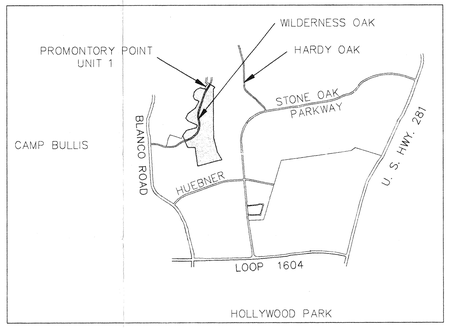
PUD LEGEND	
U2A	INTERSECTION LABEL
	UNIT BOUNDARY
	200' AREA OF NOTIFICATION
	PUD BOUNDARY
04833000000030	PROPERTY TAX ID NUMBER
CB4833	CB/NCB NUMBER
P-3A	PARCEL NUMBER

TABLE B AREA COMPUTATIONS AND RATIOS	UNIT 1A AREA (AC)	UNIT 1 AREA (AC)	UNIT 2 AREA (AC)	UNIT 3 AREA (AC)	UNIT 4 AREA (AC)	UNIT 5 AREA (AC)	UNIT 6 AREA (AC)	UNIT 7 AREA (AC)	UNIT 8 AREA (AC)	UNIT 9 AREA (AC)	TOTAL AREA (AC)
1. GROSS SITE AREA	10.13	30.90	18.43	27.81	22.94	23.85	17.93	17.69	64.19	19.84	253.71
LESS											
A. TOTAL STREET RIGHT OF WAY	2.20	6.52	3.90	5.46	4.29	5.20	2.76	4.73	11.96	2.87	49.89
B. TOTAL DRIVEWAYS (DRIVEWAYS @ 20'x20' EACH LOT)	0.09	1.08	0.49	0.78	0.56	0.73	0.45	0.47	1.85	0.26	6.76
C. TOTAL STRUCTURE COVERAGE (HOMES @ 2500 SF EACH LOT)	2.53	6.77	3.04	4.88	3.50	4.59	2.81	2.93	11.53	1.61	44.19
2. TOTAL OPEN SPACE	5.31	16.53	11.00	16.69	14.59	13.33	11.96	9.56	38.85	15.10	152.92
3. OPEN SPACE RATIO	52.4%	53.5%	59.7%	60.0%	63.6%	55.9%	66.7%	54.0%	60.5%	76.1%	60.3%

TABLE C DENSITY TABLE	UNIT 1A	UNIT 1	UNIT 2	UNIT 3	UNIT 4	UNIT 5	UNIT 6	UNIT 7	UNIT 8	UNIT 9	TOTAL
AREA OF PUD (AC)	10.13	30.90	18.43	27.81	22.94	23.85	17.93	17.69	64.19	19.84	253.71
DWELLING UNITS (EA)	44	117	52	85	60	80	49	51	201	28	770
DENSITY (UNITS/ACRE)	4.3	3.8	2.8	3.1	2.6	3.4	2.7	2.9	3.1	1.4	3.0

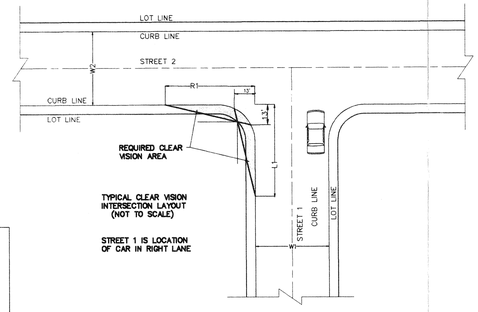


LOCATION MAP N.T.S

GRAPHIC SCALE

200 0 100 200 400 800

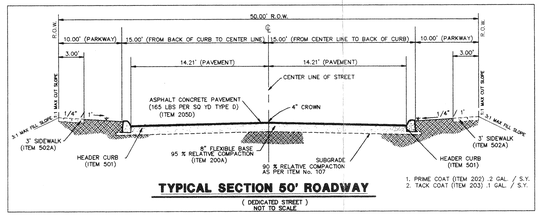
(IN FEET)
1 inch = 200 ft.



TYPICAL CLEAR VISION INTERSECTION LAYOUT (NOT TO SCALE)

STREET 1 IS LOCATION OF CAR IN RIGHT LANE

NOTE:
UNITS 1A, 1, 3, 5, 7, AND 9 WILL NOT HAVE PRIVATE STREETS AND THE STREETS WILL BE DEDICATED TO THE CITY OF SAN ANTONIO FOR MAINTENANCE.



TYPICAL SECTION 50' ROADWAY

(DEDICATED STREET)
NOT TO SCALE

CLEAR VISION CALCULATIONS	
TYPICAL 40' X 62' INTERSECTION (W1 = 40')	NOTE 2
TWO WAY – EQUATION D	R1 = 0.65x(ISD2) – (W1/2 + KD)
	ISD2: 500 LF W1: 40 LF KD: 2
CURB LENGTH = R1	R1: 303 LF
TWO WAY – EQUATION A	L1 = 13x(ISD1)/(13 + (W1/2) + KA) – 4
	ISD1: 300 LF W1: 40 LF KA: 7
CURB LENGTH = L1	L1: 94 LF
TYPICAL 40' X 62' INTERSECTION (W1 = 62')	
TWO WAY – EQUATION D	R1 = 0.65x(ISD2) – (W1/2 + KD)
	ISD2: 300 LF W1: 62 LF KD: –5
CURB LENGTH = R1	R1: 169 LF
TWO WAY – EQUATION A	L1 = 13x(ISD1)/(13 + (W1/2) + KA) – 4
	ISD1: 500 LF W1: 62 LF KA: 0
CURB LENGTH = L1	L1: 144 LF

CLEAR VISION CALCULATIONS	
TYPICAL 40' X 30' INTERSECTION (W1 = 40')	NOTE 4
TWO WAY – EQUATION D	R1 = 0.65x(ISD2) – (W1/2 + KD)
	ISD2: 300 LF W1: 40 LF KD: 2
CURB LENGTH = R1	R1: 173 LF
TWO WAY – EQUATION A	L1 = 13x(ISD1)/(13 + (W1/2) + KA) – 4
	ISD1: 300 LF W1: 40 LF KA: 7
CURB LENGTH = L1	L1: 94 LF
TYPICAL 44 X 30' INTERSECTION (W1 = 30')	
TWO WAY – EQUATION D	R1 = 0.65x(ISD2) – (W1/2 + KD)
	ISD2: 300 LF W1: 30 LF KD: 2
CURB LENGTH = R1	R1: 178 LF
TWO WAY – EQUATION A	L1 = 13x(ISD1)/(13 + (W1/2) + KA) – 4
	ISD1: 300 LF W1: 30 LF KA: 7
CURB LENGTH = L1	L1: 107 LF

TABLE A YARD REQUIREMENTS AND SIDEWALKS	DISTANCE
1. FRONT YARD SETBACK	25'
2. SIDEYARD SETBACK ALL LOTS	10'
3. REAR YARD SETBACK ALL LOTS	30'
4. 3' SIDEWALK REQUIRED ON ALL FRONT AND SIDE YARDS ABUTTING PUBLIC OR PRIVATE STREETS.	

CLEAR VISION CALCULATIONS	
TYPICAL 26' X 40' INTERSECTION	NOTE 5
ONE WAY – EQUATION C	R1 = 0.65x(ISD2) – 2
	ISD2: 300 LF
CURB LENGTH = R1	R1: 193 LF
ONE WAY – EQUATION B	L1 = 0.65(ISD1) – 4
	ISD1: 300 LF
CURB LENGTH = L1	L1: 191 LF

CLEAR VISION CALCULATIONS	
TYPICAL 22' X 40' INTERSECTION	NOTE 5
ONE WAY – EQUATION C	R1 = 0.65x(ISD2) – 2
	ISD2: 300 LF
CURB LENGTH = R1	R1: 193 LF
ONE WAY – EQUATION B	L1 = 0.65(ISD1) – 4
	ISD1: 300 LF
CURB LENGTH = L1	L1: 191 LF

CLEAR VISION CALCULATIONS	
TYPICAL 30' X 30' INTERSECTION	NOTE 1
TWO WAY – EQUATION D	R1 = 0.65x(ISD2) – (W1/2 + KD)
	ISD2: 300 LF W1: 30 LF KD: 2
CURB LENGTH = R1	R1: 178 LF
TWO WAY – EQUATION A	L1 = 13x(ISD1)/(13 + (W1/2) + KA) – 4
	ISD1: 300 LF W1: 30 LF KA: 7
CURB LENGTH = L1	L1: 107 LF

