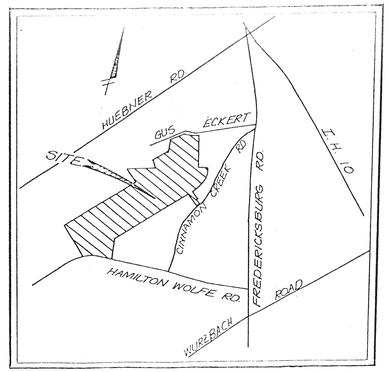
SCALE: 1"=200'



LOCATION MAP

R-3
FAWN MEADOW UNIT-1
LOT 3, BLK. 1
N.C.B. 17195
(OWNERS UNKNOWN)

Owner and land use unknown
R-1
UNPLATTED

SEE NOTE #8 REGARDING INTERSECTION

R-1
Proposed FAWN MEADOWS
UNIT-3
OWNER: CHARLES MARTIN WENDER
P.O. BOX 40579, SAN ANTONIO, TX.
78229 ~ TEL.: 342-2255

OWNER: CHARLES MARTIN WENDER
P.O. BOX 40510
SAN ANTONIO, TX. - 78229
TEL.: 342-2255

Temp. A
R-1
UNPLATTED

UNPLATTED
Temp. A
R-1

R-3
CINNAMON HILLS
(A PROPOSED STREET)
(A PROPOSED STREET)
CINNAMON TRAIL
DRIVE
CINNAMON CREEK
HAMILTON-WOLFE ROAD
FREDERICKSBURG ROAD

PROPOSED 8" SEWER BY CITY OF SAN ANTONIO
EXISTING SEWAGE TREATMENT PLANT VOL. 7971 PG. 729
CINNAMON CREEK
VOL. 3911 PG. 305
3' DEDICATION
40 FT. OF PAVEMENT
10' ELECTRIC EASEMENT VOL. 2287 PG. 324
17' SANITARY SEWER ESMT.
VARIABLE DRAINAGE AND ELECTRIC EASEMENT
DRAINAGE EASEMENT
SANITARY SEWER ESMT.
LOT 7 BLK. 3 N.C.B. 17171 CINNAMON CREEK SUBDIVISION UNIT 7 VOL. 9530 PG. 66
LOT 8 BLK. 3 N.C.B. 17171 CINNAMON CREEK SUBDIVISION UNIT 3 VOL. 9300 PG. 44
LOT 4 BLK. 3 N.C.B. 17171 CINNAMON CREEK SUBDIVISION UNIT 5 VOL. 9300 PG. 179
LOT 9, BLK. 3, N.C.B. 17171 CINNAMON CREEK SUBDIVISION UNIT 5 VOL. 9400 PG. 6
LOT 1, BLK 1, N.C.B. 16345 CINNAMON CREEK ADDITION PHASE 2 VOL. 7200 PG. 172 (OWNER UNKNOWN)
17' RECORD MAP AND SANITARY SEWER EASEMENT
(OWNERS UNKNOWN)
R-3
R-1

EXISTING 40' R.O.W. (APPROXIMATELY 22 FEET OF PAVEMENT)
GUS ECKERT
SUBDIVISION
(OWNERS UNKNOWN)
10' DEDICATION
40 FT. OF PAVEMENT
POWERLINE EASEMENT
ST. DOWN GRADED TO TYPE "B" 60' 40

REVISED
TO DOWN GRADE CINNAMON HILLS FROM A COLLECTOR TO A TYPE "B" ST.

RECEIVED
SEP 17 1994
DEPARTMENT OF PLANNING
Subdivision Section

TOTAL AC 98ac.

R-3 ALLOWS 33 UNITS PER. AC.

