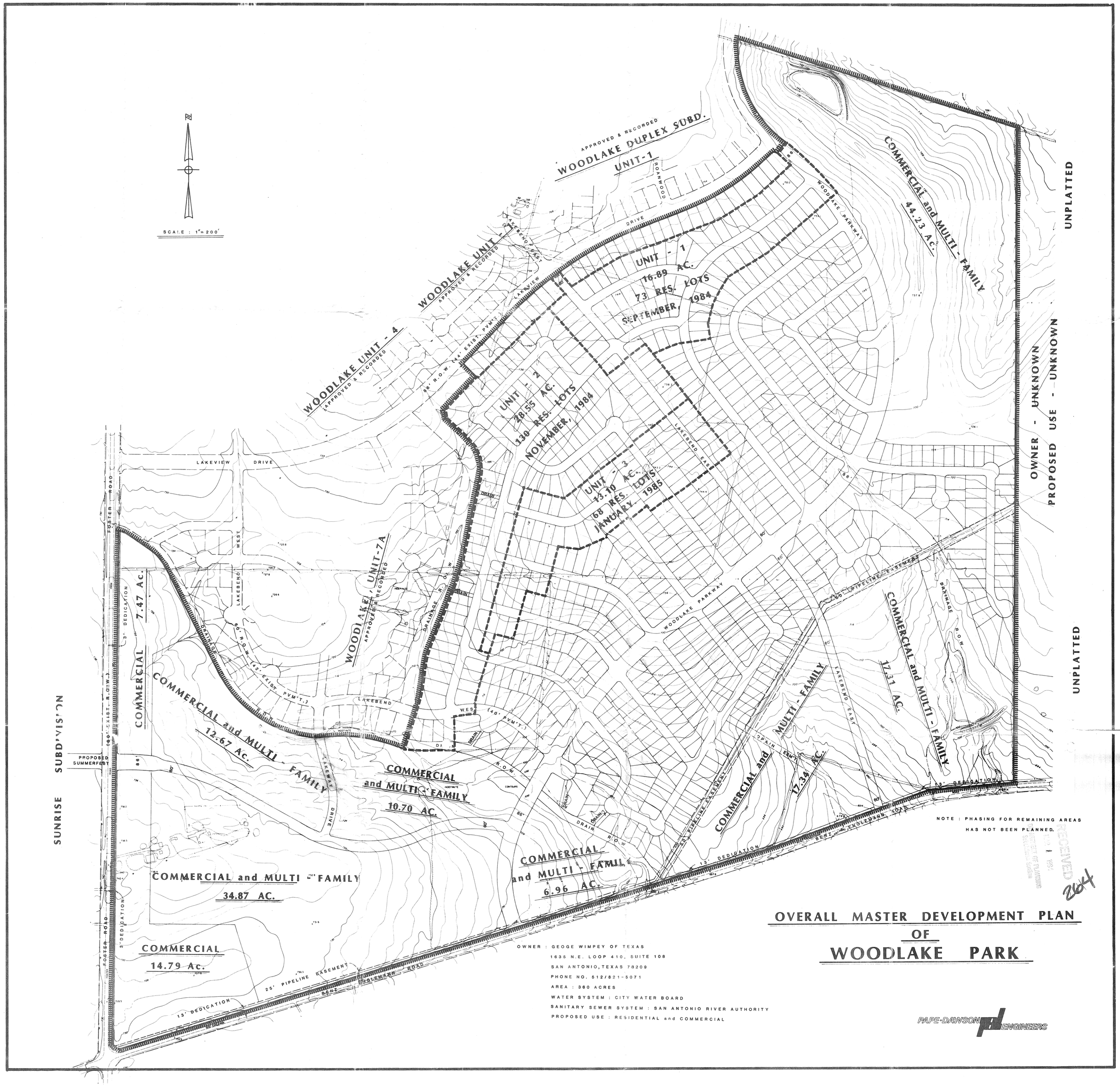
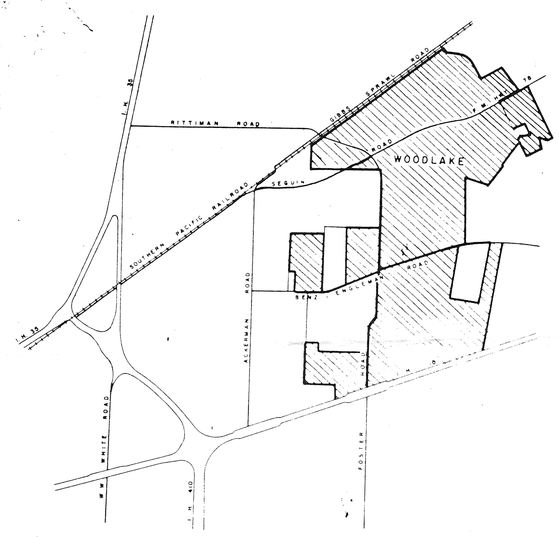