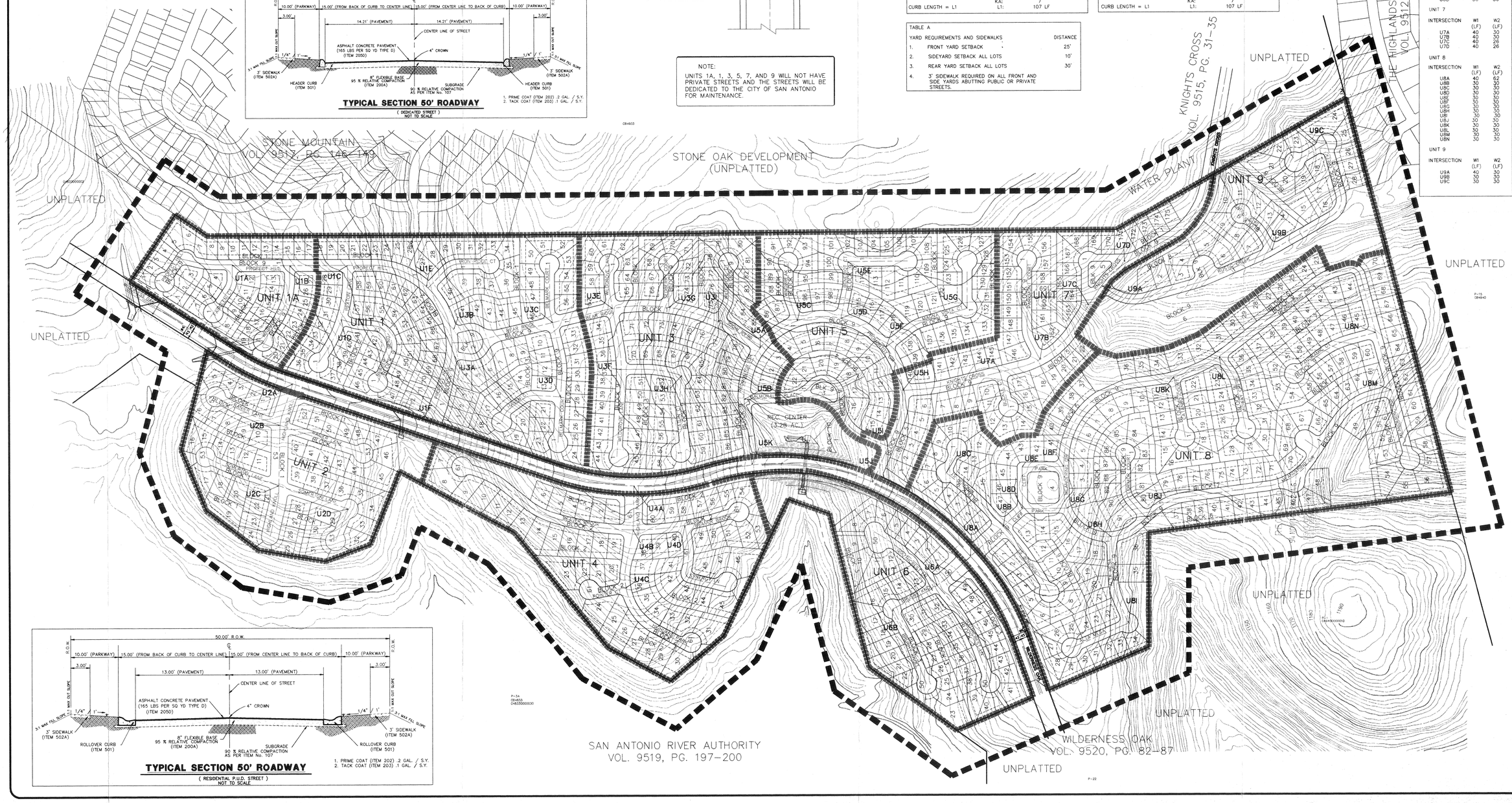
FOR INTERSECTIONS WHERE BOTH STREETS ARE 30' WIDE, USE NOTE 1. FOR INTERSECTIONS WHERE 70' WIDE STREET INTERSECTS 62' WIDE STREET USE NOTE 2. FOR INTERSECTIONS WHERE 62' WIDE STREET INTERSECTS 50' WIDE STREET USE NOTE 3. FOR INTERSECTIONS WHERE 62' WIDE STREET INTERSECTS 30' WIDE STREET USE NOTE 4. FOR STREETS WHERE ONE WAY STREET INTERSECTS TWO WAY STREET USE NOTE 5.

NOTE: ALL STREETS ARE 30' WIDE, EXCEPT WHERE OTHERWISE NOTED.

PLANNING DEPARTMENT FILE COPY

PLAN HAS BEEN ACCEPTED BY THE CITY OF SAN ANTONIO DEVELOPMENT REVIEW COMMITTEE
Date: 11-14-94
File #: 409
Signed: D. Bowley

CLEAR VISION INTERSECTIONS		
UNIT 1		
INTERSECTION	W1 (LF)	W2 (LF)
U1A	40	30
U1B	40	30
U1C	40	30
U1D	30	30
U1E	40	30
U1F	40	62
UNIT 2		
INTERSECTION	W1 (LF)	W2 (LF)
U2A	40	62
U2B	40	30
U2C	40	30
U2D	30	30
UNIT 3		
INTERSECTION	W1 (LF)	W2 (LF)
U3A	62	40
U3B	62	40
U3C	30	30
U3D	30	30
U3E	30	30
U3F	30	30
U3G	30	30
U3H	30	30
U3I	30	30
U3J	40	30
UNIT 4		
INTERSECTION	W1 (LF)	W2 (LF)
U4A	40	62
U4B	30	30
U4C	30	30
U4D	30	30
UNIT 5		
INTERSECTION	W1 (LF)	W2 (LF)
U5A	40	30
U5B	40	30
U5C	40	30
U5D	40	30
U5E	30	30
U5F	40	30
U5G	30	30
U5H	40	30
U5I	40	30
U5J	62	40
U5K	62	40
UNIT 6		
INTERSECTION	W1 (LF)	W2 (LF)
U6A	40	30
U6B	30	30
UNIT 7		
INTERSECTION	W1 (LF)	W2 (LF)
U7A	40	30
U7B	40	30
U7C	40	26
U7D	40	26
UNIT 8		
INTERSECTION	W1 (LF)	W2 (LF)
U8A	40	62
U8B	30	30
U8C	30	30
U8D	30	30
U8E	30	30
U8F	30	30
U8G	30	30
U8H	30	30
U8I	30	30
U8J	30	30
U8K	30	30
U8L	30	30
U8M	30	30
U8N	30	30
UNIT 9		
INTERSECTION	W1 (LF)	W2 (LF)
U9A	40	30
U9B	30	30
U9C	30	30



TYPICAL SECTION 50' ROADWAY

(RESIDENTIAL P.U.D. STREET)
NOT TO SCALE

JOB No. 93728

HALLENBERGER ENGINEERING
ENGINEERS
PLANNERS
SURVEYORS
11322 SIR WINSTON (210) 349-6571
SAN ANTONIO, TEXAS 78216

DATE: FEB. 1994
DESIGNED BY: C.R.H.
DRAWN BY: S.D.A.
CHECKED BY: C.R.H.
SCALE: 1" =200'
FILE NAME: 93728PUD.DWG
SUPPORT: P\93728

REVISIONS			
NO.	DATE	DESCRIPTION	BY

PROMONTORY POINTE AT STONE OAK II PUD

A SINGLE FAMILY RESIDENTIAL DEVELOPMENT BY THE GREAT AMERICA CORPORATION

PUD PLAN

PLAN SHEET

SHEET ____ OF ____

NOTE:
ALL DEDICATED STREETS ARE ALSO ELECTRIC, TELEPHONE , GAS, CABLE TV, WATER, AND SANITARY SEWER EASEMENT.

ALL STREETS ARE DEDICATED.

ALL DEDICATED STREETS ARE POSTAL EASEMENTS.

NOTE:
A LEGAL INSTRUMENT ESTABLISHING A PLAN FOR THE USE AND PERMANENT MAINTENANCE OF THE COMMON AREAS/FACILITIES DESIGNATED ON THIS PLAT IS BEING RECORDED ON THE SAME DATE AS THIS PLAT.

"WASTEWATER EDU NOTE. THE NUMBER OF WASTEWATER EQUIVALENT DWELLING UNITS (EDUs) PAID FOR THIS SUBDIVISION PLAT ARE KEPT ON FILE AT THE SAN ANTONIO WATER SYSTEM UNDER THE PLAT NUMBER ISSUED BY THE PLANNING DEPARTMENT."

