION
94	Embassy North
115	Sterling Oak
173	Metropolitan Business Park
110	Westover Hills
127	Interchange Park
129	Cinnamon Hills
162	Seltzer Subdivision
40	Castle Hills Forest
214	Woodway Park
217	Encino Park-NPC
233	Indian Springs Corp. Center Subdiv.
3	Country View
73	Grand Oaks
17	Woodlake Golf Villas, Unit-2
19	Woods of Shavano & University Oaks
27	Northgate
28	Woodridge, Unit-4
31	Timber Ridge
33	Camino Real
35	Richland Hills
42	Blanco Woods

PLATTED OR PARTIALLY PLATTED (continued)

MAP NUMBER	DESCRIPTION
51	Woodlake Duplex, Unit-1
52	Oakwell Farms
54	Oakridge
56	Bluebonnet Park
61	Falcon Ridge
64	Crownridge of Texas
68	Fawn Meadow
70	Olmos Creek Office Park
30 - 79	Guilbeau Place
85	The Arbor
86	Hacienda Real
103	Santa Fe
108	Afton Oaks
174	Braun Oaks
182	Perrin Creek
55	Dominion
49	Braun Oaks - Tres Cinco Unit-2
194	Alamo Cement Company
20 - 102	Woodlake Park-Wimpey
265	Woodlake Subdiv, U-8, 6
261	Woodlake Country Club Estates
271	S.A. Joint Participation

NOT PLATTED, BUT STILL ACTIVE

101	Woodlake Park
237	La Cantera
46 - 189	Eastwood Industrial Park

UNKNOWN

7 - 137	North San Pedro 16	Not Platted*
146	Starcrest Hills	Not Platted*
147	Woller Road Tract - 28 Acres	Not Platted*
169	The Park	Not Platted*
211	SRC Development	Not Platted*
78	Pembroke Place	Not Platted*
241	Pace-Picante	Not Platted**

* These may have been platted by another firm. We have no knowledge of their current status. Please contact developer before deleting.

** Pace-Picante may have been platted by Vickrey and Associates.

We understand that you will retain all POADP's on which platting has occurred, and that you will also retain those known to be active. Further, on those that are "Unknown," we request that, prior to removing any POADP, you notify the Owner of the property, since in some cases, we may not be aware of the Owner's plans.

We trust this information completes the list of status information the Planning Department needed, and regret that it has taken so long and been so confusing to obtain. If you need further information or have questions, please contact me.

Sincerely,
PAPE-DAWSON CONSULTING ENGINEERS, INC.

Dennis K. Hoyt, P.E.
Vice President

DKH/dd

cc: Roy Ramos - City of San Antonio Planning Department
Ed Guzman - City of San Antonio Planning Department

L32-23/3(040788)