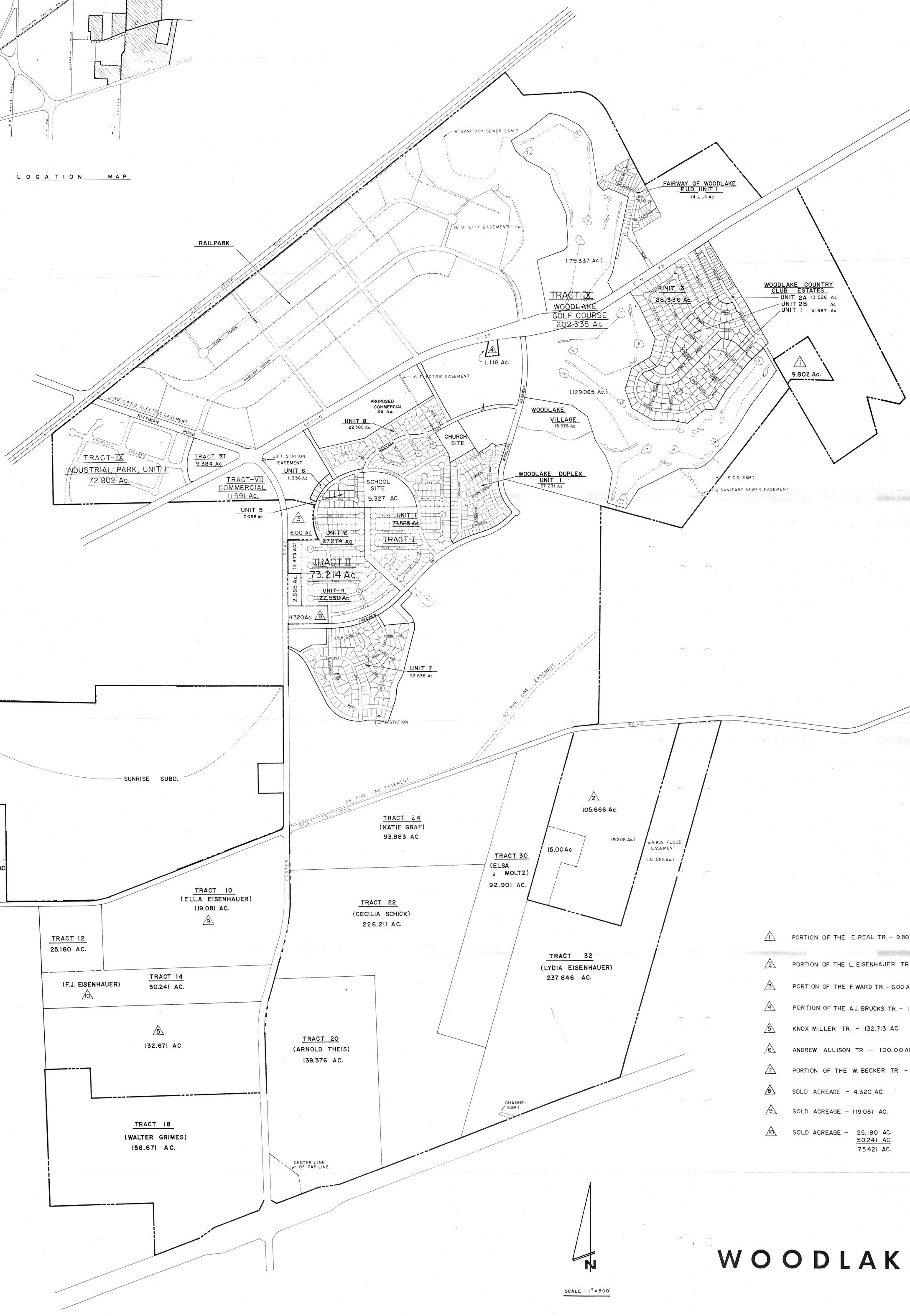
OVERALL MASTER DEVELOPMENT PLAN OF WOODLAKE PARK

OWNER : GEOGE WIMPEY OF TEXAS
1635 N.E. LOOP 410, SUITE 108
SAN ANTONIO, TEXAS 78209
PHONE NO. 512/821-5071
AREA : 360 ACRES
WATER SYSTEM : CITY WATER BOARD
SANITARY SEWER SYSTEM : SAN ANTONIO RIVER AUTHORITY
PROPOSED USE : RESIDENTIAL and COMMERCIAL