HALLENBERGER ENGINEERING
ENGINEERS
PLANNERS
SURVEYORS
11322 SIR WINSTON (512) 349-6571
SAN ANTONIO, TEXAS 78216

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	1243.00'	107.87'	53.97'	107.83'	S23°09'04"W	04°58'19"
C2	25.00'	38.19'	23.94'	34.58'	N23°05'31"W	87°30'50"
C3	25.00'	38.19'	23.94'	34.58'	S69°23'39"W	87°30'50"
C4	25.00'	39.27'	25.00'	35.36'	N68°09'04"E	90°00'00"
C5	25.00'	39.27'	25.00'	35.36'	S21°50'56"E	90°00'00"
C6	430.00'	149.52'	75.52'	148.76'	N76°48'36"W	19°55'20"
C7	25.00'	36.24'	22.14'	33.15'	S45°14'33"E	83°03'26"
C8	370.00'	265.51'	138.76'	259.85'	N87°24'23"W	41°06'55"
C9	430.00'	52.97'	26.52'	52.94'	S75°48'51"W	07°03'29"
C10	25.00'	36.24'	22.14'	33.15'	N37°48'52"E	83°03'26"
C11	230.00'	165.05'	86.26'	161.53'	S87°24'23"E	41°06'55"
C12	670.00'	116.53'	58.41'	116.39'	N08°41'49"W	09°57'56"
C14	25.00'	39.27'	25.00'	35.36'	N31°19'13"E	90°00'00"
C15	25.00'	39.27'	25.00'	35.36'	S58°40'47"E	90°00'00"
C16	25.00'	21.03'	11.18'	20.41'	S79°35'05"E	48°11'23"
C17	25.00'	21.03'	11.18'	20.41'	S52°13'32"W	48°11'23"
C18	50.00'	241.19'	44.72'	66.67'	S13°40'47"E	276°22'46"
C19	25.00'	42.49'	28.45'	37.56'	N69°13'25"W	97°23'26"
C20	25.00'	42.39'	28.33'	37.49'	S13°30'15"W	97°09'14"
C21	420.00'	50.20'	25.13'	50.17'	N17°06'14"W	06°50'56"
C22	480.00'	344.70'	180.16'	337.35'	S34°15'10"E	41°08'46"
C23	420.00'	143.54'	72.48'	142.84'	N44°51'48"W	19°34'53"
C24	175.00'	85.27'	43.50'	84.43'	N76°02'26"E	27°55'08"
C25	125.00'	60.91'	31.07'	60.31'	N76°02'26"E	27°55'08"
C26	25.00'	21.03'	11.18'	20.41'	N65°54'19"E	48°11'23"
C27	25.00'	21.03'	11.18'	20.41'	N65°54'19"W	48°11'23"
C28	50.00'	241.19'	44.72'	66.67'	N00°00'00"E	276°22'46"
C30	1243.00'	225.08'	112.85'	224.77'	N25°51'09"E	10°22'30"
C31	1243.00'	117.21'	58.65'	117.17'	S28°20'19"W	05°24'11"
C32	420.00'	1.26'	0.63'	1.26'	S54°44'23"E	00°10'18"
C33	430.00'	32.64'	16.33'	32.63'	S34°15'21"E	04°20'57"
C34	430.00'	18.77'	9.39'	18.77'	N30°49'50"W	02°30'06"
C35	430.00'	312.81'	163.69'	305.96'	N57°16'16"W	41°40'52"
C36	430.00'	364.23'	193.84'	353.44'	N53°50'44"W	48°31'55"
C37	370.00'	313.41'	166.80'	304.12'	N53°50'44"W	48°31'55"
C38	370.00'	110.96'	55.90'	110.55'	N38°10'16"W	17°10'58"
C39	430.00'	55.46'	27.77'	55.42'	N49°00'21"W	07°23'22"
C40	20.00'	49.81'	59.26'	37.90'	N18°38'59"E	142°42'02"
C41	10.00'	15.65'	9.94'	14.10'	S45°09'57"E	89°40'05"
C42	20.00'	47.13'	48.31'	36.96'	S67°10'43"W	135°01'14"
C43	25.00'	16.09'	8.33'	15.81'	N71°33'54"E	36°52'12"
C44	25.00'	16.09'	8.33'	15.81'	N18°06'11"E	36°52'12"
C45	50.00'	142.60'	342.91'	98.95'	N45°09'57"W	163°24'29"
C46	100.00'	10.22'	5.11'	10.21'	S87°04'22"E	05°51'16"
C47	100.00'	47.56'	24.24'	47.11'	N70°31'15"W	27°14'59"
C48	100.00'	57.78'	29.72'	56.98'	S73°26'52"E	33°06'15"
C49	420.00'	15.19'	7.59'	15.18'	N55°51'41"W	02°04'18"
C50	480.00'	17.35'	8.68'	17.35'	N55°51'41"W	02°04'17"
C51	420.00'	159.98'	80.97'	159.02'	S45°59'06"E	21°49'28"
C52	480.00'	362.06'	190.13'	353.54'	S35°17'18"E	43°13'03"
C54	180.00'	78.63'	39.95'	78.01'	S35°39'57"W	25°01'47"
C55	230.00'	100.48'	51.06'	99.69'	N35°39'54"E	25°01'53"
C59	214.00'	153.78'	80.38'	150.49'	S87°26'04"E	41°10'17"
C60	25.00'	43.26'	29.35'	38.06'	S83°39'53"W	99°08'42"
C61	25.00'	39.28'	25.01'	35.36'	S11°54'41"E	90°01'51"
C62	19.00'	29.85'	19.00'	26.88'	N15°25'13"E	90°00'00"
C63	10.00'	5.10'	2.61'	5.05'	N14°57'21"W	29°14'52"
C64	730.00'	126.97'	63.65'	126.81'	N08°41'49"W	09°57'56"
C65	140.00'	71.47'	36.53'	70.69'	N14°57'21"W	29°14'52"

LINE	DIRECTION	DISTANCE
L1	N44°27'10"E	30.23'
L2	N45°32'50"W	16.00'
L3	N22°14'10"W	61.49'
L4	S22°12'11"E	57.54'
L5	S80°48'28"E	27.70'
L6	S86°25'59"E	56.54'
L7	N54°19'44"W	25.00'
L8	S35°40'16"W	25.00'
L9	N75°05'15"E	16.12'
L10	N35°40'16"E	25.00'
L11	N54°19'44"W	9.00'
L12	S68°02'35"E	4.64'
L13	N70°56'34"W	49.07'
L14	N70°56'34"W	43.65'
L19	S41°49'09"E	50.00'
L21	S72°47'12"W	25.00'
L22	S17°12'48"E	25.00'
L23	N72°47'12"E	25.00'
L24	N76°19'13"E	36.11'
L25	S13°34'45"E	4.50'
L26	N76°19'13"E	25.00'
L27	S13°40'47"E	25.00'
L28	N76°19'13"E	25.00'
L29	S17°42'53"E	16.04'
L30	S13°40'47"E	4.50'
L31	S66°50'56"E	50.97'
L32	S17°57'51"E	4.50'
L33	S66°50'56"E	31.49'
L35	S66°50'56"E	18.84'
L36	S66°49'41"E	9.49'
L36	S66°50'56"E	23.64'
L37	S66°51'39"E	16.36'
L38	N64°47'16"E	21.19'
L39	S25°12'44"E	26.00'
L40	S64°47'16"W	37.02'
L41	S26°33'01"E	28.38'
L42	S00°19'55"E	3.24'
L43	N05°22'44"E	5.02'
L44	N89°40'05"E	8.50'

CERTIFICATE OF APPROVAL

THE UNDERSIGNED, COUNTY JUDGE OF BEXAR COUNTY, TEXAS AND PRESIDING OFFICER OF THE COMMISSIONERS COURT OF BEXAR COUNTY, DOES HEREBY CERTIFY THAT THE ATTACHED PLAT WAS DULY FILED WITH THE COMMISSIONERS COURT OF BEXAR COUNTY, TEXAS AND THAT AFTER EXAMINATION IT APPEARS THAT SAID PLAT IS IN CONFORMITY WITH THE STATUTES, RULES AND REGULATIONS GOVERNING SAME, AND THAT THIS PLAT HAS BEEN APPROVED BY THE SAID COMMISSIONERS COURT.

ON THIS THE ________ DAY OF ____________________ , 19___

ATTESTED

____
COUNTY JUDGE, BEXAR COUNTY, TEXAS

____
COUNTY CLERK
BEXAR COUNTY, TEXAS

NOTE:
FRONT BUILDING SET BACK LINE IS SIGHT CLEARANCE EASEMENT DEFINED AS THE AREA BETWEEN THE BUILDING SET BACK LINE AND THE STREET RIGHT OF WAY LINE.

NOTE:
NO PERMANENT STRUCTURES GREATER THAN 6" IN HEIGHT INCLUDING FENCES, LANDSCAPE, TREES, AND SHRUBS SHALL BE CONSTRUCTED WITHIN SIGHT CLEARANCE EASEMENT.

NOTE:
1/2" IRON RODS SET AT PROPERTY CORNERS.

PLAT NO: 940635

STATE OF TEXAS
CHARLES R. HALLENBERGER
33775
REGISTERED PROFESSIONAL ENGINEER

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.

Charles R Hallenberger
REGISTERED PROFESSIONAL ENGINEER

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE 16th DAY OF July
A.D. 1996.

DAVI A. FISER
MY COMMISSION EXPIRES
April 27, 2000

Davi A. Fiser
NOTARY PUBLIC, BEXAR COUNTY, TEXAS

STATE OF TEXAS
COUNTY OF BEXAR

THE OWNER OF THE LAND SHOWN ON THIS PLAT, ISRAEL FOGIEL, 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.

____
DULY AUTHORIZED AGENT

STATE OF TEXAS
COUNTY OF BEXAR

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED ISRAEL FOGIEL, 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.

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE 24th DAY OF July
A.D. 1996.

JULIE ANN MANGOLD
Notary Public, State of Texas
My Commission Expires
JUNE 27, 1998

Julie Ann Mangold
NOTARY PUBLIC, BEXAR COUNTY, TEXAS

SUBDIVISION PLAT OF

PROMONTORY POINTE AT STONE OAK II P.U.D., UNIT 7

BEING A 16 FOOT SANITARY SEWER EASEMENT (0.04 AC, 0.16 AC, AND 0.42 AC), BEING A 16 FOOT SANITARY SEWER AND TURN AROUND EASEMENT (0.10 AC AND 0.01 AC), BEING A VARIABLE WIDTH DRAINAGE AND SANITARY SEWER EASEMENT (0.06 AC AND 0.02 AC), BEING A SANITARY SEWER, TURNAROUND, ELECTRIC, GAS, TELEPHONE, AND CABLE T.V. EASEMENT (0.03 AC), BEING A 15 FOOT ELECTRIC, GAS, TELEPHONE, AND CABLE T.V. EASEMENT (0.05 AC), BEING A 26 FOOT DRAINAGE EASEMENT (0.02 AC), AND BEING A 20.330 ACRE TRACT SITUATED IN THE COMANCHE CREEK IRRIGATION CO. SURVEY NO. 8, ABSTRACT NO. 176, COUNTY BLOCK 4833, THE L.C. GROTHAUS SURVEY NO. 10, ABSTRACT NO. 931, COUNTY BLOCK 4940, AND THE BEATY, SEALE, AND FORWOOD SURVEY NO. 9, ABSTRACT NO. 112, COUNTY BLOCK 4933, AND BEING A PORTION OF THAT 1272.6364 ACRE TRACT OF LAND DESCRIBED BY DEED RECORDED IN VOLUME 7057, AT PAGES 53-57 OF THE DEED RECORDS OF BEXAR COUNTY, TEXAS.

The City of San Antonio as a part of its electric and gas system (City Public Service Board) is hereby dedicated the easements and Right-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 "Transfomer 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, of 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 areas.

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.

THIS PLAT OF PROMONTORY POINTE AT STONE OAK II P.U.D. UNIT 7 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

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.

DAVI A. FISER
MY COMMISSION EXPIRES
April 27, 2000

Kerry J. Brown
REGISTERED PROFESSIONAL LAND SURVEYOR

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE 16th DAY OF July
A.D. 1996.

Davi A. Fiser
NOTARY PUBLIC, BEXAR COUNTY, TEXAS

STATE OF TEXAS
COUNTY OF BEXAR

I, ______________________ COUNTY CLERK OF SAID COUNTY, DO HEREBY
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.

