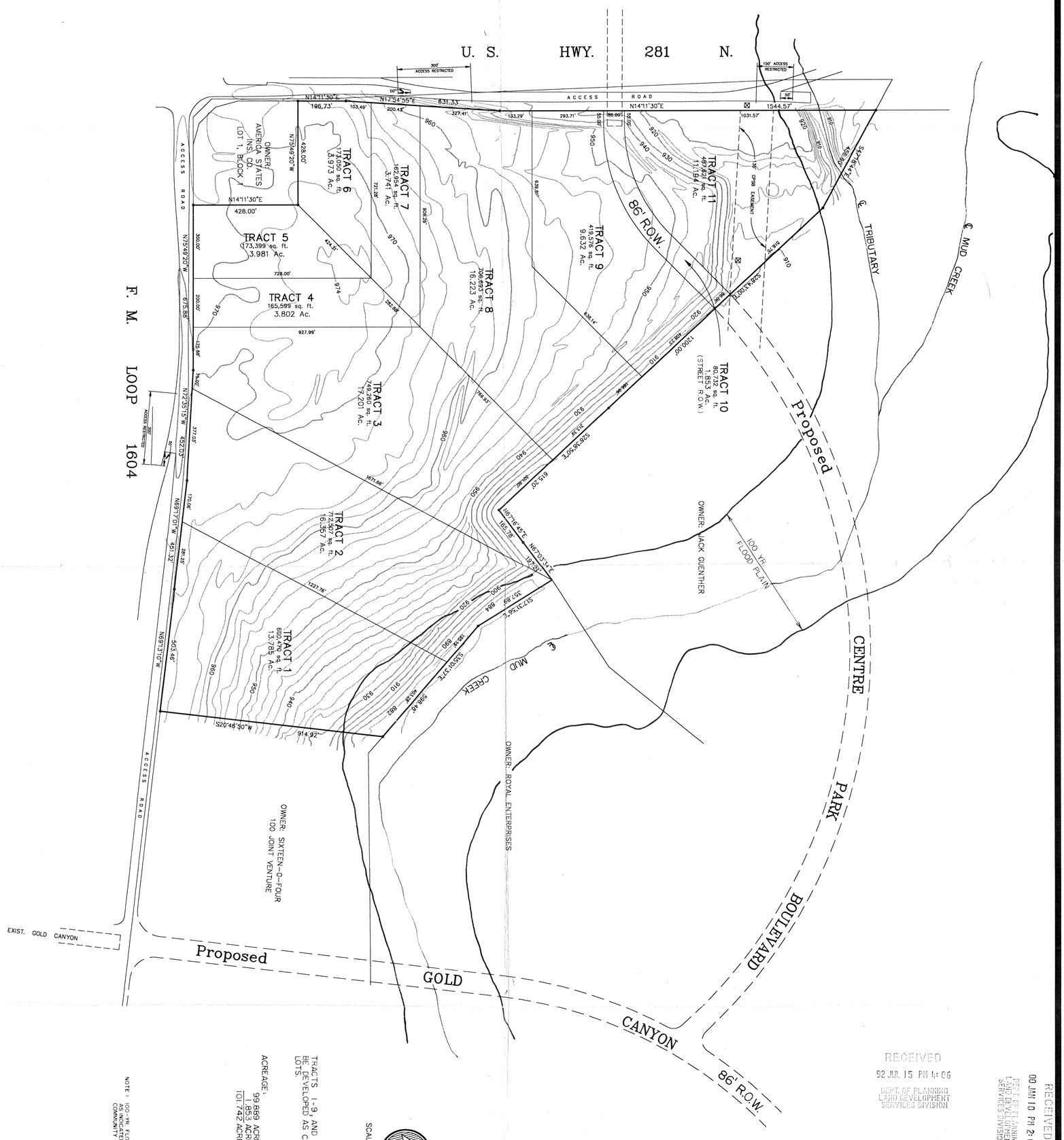

TRACTS 1-9, AND 11 TO BE DEVELOPED AS COMMERCIAL LOTS.

ACREAGE:
99.889 ACRES COMMERCIAL
1.853 ACRES CENTRE PARK R.O.W.
101.742 ACRES TOTAL

NOTE: 100-YR. FLOOD PLAIN SHOWN AS INDICATED BASED ON FIRM COMMUNITY PANEL NO. 480035.02258

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PLAN HAS BEEN ACCEPTED BY THE CITY OF SAN ANTONIO DEVELOPMENT REVIEW COMMITTEE

Date: September 10, 1992
File # [redacted]327
Signed: D. Pack

REVISIONS:

JOB NO. 45456
FILE: ~
DATE: 4/21/92
DESIGN: J.N.
DRAWN: L.R.
CHECKED:
SHEET 1 OF 1

W.F. CASTELLA & ASSOCIATES, INC.
Engineers – Surveyors – Planners
1039 W. Hildebrand – San Antonio, Texas 78201 – (512)734-5351

PRELIMINARY OVERALL DEVELOPMENT PLAN
for
SANTIKOS PROPERTY
1604 / 281 N.

CITY OF SAN ANTONIO
PLANNING DEPARTMENT

September 10, 1992

Mr. Joe F. Nix
W.F. Castella & Associates, Inc.
1039 W. Hildebrand
San Antonio, Texas 78201

RE: Santikos Property Subdivision POADP #327

Mr. Nix:

The Development Review Committee has reviewed and accepted your Santikos Property Subdivision Preliminary Overall Area Development Plan #327. An approved copy is enclosed for your files.

Please note that this action by the committee does not establish any commitment for the provision of utilities, services or zoning 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 Unified Development Code at the time of platting.

If you have any further questions, please call Alex Garcia at 299-7900.

Sincerely,

D. Pasley

David W. Pasley, AICP
Acting Director of Planning

DWP/ALG

cc: Andy Ballard, Traffic Design Engineer

P. O. Box 839966 San Antonio, TX 78283-3966
(512) 299-7870 FAX (512) 299-7897 (512) 299-7245 TDD

W.F. CASTELLA & ASSOCIATES, INC.
Engineers • Surveyors • Planners

J.O. 45456.00
July 14,1992

Mr. Michael O'Neal
Planning Department
City of San Antonio
P.O. Box 839966
San Antonio, Texas 78283-3966

Re: Preliminary Overall Development Plan
Santikos Property 1604/281N

Dear Mr. O'Neal:

Attached are six (6) copies of a POADP for the 101.74 acres owned by Santikos Investments, Inc. The plan is to create ten (10) commercial lots of various sizes, as indicated, with primary access to either FM 1604 or to US Highway 281 North. The Major Thoroughfare Plan indicates Centre Park Boulevard to traverse through the property and connect to the north extension of Gold Canyon. The Centre Park Boulevard intersection with US Highway 281 North is defined by an existing bridge over the highway.

Please review the POADP. The larger lots are to be marketed for uses similar to Home Depot, K-Mart, etc. No public internal streets are anticipated.

Should you or your staff have any questions, please contact us.

Respectfully Submitted
W. F. Castella & Associates, Inc.

Joe F. Nix

CC J.Roy Murray
Santikos Investments, Inc.
3707 N. Saint Marys
San Antonio, Texas 78212

RECEIVED
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DEPT. OF PLANNING
LAND DEVELOPMENT
SERVICES DIVISION

1039 W. Hildebrand • San Antonio, Texas 78201 • (512) 734-5351