PAPE-DAWSON ENGINEERS



LOCATION MAP



1. PORTION OF THE E. REAL TR. – 9.802 AC.
2. PORTION OF THE L. EISENHAUER TR. – 105.666 AC.
   15.000 AC.
   120.666 AC.
3. PORTION OF THE F. WARD TR. – 6.00 AC.
4. PORTION OF THE A.J. BRUCKS TR. – 1.118 AC.
5. KNOX MILLER TR. – 132.713 AC.
6. ANDREW ALLISON TR. – 100.00 AC.
7. PORTION OF THE W. BECKER TR. – 15.00 AC.
8. SOLD ACREAGE – 4.320 AC.
9. SOLD ACREAGE – 119.081 AC.
10. SOLD ACREAGE – 25.180 AC.
    50.241 AC.
    75.421 AC.

WOODLAKE

THIS IS A COMPOSITE SHOWING CURRENT CONDITIONS. ITS FOR INFO PURPOSES

264

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

FILE NO. 83-20-59-46
(To be assigned by the Planning Dept.)

WOODLAKE
P.O.A.D.P. NAME

D.L. SAUNDERS
NAME OF DEVELOPER/SUBDIVIDER

P.O. BOX 17039
ADDRESS

824-0431
PHONE NO.

GENE DAWSON
NAME OF CONSULTANT

9310 BROADWAY
ADDRESS

824-9494
PHONE NO.

GENERAL LOCATION OF SITE Northeast corner of the intersection of Foster Rd. and Lakeview Dr.

EXISTING ZONING (If Applicable) _____

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 July 12, 1983

DUE DATE OF RESPONSE _____
(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;
✓ (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.

CITY OF SAN ANTONIO
P. O. BOX 9066
SAN ANTONIO TEXAS 78285

July 21, 1983

Pape & Dawson Engineering Co.
Attn: Mr. Gene Dawson
9310 Broadway
San Antonio, Texas

Dear Mr. Dawson:

Reference is made to the Preliminary Overall Area Development Plan (POADP) for the Woodlake Development Area (File #83-20-59-46) submitted for staff review and comment. Our analysis of the proposed Woodlake Unit-7E Subdivision within the Woodlake P.O.A.D.P. concludes that said proposal is in general compliance with the requirements set forth in Chapter 36 of the City Code. However, based on information given to us by your office, it is staff's understanding that the overall area shown on the P.O.A.D.P. is not being submitted for review at this time, since the remaining undeveloped area located to the east is to be developed by Doug Cross and a new P.O.A.D.P. for said area will be submitted for review upon completion. Further, that the new P.O.A.D.P. may be submitted under a different name and will show proposed Woodlake Parkway arterial extension and new development. Staff will formally review and comment on said plan at that time.

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.

If you have any questions or if we may be of further assistance, please do not hesitate to contact our office.

Sincerely,

Roland A. Lozano
Director of Planning

RAL/RR/sm
cc: Dean Chadwick, Traffic Engineering

"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)

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

September 29, 1983

Planning Commission
City of San Antonio
P.O. Box 9066
San Antonio, Texas 78285

Attn: Mr. Roland Lozano
Director Planning

RE: Woodlake, Unit-8

Dear Mr. Lozano:

Please find attached three (3) prints and one (1) sepia of the POADP for the above referenced subdivision.

In conjunction with the attached master plan, the following information is submitted:

1. Water supply provided by the City Water Board.
2. Sewer disposal through a collection system owned and operated by the San Antonio River Authority and treated at the Martinez Creek Treatment Plant.
3. This master plan represents all remaining property owned by Doug Saunders within the boundaries of Seguin Road and Foster Road.

If you require any additional information, please do not hesitate to call. We appreciate your review and approval of this plan at the earliest possible date.

Sincerely,
PAPE-DAWSON Consulting Engineers, Inc.

John K. Rinehart

John K. Rinehart

JKR/maf

Attachments

2X/32