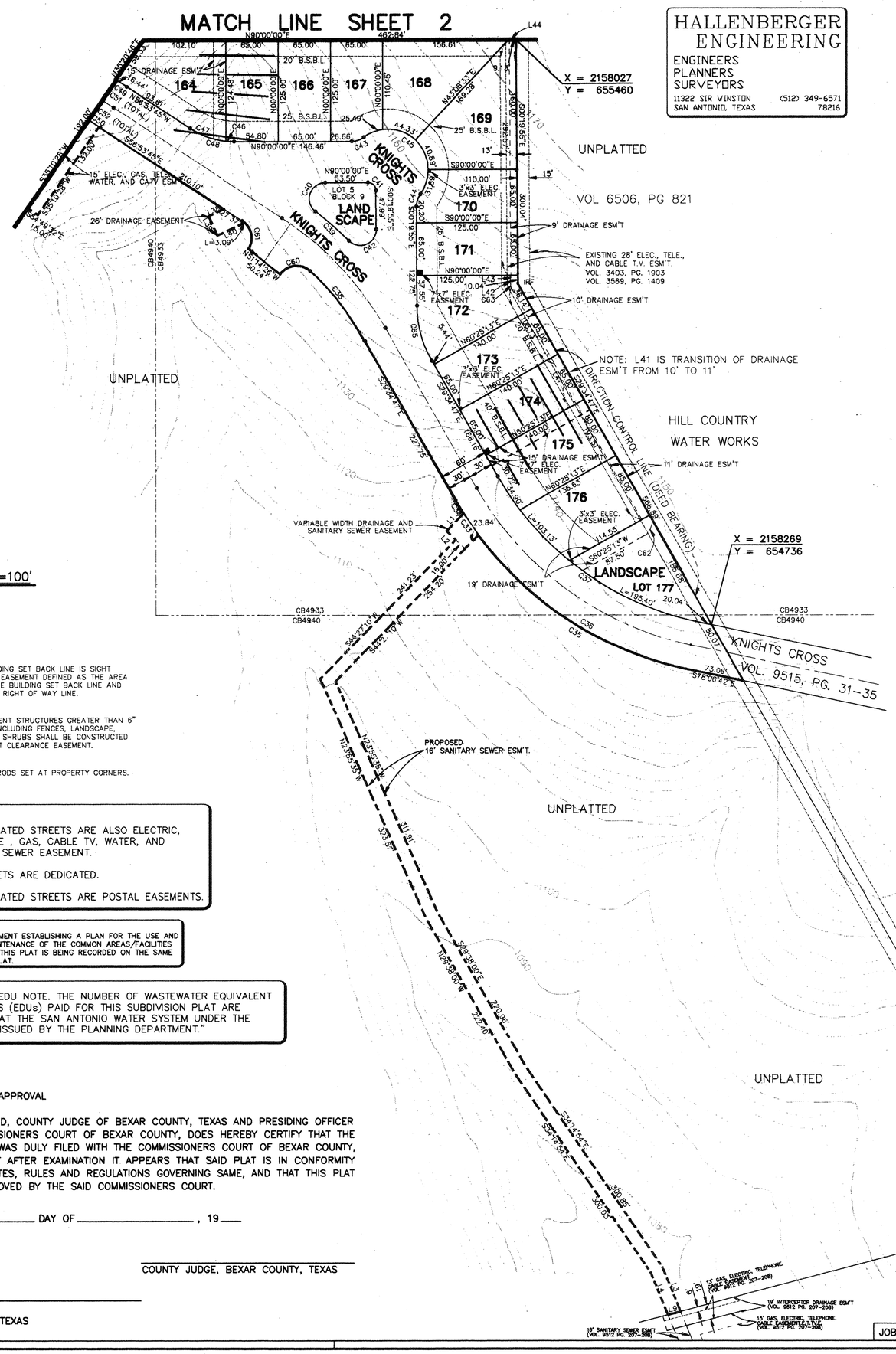
BY: ____________________, DEPUTY

JOB NO: 94712 SHEET NO: 4 OF 4

FILE: 4712PLT3.DWG

409

PLAT NO: 940635



NOTE:
FRONT BUILDING SET BACK LINE IS SIGHT CLEARANCE EASEMENT DEFINED AS THE AREA BETWEEN THE BUILDING SET BACK LINE AND THE STREET RIGHT OF WAY LINE.

NOTE:
NO PERMANENT STRUCTURES GREATER THAN 6" IN HEIGHT INCLUDING FENCES, LANDSCAPE, TREES, AND SHRUBS SHALL BE CONSTRUCTED WITHIN SIGHT CLEARANCE EASEMENT.

NOTE:
1/2" IRON RODS SET AT PROPERTY CORNERS.

NOTE:
ALL DEDICATED STREETS ARE ALSO ELECTRIC, TELEPHONE , GAS, CABLE TV, WATER, AND SANITARY SEWER EASEMENT.

ALL STREETS ARE DEDICATED.

ALL DEDICATED STREETS ARE POSTAL EASEMENTS.

NOTE:
A LEGAL INSTRUMENT ESTABLISHING A PLAN FOR THE USE AND PERMANENT MAINTENANCE OF THE COMMON AREAS/FACILITIES DESIGNATED ON THIS PLAT IS BEING RECORDED ON THE SAME DATE AS THIS PLAT.

"WASTEWATER EDU NOTE. THE NUMBER OF WASTEWATER EQUIVALENT DWELLING UNITS (EDUs) PAID FOR THIS SUBDIVISION PLAT ARE KEPT ON FILE AT THE SAN ANTONIO WATER SYSTEM UNDER THE PLAT NUMBER ISSUED BY THE PLANNING DEPARTMENT."

CERTIFICATE OF APPROVAL

THE UNDERSIGNED, COUNTY JUDGE OF BEXAR COUNTY, TEXAS AND PRESIDING OFFICER OF THE COMMISSIONERS COURT OF BEXAR COUNTY, DOES HEREBY CERTIFY THAT THE ATTACHED PLAT WAS DULY FILED WITH THE COMMISSIONERS COURT OF BEXAR COUNTY, TEXAS AND THAT AFTER EXAMINATION IT APPEARS THAT SAID PLAT IS IN CONFORMITY WITH THE STATUTES, RULES AND REGULATIONS GOVERNING SAME, AND THAT THIS PLAT HAS BEEN APPROVED BY THE SAID COMMISSIONERS COURT.

ON THIS THE _____ DAY OF _____, 19___

ATTESTED

_____
COUNTY JUDGE, BEXAR COUNTY, TEXAS

_____
COUNTY CLERK
BEXAR COUNTY, TEXAS

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.

STATE OF TEXAS
CHARLES R. HALLENBERGER
33775
REGISTERED PROFESSIONAL ENGINEER

Charles R Hallenberger
REGISTERED PROFESSIONAL ENGINEER

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE 16th DAY OF July A.D. 1996.

DAVI A. FISER
MY COMMISSION EXPIRES
April 27, 2000

Davi A. Fiser
NOTARY PUBLIC, BEXAR COUNTY, TEXAS

STATE OF TEXAS
COUNTY OF BEXAR

THE OWNER OF THE LAND SHOWN ON THIS PLAT, ISRAEL FOGIEL, 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.

_____
DULY AUTHORIZED AGENT

STATE OF TEXAS
COUNTY OF BEXAR

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED ISRAEL FOGIEL, 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.

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE 24th DAY OF July A.D. 1996.

JULIE ANN MANGOLD
Notary Public, State of Texas
My Commission Expires
JUNE 27, 1998

Julie Ann Mangold
NOTARY PUBLIC, BEXAR COUNTY, TEXAS

SUBDIVISION PLAT OF

PROMONTORY POINTE AT STONE OAK II P.U.D., UNIT 7

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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.

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DATED THIS____DAY OF_____A.D., 19____

BY: _____
CHAIRMAN

BY: _____
SECRETARY

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.

STATE OF TEXAS
KENNETH J. BROWN
4916
REGISTERED PROFESSIONAL LAND SURVEYOR

DAVI A. FISER
MY COMMISSION EXPIRES
April 27, 2000

Kenny J. Brown
REGISTERED PROFESSIONAL LAND SURVEYOR

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE 16th DAY OF July A.D. 1996.

Davi A. Fiser
NOTARY PUBLIC, BEXAR COUNTY, TEXAS

STATE OF TEXAS
COUNTY OF BEXAR

I,_____COUNTY CLERK OF SAID COUNTY, DO HEREBY
ON THE_____DAY OF_____A.D. _____
AT_____M. AND DULY RECORDED THE _____ DAY OF _____
A.D._____AT_____M. IN THE RECORDS OF _____
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IN TESTIMONY WHEREOF, WITNESS MY HAND AND OFFICIAL SEAL OF OFFICE, THIS____
DAY OF_____, A.D. _____.