DEVELOPMENT INFORMATION

1. WATER SYSTEM - FROM EXISTING AND PROPOSED CITY WATER BOARD LINES.
2. SANITARY SEWER SYSTEM - WILL DISCHARGE INTO EXISTING AND PROPOSED CITY OF SAN ANTONIO FACILITIES.
3. ALL PROPERTIES WITH-IN THE HEAVY BORDER ARE A PART OF THIS P.O.A.D.P.
4. UNIT-1 SHALL BE ALL STREETS, DRAINAGE, AND UTILITY EASEMENTS REQUIRED TO OBTAIN PLAT APPROVAL.
5. PHASING OF THE UNITS WILL DEPEND UPON LAND SALES, BUT SHOULD AVERAGE 4 - 5 LOTS AT 3-10 ACRES EACH YEAR FOR THE NEXT TEN YEARS.
6. CONSTRUCTION OF UNIT-1 SHALL BEGIN UPON UNIT-1 PLAT APPROVAL, PROBABLY IN JANUARY OF 1956.
7. ALL ZONING DESIGNATIONS SHOWN ARE THE LATEST KNOWN EXISTING ZONING. ANY FUTURE ZONING CHANGE REQUESTS WILL BE MADE THROUGH THE ZONING DEPARTMENT DEPENDENT UPON MARKET CONDITIONS.
8. CINNAMON HILL, GUS ECKERT INTERSECTION TO BE ARRANGED SUCH THAT CINNAMON HILL IS THE MAJOR THOUROUGHFARE IN COOPERATION WITH THE CITY OF SAN ANTONIO TRAFFIC DEPT.

ALL ZONING CLASSIFICATIONS ARE EXISTING

Owner: MACONDA CORP.
901 N.E.Loop 410 Suite 506
San Antonio, Texas, 78209
Tel. 8289081

#129

REVISIONS
11/14/84 PMIT1, W10771 - RSC

#129

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

CINNAMON HILLS SUBDIVISION
PRELIMINARY OVERALL AREA DEVELOPMENT PLAN

JOB NO. 2138.00
DATE 8-9-84
DRAWN R.S.C.
SHEET 1 OF 1

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

FILE NO. 84-13-61-24
(To be assigned by the Planning Dept.

CINNAMON HILLS
P.O.A.D.P. NAME

MACONDA CORP.
NAME OF DEVELOPER/SUBDIVIDER

901 N.E. LOOP 410 SUITE 506
ADDRESS

828-9081
PHONE NO.

PAPE-DAWSON
NAME OF CONSULTANT

9310 BROADWAY S.A. 78217
ADDRESS

824-9494
PHONE NO.

GENERAL LOCATION OF SITE ALONG THE N.E. R.O.W. LINE OF HAMILTON-WOLFE RD. N.W. OF ITS INTERSECTION WITH CINNAMON CREEK DR.

EXISTING ZONING (If Applicable) R-3,

PROPOSED WATER SERVICE

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

PROPOSED LAND USE

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

PROPOSED SEWER SERVICE

DISCHARGE INTO
(X) City of San Antonio
( ) Other System _____ Name
( ) Septic Tank(s)

DATE FILED AUG 31, 1984

REVISIONS FILED: _____
(if applicable)

DUE DATE OF RESPONSE Sept 28, 1984
(Within 20 working days of receipt)

DATE OF RESPONSE _____
(Within 15 working days of receipt)

Mar. 1986
(Date of expiration of plan, if no plats are received within 18 months of the plan filing)

REVIEWED BY STAFF ON _____

COMMENTS: _____

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;
✓ (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 systems; 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) foot intervals;
✓ (h) projected sequence of phasing;
✓ (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.

DISTRIBUTION: TRAFFIC Revised 9-18-84 (PRIOR TO RESPONSE) 9-4-84 TRANSPORTATION STUDY OFFICE 9-18-84 9-4-84

COMMENTS: Staff reviewed on 9-7-84, although no obj to the planned design was offered, the consensus was to defer comment until Mike can contact property owner south of Hamilton-Wolfe to discuss his proposal in relation to Cinnamon. Due to review of the Cinnamon Hill P.O.A.D.P. staff met with William T. Peter (S.A. Med. Foundation) to discuss the relationship of their development proposals with this plan. We advised Mr. Peter's of plans to the north of Hamilton Wolf. He said their scheme would require change in order to fit as stated as planned by wonder. Peter will submit P.O.A.D.P. when changes have been made.

Eddie

CITY OF SAN ANTONIO

P. O. BOX 9066
SAN ANTONIO, TEXAS 78285

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

September 24, 1984

☐ Preliminary Plan
Re: Cinnamon Hills ☒ P.O.A.D.P.
File #: 83-13-61-24

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

( ) 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 _____

AN EQUAL OPPORTUNITY EMPLOYER

mac/Eddie
Kay

PAPE-DAWSON ENGINEERS
CIVIL & ENVIRONMENTAL
9310 BROADWAY, SAN ANTONIO, TEXAS 78217
512/824-9474

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
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
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
189	Eastwood Industrial Park

UNKNOWN

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)