

M.T.P.
* CALCS FOR 86'

PROPOSED
UNIVERSITY BUSINESS PARK
UNIT - 1

SCALE: 1" = 100'

RECEIVED

NOV 8 1984

DEPARTMENT OF PLANNING
Subdivision Section

* NOTE:
THE DEVELOPER UNDERSTANDS THAT PRUE ROAD IS ON THE THOROUGH FARE PLAN and THAT ROW LOCATION WILL BE REQUIRED AT THE TIME OF PLATTING LOTS ALONG PRUE ROAD

NOTE:
SEWER and WATER SERVICES TO BE SUPPLIED BY THE CITY OF SAN ANTONIO.

CONSTRUCTION TIME FRAME
STREET and UTILITY CONSTRUCTION TO BE COMPLETED WITHIN 6 MONTHS. LOTS WILL BE PLATTED AS SOLD.

ENTEX CONSTRUCTION COMPANY
ADDRESS: 8004 WEST AVE.

PRELIMINARY OVERALL AREA
DEVELOPMENT PLAN

ENTEX INDUSTRIAL PARK



GROVES AND ASSOCIATES, INC.
CONSULTING ENGINEERS / PLANNERS
8958 I.H. 10 WEST SUITE 107
SAN ANTONIO, TEXAS 78230
PHONE: 512-886-1880

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

FILE NO. 84-13-62-02
(To be assigned by the Planning Dept.)

ENTEX INDUSTRIAL PARK
P.O.A.D.P. NAME

ENTEX CONSTRUCTION
~~INDUSTRIAL~~ CO. 8004 WEST AVE
NAME OF DEVELOPER/SUBDIVIDER ADDRESS PHONE NO.
BRAD GROVES
GROVES & ASSOC., INC. 8958 I.H. 10 WEST, SUITE 107 696-1950
NAME OF CONSULTANT ADDRESS PHONE NO.
SA. 78230

GENERAL LOCATION OF SITE ALONG THE NORTH R.O.W. LINE OF PEVE RD.
WEST OF ITS INTERSECTION WITH I.H. 10

EXISTING ZONING (If Applicable) B-3. & B-3 NA

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 Nov. 8, 1984

REVISIONS FILED: _____
(if applicable)

DUE DATE OF RESPONSE DEC. 10, 1984
(Within 20 working days of receipt)

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)

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 11-8-84

TRANSPORTATION STUDY OFFICE 11-8-84
Steve Pagan 11-8-84

COMMENTS: _____



CITY OF SAN ANTONIO

P. O. BOX 9066

SAN ANTONIO, TEXAS 78285

November 13, 1984

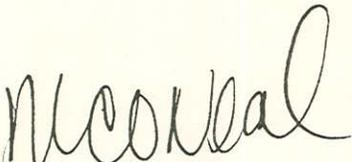
Applicant: Groves & Associates
Mr. Brad Groves
Address: 8958 I.H. 10 West, Suite 107
San Antonio, Texas 78230

Re: Entex Industrial Preliminary Plan
Park P.O.A.D.P.
File #: 84-13-62-02

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

- (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.


Michael C. O'Neal
Chief, Current Planning

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