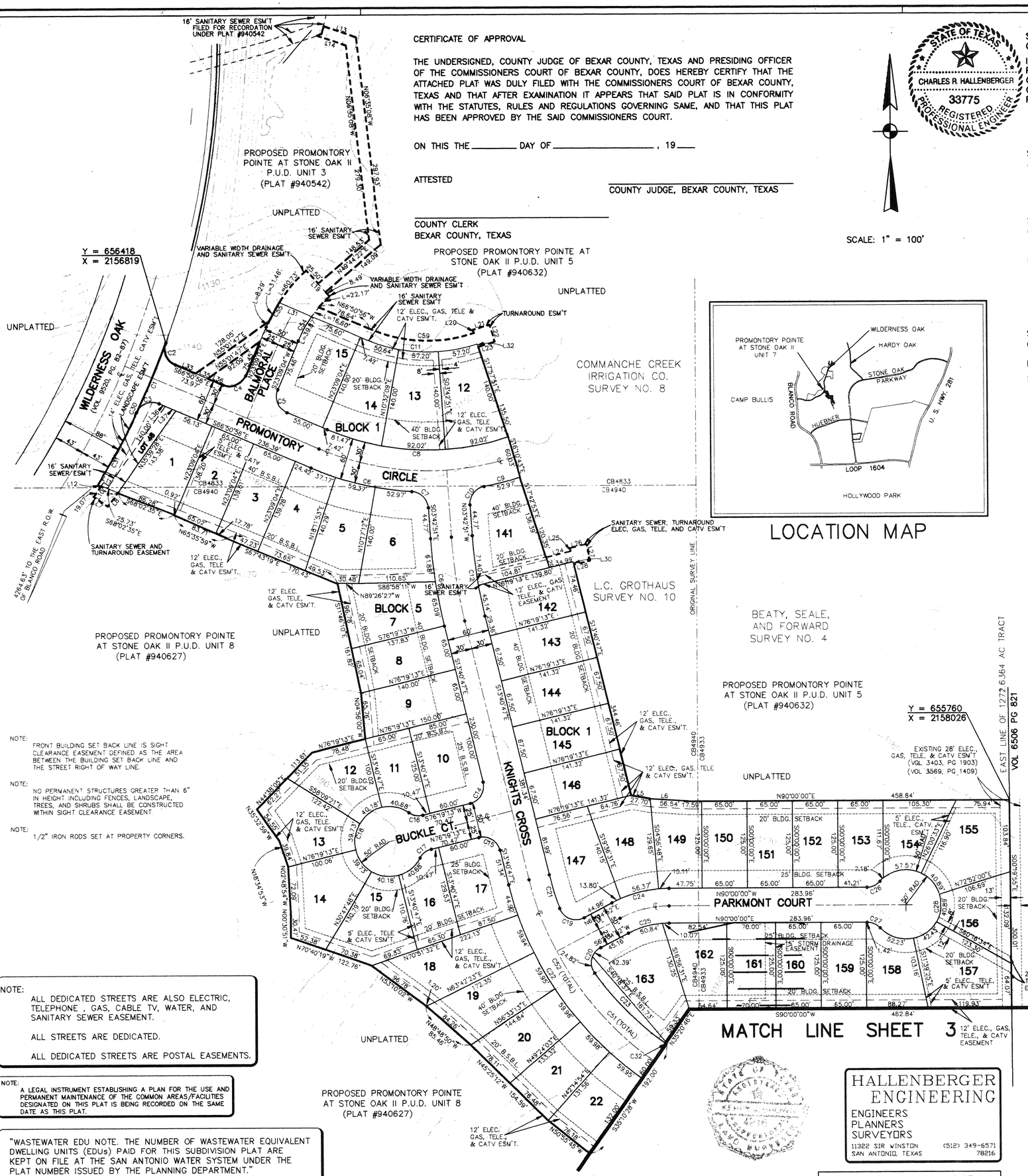
COUNTY CLERK, BEXAR COUNTY, TEXAS.

BY: _____, DEPUTY

JOB NO: 94712 SHEET NO: 3 OF 4

FILE: 4712PLT2.DWG

PLAT NO: 940635



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ON THIS THE _____ DAY OF _____, 19____

ATTESTED

_____ COUNTY JUDGE, BEXAR COUNTY, TEXAS

_____ COUNTY CLERK BEXAR COUNTY, TEXAS

SCALE: 1" = 100'

STATE OF TEXAS
CHARLES R. HALLENBERGER
33775
REGISTERED PROFESSIONAL ENGINEER

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.

Charles R Hallenberger
REGISTERED PROFESSIONAL ENGINEER

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE 16th DAY OF July A.D. 1996.

DAVI A. FISER
MY COMMISSION EXPIRES
April 27, 2000

Davi A. Fiser
NOTARY PUBLIC, BEXAR COUNTY, TEXAS

STATE OF TEXAS
COUNTY OF BEXAR

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_____ DULY AUTHORIZED AGENT

STATE OF TEXAS
COUNTY OF BEXAR

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JULIE ANN MARGARITA
NOTARY PUBLIC, BEXAR COUNTY, TEXAS

LOCATION MAP

SUBDIVISION PLAT OF

PROMONTORY POINTE AT STONE OAK II P.U.D., UNIT 7

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DATED THIS_____DAY OF_____A.D., 19____

BY: _____ CHAIRMAN

BY: _____ SECRETARY

STATE OF TEXAS
COUNTY OF BEXAR

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DAVI A. FISER
MY COMMISSION EXPIRES
April 27, 2000

Kerry G. Brown
REGISTERED PROFESSIONAL LAND SURVEYOR

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE 16th DAY OF July A.D. 1996.

Davi A. Fiser
NOTARY PUBLIC, BEXAR COUNTY, TEXAS

STATE OF TEXAS
COUNTY OF BEXAR

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DAY OF_____, A.D._____.

COUNTY CLERK, BEXAR COUNTY, TEXAS.

BY: _____, DEPUTY

NOTE: FRONT BUILDING SET BACK LINE IS SIGHT CLEARANCE EASEMENT DEFINED AS THE AREA BETWEEN THE BUILDING SET BACK LINE AND THE STREET RIGHT OF WAY LINE.

NOTE: NO PERMANENT STRUCTURES GREATER THAN 6" IN HEIGHT INCLUDING FENCES, LANDSCAPE, TREES, AND SHRUBS SHALL BE CONSTRUCTED WITHIN SIGHT CLEARANCE EASEMENT.

NOTE: 1/2" IRON RODS SET AT PROPERTY CORNERS.

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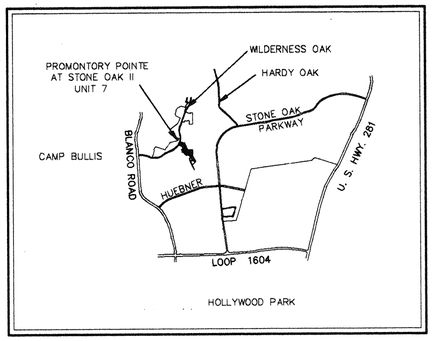
"WASTEWATER EDU NOTE. THE NUMBER OF WASTEWATER EQUIVALENT DWELLING UNITS (EDUs) PAID FOR THIS SUBDIVISION PLAT ARE KEPT ON FILE AT THE SAN ANTONIO WATER SYSTEM UNDER THE PLAT NUMBER ISSUED BY THE PLANNING DEPARTMENT."

HALLENBERGER ENGINEERING
ENGINEERS
PLANNERS
SURVEYORS
11322 SIR WINSTON (512) 349-6571
SAN ANTONIO, TEXAS 78216

JOB NO: 94712 SHEET NO: 2 OF 4

FILE: 4712PLT1.DWG

PLAT NO: 940635

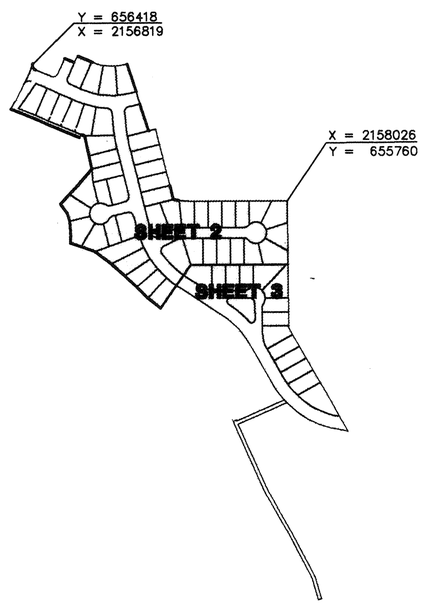


LOCATION MAP

FENCING ON DRAINAGE EASEMENTS

NO FENCING, THAT WILL INTERFERE WITH ADEQUATE DRAINAGE FLOW, SHALL BE ALLOWED ON OR ACROSS SUCH LINES. FENCING SHALL BE ALLOWED ACROSS DRAINAGE EASEMENTS ONLY SUCH THAT THE BOTTOM OF FENCE SHALL BE A MINIMUM OF THE FLOW DEPTH PLUS FREEBOARD ABOVE DESIGN FLOW LINE OF CHANNEL OR DRAIN. PUBLIC DRAINAGE EASEMENTS SHALL BE ACCESSIBLE THROUGH FENCES WITH AN APPROVED TYPE OF GATE SYSTEM.

INDEX MAP



SCALE: 1" = 500'

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ON THIS THE _____ DAY OF _____, 19___

ATTESTED

_____
COUNTY JUDGE, BEXAR COUNTY, TEXAS

_____
COUNTY CLERK
BEXAR COUNTY, TEXAS

PUD NOTE

THE DEVELOPER DEDICATES THE SANITARY SEWER MAINS UPON COMPLETION BY THE DEVELOPER AND ACCEPTANCE BY THE SAN ANTONIO WATER SYSTEM. THE SAN ANTONIO WATER SYSTEM WILL OWN AND MAINTAIN SAID SANITARY SEWER MAINS WHICH ARE LOCATED WITHIN THIS PARTICULAR SUBDIVISION PLAT.

STATE OF TEXAS
CHARLES R HALLENBERGER
33775
REGISTERED PROFESSIONAL ENGINEER

STATE OF TEXAS
COUNTY OF BEXAR

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Charles R Hallenberger
REGISTERED PROFESSIONAL ENGINEER

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE 16th DAY OF July A.D. 1996.

Davi A. Fiser
NOTARY PUBLIC, BEXAR COUNTY, TEXAS

DAVI A. FISER
MY COMMISSION EXPIRES
April 27, 2000

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COUNTY OF BEXAR

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Julie Ann Mangold
NOTARY PUBLIC, BEXAR COUNTY, TEXAS

JULIE ANN MANGOLD
State of Texas
My Commission Expires
JUNE 27, 1998

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THIS PLAT OF PROMONTORY POINTE AT STONE OAK II P.U.D. UNIT 7 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

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.

STATE OF TEXAS
KENNY J. BROWN
REGISTERED PROFESSIONAL LAND SURVEYOR

DAVI A. FISER
MY COMMISSION EXPIRES
April 27, 2000

Kenny J. Brown
REGISTERED PROFESSIONAL LAND SURVEYOR

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE 16th DAY OF July A.D. 1996.

Davi A. Fiser
NOTARY PUBLIC, BEXAR COUNTY, TEXAS

STATE OF TEXAS
COUNTY OF BEXAR

I,_____COUNTY CLERK OF SAID COUNTY, DO HEREBY
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

HALLENBERGER ENGINEERING
ENGINEERS
PLANNERS
SURVEYORS
11322 SIR WINSTON (512) 349-6571
SAN ANTONIO, TEXAS 78216

JOB NO: 94712 SHEET NO: 1 OF 4

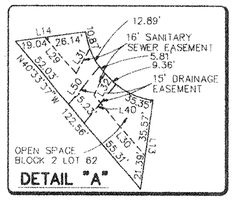
FILE: 4712INDX.DWG

409

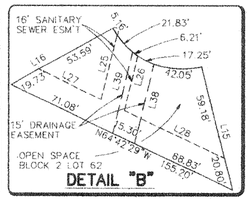
PLAT NO: 940629

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	50.00'	241.15'	44.75'	66.69'	N76°18'37"E	276°20'15"
C2	25.00'	20.34'	10.77'	19.78'	S38°33'11"E	46°36'38"
C3	25.00'	21.77'	11.63'	21.09'	N09°31'54"E	49°53'41"
C4	1002.00'	31.25'	15.63'	31.25'	N16°08'28"W	01°47'13"
C5	952.00'	26.90'	13.45'	26.90'	S16°13'31"E	01°37'08"
C6	1398.00'	358.06'	180.01'	357.08'	N09°41'51"W	14°40'28"
C7	1448.00'	130.39'	65.24'	130.35'	N14°27'18"W	05°09'34"
C8	25.00'	38.00'	23.76'	34.44'	N55°24'58"W	87°04'53"
C9	25.00'	38.85'	24.58'	35.05'	N36°31'46"E	89°01'39"
C10	1448.00'	161.32'	80.74'	161.23'	N04°47'34"W	06°22'59"
C11	25.00'	42.06'	27.95'	37.27'	N45°50'00"E	96°23'13"
C12	25.00'	32.74'	19.19'	30.45'	N39°07'04"W	75°02'00"
C13	25.00'	40.55'	26.31'	36.25'	S43°01'32"E	92°55'21"
C14	25.00'	39.63'	25.36'	35.61'	N48°44'15"E	90°49'03"
C15	1398.00'	323.80'	162.63'	323.08'	N10°04'15"E	13°16'14"
C16	1448.00'	338.08'	169.81'	337.31'	S10°01'03"W	13°22'38"
C17	375.00'	51.47'	25.78'	51.43'	N20°38'19"E	07°51'53"
C18	425.00'	87.22'	43.76'	87.07'	N22°35'08"E	11°45'32"
C19	25.00'	37.89'	23.66'	34.37'	N47°05'44"E	86°50'07"
C20	25.00'	37.89'	23.66'	34.37'	S46°04'09"E	86°50'07"
C21	600.00'	36.79'	18.40'	36.79'	N87°43'48"W	03°30'49"
C22	1200.00'	130.26'	65.19'	130.19'	N82°44'38"W	06°13'10"
C23	600.00'	93.54'	46.87'	93.45'	N72°10'05"W	08°55'58"
C24	325.00'	71.82'	36.06'	71.68'	S85°57'56"E	12°39'44"
C25	25.00'	35.69'	21.65'	32.73'	S51°24'12"E	81°47'12"
C26	25.00'	30.77'	17.68'	28.87'	N24°45'16"E	70°31'44"
C27	50.00'	218.63'	70.71'	81.65'	S65°14'44"E	250°31'44"
C28	25.00'	35.69'	21.65'	32.73'	S30°23'01"W	81°47'12"
C29	275.00'	402.28'	246.81'	367.36'	N70°23'27"E	83°48'55"
C30	325.00'	242.74'	127.35'	237.14'	S49°52'48"W	42°47'38"
C31	25.00'	30.77'	17.68'	28.87'	S06°46'53"E	70°31'44"
C32	50.00'	218.63'	70.71'	81.65'	S83°13'07"W	250°31'44"
C33	300.00'	106.88'	54.01'	106.32'	N88°45'00"W	20°24'48"
C34	350.00'	131.04'	66.30'	130.28'	S88°13'51"E	21°27'06"
C35	15.00'	14.92'	8.15'	14.32'	S50°02'23"E	57°00'26"
C36	25.00'	38.66'	24.40'	34.92'	N58°11'41"E	88°36'02"
C37	50.00'	171.56'	342.96'	98.95'	N60°10'08"E	196°35'22"
C38	15.00'	13.62'	7.32'	13.16'	S12°06'56"E	52°01'12"
C39	25.00'	30.77'	17.68'	28.87'	N21°22'12"W	70°31'44"
C40	50.00'	218.63'	70.71'	81.65'	S68°37'48"W	250°31'44"
C41	150.00'	257.62'	173.79'	227.11'	N63°05'47"E	98°24'15"
C42	725.00'	36.80'	18.40'	36.80'	S69°09'21"E	02°54'30"
C43	1573.00'	258.37'	129.48'	258.08'	N04°02'33"W	09°24'40"
C44	1573.00'	164.18'	82.16'	164.10'	S13°35'37"E	05°58'48"
C45	1127.00'	217.72'	109.20'	217.38'	N11°30'01"W	11°04'08"
C46	1273.00'	304.82'	153.14'	304.09'	S10°10'31"E	13°43'10"
C47	1273.00'	324.80'	163.28'	323.92'	S11°39'04"W	14°37'07"
C48	1157.00'	468.76'	237.64'	465.56'	N05°25'43"W	23°12'48"
C49	50.00'	34.95'	18.22'	34.25'	S81°23'23"W	40°03'09"
C50	1243.00'	776.62'	401.45'	764.05'	S00°51'49"W	35°47'53"
C51	375.00'	96.21'	48.37'	95.94'	N31°55'14"E	14°41'58"
C52	425.00'	152.12'	76.88'	151.31'	N29°00'59"E	20°30'28"
C53	25.00'	21.03'	11.18'	20.41'	N42°51'26"E	48°11'24"
C54	50.00'	241.19'	44.72'	66.67'	N71°14'15"W	276°22'46"
C55	25.00'	21.03'	11.18'	20.41'	S05°19'56"E	48°11'23"
C56	375.00'	134.22'	67.84'	133.51'	S29°00'59"W	20°30'28"
C57	425.00'	80.15'	40.19'	80.03'	S33°52'04"W	10°48'19"
C58	1273.00'	118.96'	59.52'	118.91'	N21°38'14"E	05°21'15"

LINE	DIRECTION	DISTANCE
L1	N17°02'05"W	18.29'
L2	S17°02'05"E	18.29'
L3	N16°42'22"E	3.57'
L4	N16°42'22"E	3.57'
L5	N10°30'36"W	12.97'
L6	S22°42'52"W	29.36'
L7	S17°02'05"E	18.27'
L8	S18°45'45"W	4.39'
L9	N04°31'19"E	11.92'
L10	N47°14'55"E	21.89'
L11	S46°13'20"E	21.89'
L12	N17°02'05"W	18.28'
L13	N07°51'04"E	56.96'
L14	N82°14'40"E	45.18'
L15	N14°24'44"W	79.98'
L16	N61°06'37"E	73.32'
L17	N22°42'52"E	26.65'
L18	S64°42'29"E	115.81'
L19	N10°04'17"W	167.12'
L20	S10°04'17"E	66.00'
L21	S10°04'17"E	101.53'
L23	N56°06'05"E	29.07'
L24	N56°06'05"E	32.57'
L25	N13°53'40"E	41.47'
L26	N13°53'40"E	35.24'
L27	S64°42'29"E	43.89'
L28	S64°42'29"E	70.16'
L29	S40°33'37"E	30.43'
L30	S40°33'37"E	50.49'
L31	N28°28'59"E	18.33'
L32	N28°28'59"E	15.00'
L33	S28°28'59"W	25.00'
L34	N61°31'01"W	9.00'
L35	S50°56'53"W	42.94'
L36	S10°30'36"E	50.74'
L37	N10°30'36"W	51.49'
L38	S13°53'40"W	51.18'
L39	N13°53'40"E	52.36'
L40	S39°27'49"W	31.53'
L41	S50°43'47"E	87.70'
L42	S50°43'47"E	91.44'
L43	S28°18'17"W	38.91'
L44	S46°02'44"E	114.21'
L45	S46°02'44"E	90.15'
L47	N28°18'17"E	102.72'
L48	S28°18'17"W	92.64'
L49	N62°21'02"E	23.86'
L50	N39°27'49"E	30.70'
L51	S50°56'53"W	27.05'
L52	S61°31'01"E	9.74'
L53	N21°51'36"W	67.73'
L54	S21°51'36"E	62.98'
L55	N03°49'43"W	130.47'
L56	N15°54'39"W	18.11'
L57	N74°05'21"E	8.00'
L58	S15°54'39"E	18.96'
L59	S03°49'43"E	131.06'



DETAIL "A"



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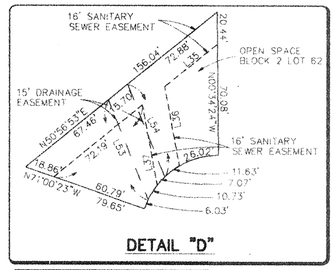
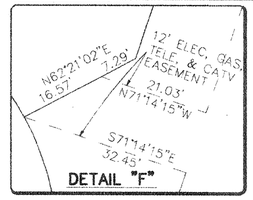


DETAIL "D"



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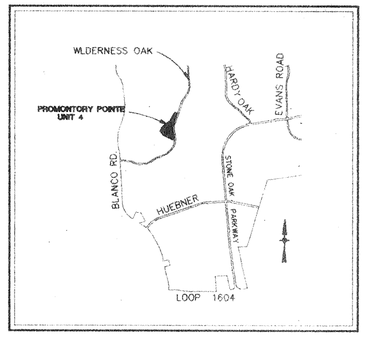


LOCATION MAP

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.

Charles R Hallenberger
REGISTERED PROFESSIONAL ENGINEER

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE 25th DAY OF July A.D. 1996.

Davi A. Fiser
NOTARY PUBLIC, BEXAR COUNTY, TEXAS

DAVI A. FISER
MY COMMISSION EXPIRES
April 27, 2000

STATE OF TEXAS
COUNTY OF BEXAR

THE OWNER OF THE LAND SHOWN ON THIS PLAT, ISRAEL FOGIEL, 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.

DULY AUTHORIZED AGENT

STATE OF TEXAS
COUNTY OF BEXAS

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

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE 24th DAY OF July A.D. 1996.

Julie Ann Yiansold
NOTARY PUBLIC, BEXAR COUNTY, TEXAS

SUBDIVISION PLAT OF

PROMONTORY POINTE AT STONE OAK II P.U.D. UNIT 4

BEING A 24.862 ACRE TRACT SITUATED IN THE COMANCHE CREEK IRRIGATION CO. SURVEY NO. 8, ABSTRACT NO. 176, COUNTY BLOCK 4833 AND BEING A PORTION OF THAT 59.312 ACRE TRACT 1 DESCRIBED BY SPECIAL WARRANTY DEED RECORDED IN VOLUME 5748 AT PAGES 1405–1413 OF THE REAL PROPERTY RECORDS OF BEXAR COUNTY, TEXAS.

The City of San Antonio as a part of its electric and gas system (City Public Service Board) is hereby dedicated the easements and Right–of–Way for electric and gas dis-- tribution 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, of 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 areas.

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.

THIS PLAT OF PROMONTORY POINTE AT STONE OAK II P.U.D., UNIT 4 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

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.

DAVI A. FISER
MY COMMISSION EXPIRES
April 27, 2000

Kerry G. Brown
REGISTERED PROFESSIONAL LAND SURVEYOR

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE 24th DAY OF July A.D. 1996.

Davi A. Fiser
NOTARY PUBLIC, BEXAR COUNTY, TEXAS

STATE OF TEXAS
COUNTY OF BEXAR

I,_____COUNTY CLERK OF SAID COUNTY, DO HEREBY 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

NOTE:
ALL PRIVATE STREETS ARE ALSO ELECTRIC, TELEPHONE , GAS, CABLE TV, WATER, AND SANITARY SEWER EASEMENT.

ALL STREETS ARE PRIVATE.

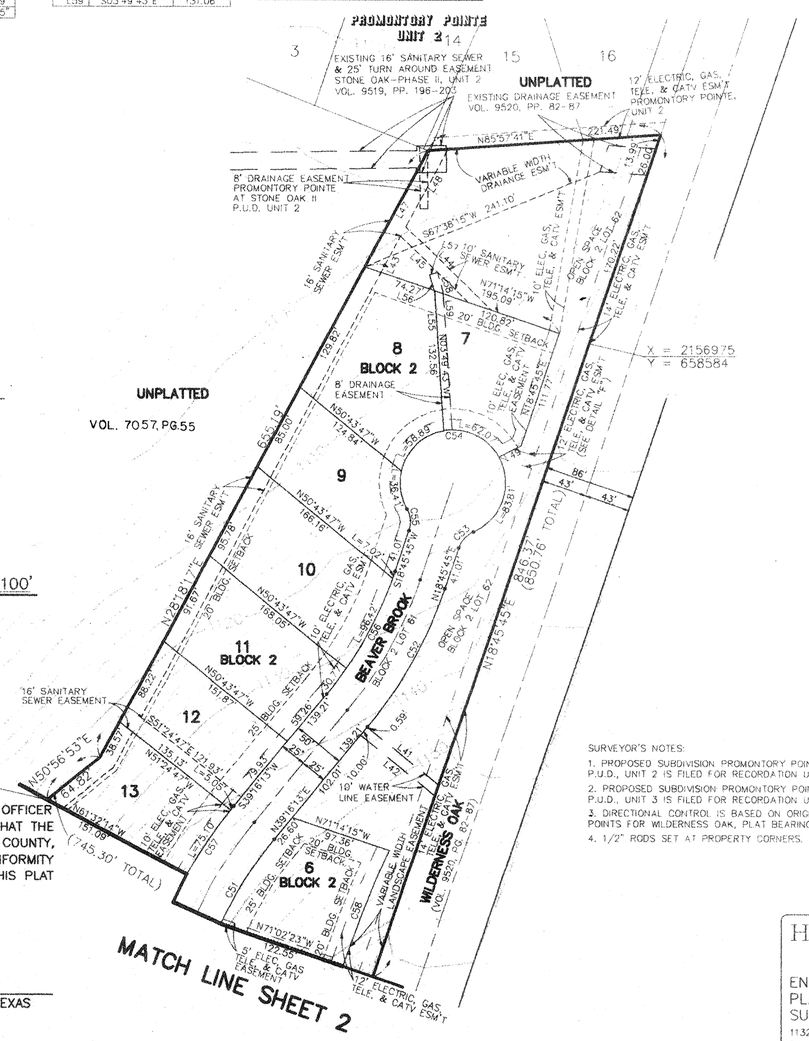
ALL PRIVATE STREETS ARE POSTAL EASEMENTS.

P.U.D. NOTE
THE DEVELOPER DEDICATES THE SANITARY SEWER MAINS UPON COMPLETION BY THE DEVELOPER AND ACCEPTANCE BY THE SAN ANTONIO WATER SYSTEM. THE SAN ANTONIO WATER SYSTEM WILL OWN AND MAINTAIN SAID SANITARY SEWER MAINS WHICH ARE LOCATED WITHIN THIS PARTICULAR SUBDIVISION PLAT.

NOTE:
A LEGAL INSTRUMENT ESTABLISHING A PLAN FOR THE USE AND PERMANENT MAINTENANCE OF THE COMMON AREAS/FACILITIES DESIGNATED ON THIS PLAT IS BEING RECORDED ON THE SAME DATE AS THIS PLAT.

SCALE: 1"=100'

"WASTEWATER EDU NOTE. THE NUMBER OF WASTEWATER EQUIVALENT DWELLING UNITS (EDUs) PAID FOR THIS SUBDIVISION PLAT ARE KEPT ON FILE AT THE SAN ANTONIO WATER SYSTEM UNDER THE PLAT NUMBER ISSUED BY THE PLANNING DEPARTMENT."



CERTIFICATE OF APPROVAL

THE UNDERSIGNED, COUNTY JUDGE OF BEXAR COUNTY, TEXAS AND PRESIDING OFFICER OF THE COMMISSIONERS COURT OF BEXAR COUNTY, DOES HEREBY CERTIFY THAT THE ATTACHED PLAT WAS DULY FILED WITH THE COMMISSIONERS COURT OF BEXAR COUNTY, TEXAS AND THAT AFTER EXAMINATION IT APPEARS THAT SAID PLAT IS IN CONFORMITY WITH THE STATUTES, RULES AND REGULATIONS GOVERNING SAME, AND THAT THIS PLAT HAS BEEN APPROVED BY THE SAID COMMISSIONERS COURT.

ON THIS THE_____ DAY OF_____, 19____

ATTESTED

COUNTY JUDGE, BEXAR COUNTY, TEXAS

COUNTY CLERK
BEXAR COUNTY, TEXAS

SURVEYOR'S NOTES:
1. PROPOSED SUBDIVISION PROMONTORY POINTE AT STONE OAK II P.U.D., UNIT 2 IS FILED FOR RECORDATION UNDER PLAT NO. 940541
2. PROPOSED SUBDIVISION PROMONTORY POINTE AT STONE OAK II P.U.D., UNIT 3 IS FILED FOR RECORDATION UNDER PLAT NO. 940542
3. DIRECTIONAL CONTROL IS BASED ON ORIGINAL R.O.W. REFERENCE POINTS FOR WILDERNESS OAK, PLAT BEARING.
4. 1/2" RODS SET AT PROPERTY CORNERS.

HALLENBERGER ENGINEERING
ENGINEERS
PLANNERS
SURVEYORS
11322 SIR WINSTON (210) 349-6571
SAN ANTONIO, TEXAS 78216

JOB NO: 94705 SHEET NO: 03 OF 03

FILE: 4705PLT2.DWG

PLAT NO: 940629

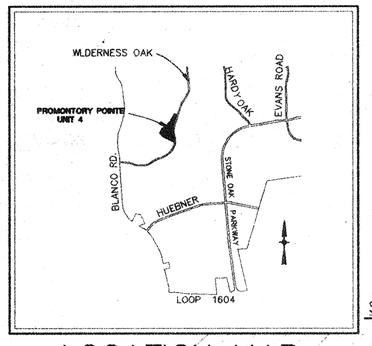
"WASTEWATER EDU NOTE. THE NUMBER OF WASTEWATER EQUIVALENT DWELLING UNITS (EDUs) PAID FOR THIS SUBDIVISION PLAT ARE KEPT ON FILE AT THE SAN ANTONIO WATER SYSTEM UNDER THE PLAT NUMBER ISSUED BY THE PLANNING DEPARTMENT."

NOTE:
A LEGAL INSTRUMENT ESTABLISHING A PLAN FOR THE USE AND PERMANENT MAINTENANCE OF THE COMMON AREAS/FACILITIES DESIGNATED ON THIS PLAT IS BEING RECORDED ON THE SAME DATE AS THIS PLAT.

NOTE:
ALL PRIVATE STREETS ARE ALSO ELECTRIC, TELEPHONE, GAS, CABLE TV, WATER, AND SANITARY SEWER EASEMENTS.

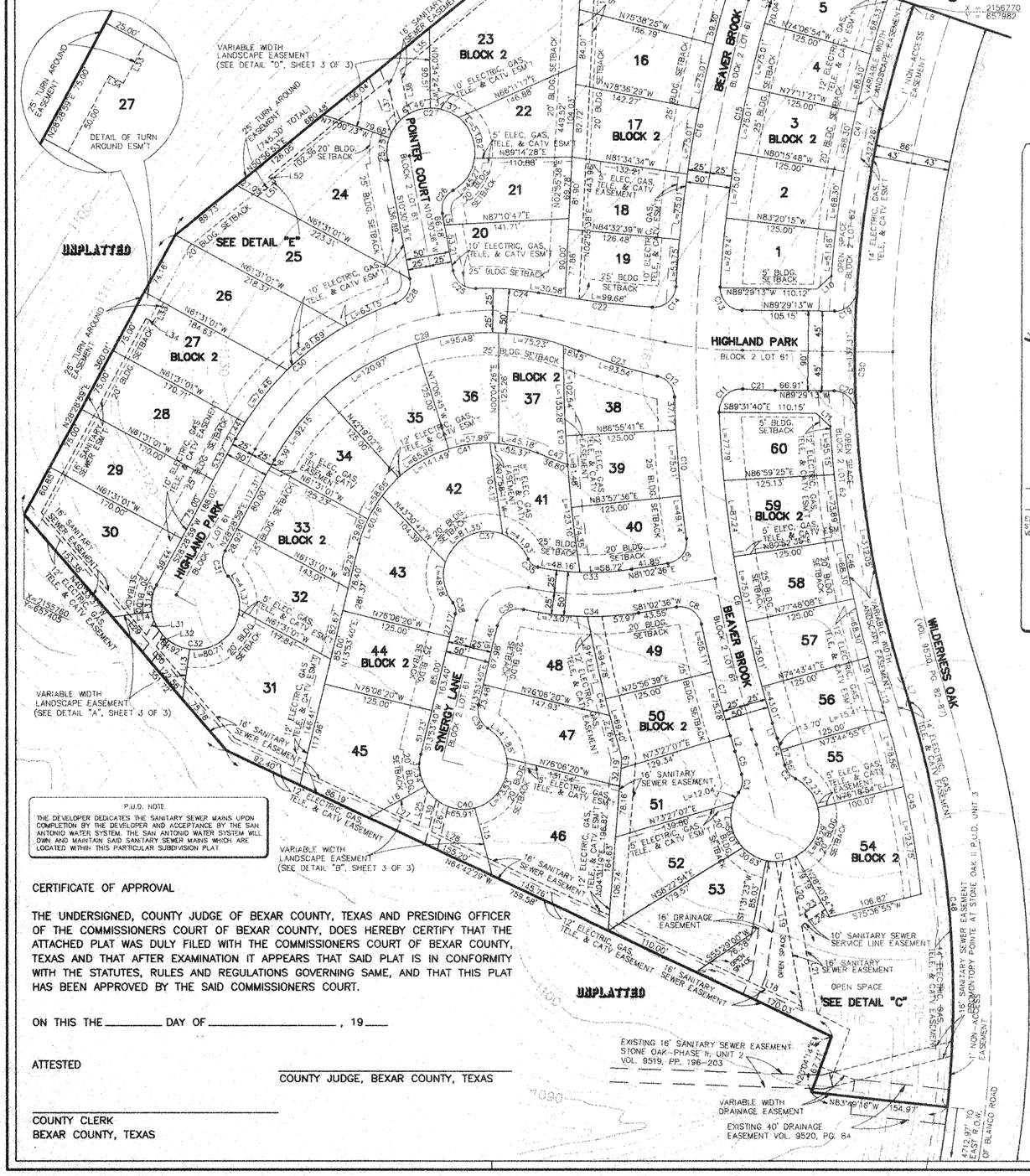
ALL STREETS ARE PRIVATE.

ALL PRIVATE STREETS ARE POSTAL EASEMENTS.



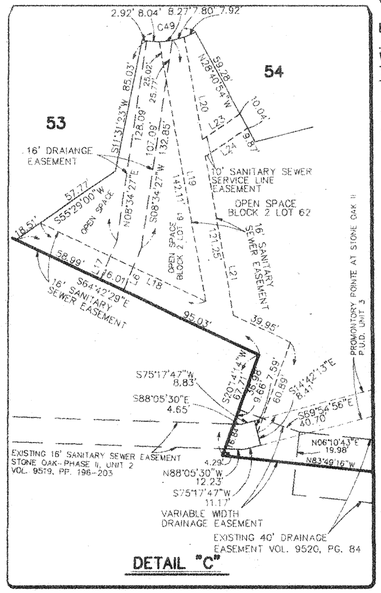
LOCATION MAP

SCALE: 1"=100'



SURVEYOR'S NOTES:

1. PROPOSED SUBDIVISION PROMONTORY POINTE AT STONE OAK II P.U.D., UNIT 2 IS FILED FOR RECORDATION UNDER PLAT NO. 940541
2. PROPOSED SUBDIVISION PROMONTORY POINTE AT STONE OAK II P.U.D., UNIT 3 IS FILED FOR RECORDATION UNDER PLAT NO. 940542
3. DIRECTIONAL CONTROL IS BASED ON ORIGINAL R.O.W. REFERENCE POINTS FOR WILDERNESS OAK, PLAT BEARING.
4. 1/2" RODS SET AT PROPERTY CORNERS.



P.U.D. NOTE

THE DEVELOPER DEDICATES THE SANITARY SEWER MAINS UPON COMPLETION BY THE DEVELOPER AND ACCEPTANCE BY THE SAN ANTONIO WATER SYSTEM. THE SAN ANTONIO WATER SYSTEM WILL OWN AND MAINTAIN SAID SANITARY SEWER MAINS WHICH ARE LOCATED WITHIN THIS PARTICULAR SUBDIVISION PLAT.

CERTIFICATE OF APPROVAL

THE UNDERSIGNED, COUNTY JUDGE OF BEXAR COUNTY, TEXAS AND PRESIDING OFFICER OF THE COMMISSIONERS COURT OF BEXAR COUNTY, DOES HEREBY CERTIFY THAT THE ATTACHED PLAT WAS DULY FILED WITH THE COMMISSIONERS COURT OF BEXAR COUNTY, TEXAS AND THAT AFTER EXAMINATION IT APPEARS THAT SAID PLAT IS IN CONFORMITY WITH THE STATUTES, RULES AND REGULATIONS GOVERNING SAME, AND THAT THIS PLAT HAS BEEN APPROVED BY THE SAID COMMISSIONERS COURT.

ON THIS THE _____ DAY OF _____, 19____

ATTESTED

_____
COUNTY JUDGE, BEXAR COUNTY, TEXAS

_____
COUNTY CLERK
BEXAR COUNTY, TEXAS

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.

Charles R Hallenberger
REGISTERED PROFESSIONAL ENGINEER

STATE OF TEXAS
CHARLES R. HALLENBERGER
33775
REGISTERED PROFESSIONAL ENGINEER

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE 25th DAY OF July A.D. 1996.

Davi A. Fiser
NOTARY PUBLIC, BEXAR COUNTY, TEXAS

DAVI A. FISER
MY COMMISSION EXPIRES
April 27, 2000

STATE OF TEXAS
COUNTY OF BEXAR

THE OWNER OF THE LAND SHOWN ON THIS PLAT, ISRAEL FOGIEL, 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.

_____
DULY AUTHORIZED AGENT

STATE OF TEXAS
COUNTY OF BEXAS

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

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE 24th DAY OF July A.D. 1996.

JULIE ANN MARGOLD
MY COMMISSION EXPIRES
JULY 24, 1996

Julie Ann Margold
NOTARY PUBLIC, BEXAR COUNTY, TEXAS

SUBDIVISION PLAT OF

PROMONTORY POINTE AT STONE OAK II P.U.D. UNIT 4

BEING A 24.862 ACRE TRACT SITUATED IN THE COMANCHE CREEK IRRIGATION CO. SURVEY NO. 8, ABSTRACT NO. 176, COUNTY BLOCK 4833 AND BEING A PORTION OF THAT 59.312 ACRE TRACT 1 DESCRIBED BY SPECIAL WARRANTY DEED RECORDED IN VOLUME 5748 AT PAGES 1405-1413 OF THE REAL PROPERTY RECORDS OF BEXAR COUNTY, TEXAS.

The City of San Antonio as a part of its electric and gas system (City Public Service Board) is hereby dedicated the easements and Right-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, of 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 areas.

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.

THIS PLAT OF PROMONTORY POINTE AT STONE OAK II P.U.D., UNIT 4 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

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.

DAVI A. FISER
MY COMMISSION EXPIRES
April 27, 2000

Kenny G. Brown
REGISTERED PROFESSIONAL LAND SURVEYOR

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE 24th DAY OF July A.D. 1996.

Davi A. Fiser
NOTARY PUBLIC, BEXAR COUNTY, TEXAS

STATE OF TEXAS
COUNTY OF BEXAR

I, _____ COUNTY CLERK OF SAID COUNTY, DO HEREBY
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.

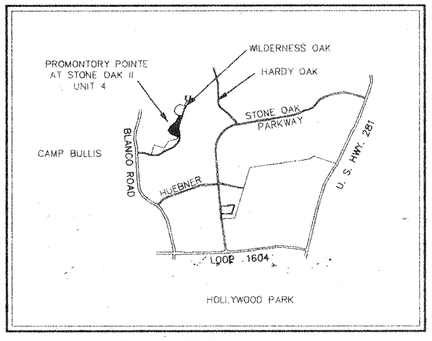
BY: _____, DEPUTY

HALLENBERGER ENGINEERING
ENGINEERS
PLANNERS
SURVEYORS
11322 SIR WINSTON (210) 349-6571
SAN ANTONIO, TEXAS 78216

JOB NO: 94705 SHEET NO: 02 OF 03

FILE: 4705PLT1.DWG

PLAT NO: 940629



LOCATION MAP

FENCING ON DRAINAGE EASEMENTS

NO FENCING, THAT WILL INTERFERE WITH ADEQUATE DRAINAGE FLOW, SHALL BE ALLOWED ON OR ACROSS SUCH LINES. FENCING SHALL BE ALLOWED ACROSS DRAINAGE EASEMENTS ONLY SUCH THAT THE BOTTOM OF FENCE SHALL BE A MINIMUM OF THE FLOW DEPTH PLUS FREEBOARD ABOVE DESIGN FLOW LINE OF CHANNEL OR DRAIN. PUBLIC DRAINAGE EASEMENTS SHALL BE ACCESSIBLE THROUGH FENCES WITH AN APPROVED TYPE OF GATE SYSTEM.

"WASTEWATER EDU NOTE. THE NUMBER OF WASTEWATER EQUIVALENT DWELLING UNITS (EDUs) PAID FOR THIS SUBDIVISION PLAT ARE KEPT ON FILE AT THE SAN ANTONIO WATER SYSTEM UNDER THE PLAT NUMBER ISSUED BY THE PLANNING DEPARTMENT."

STATE OF TEXAS
CHARLES R. HALLENBERGER
33775
REGISTERED PROFESSIONAL ENGINEER

STATE OF TEXAS
COUNTY OF BEXAR

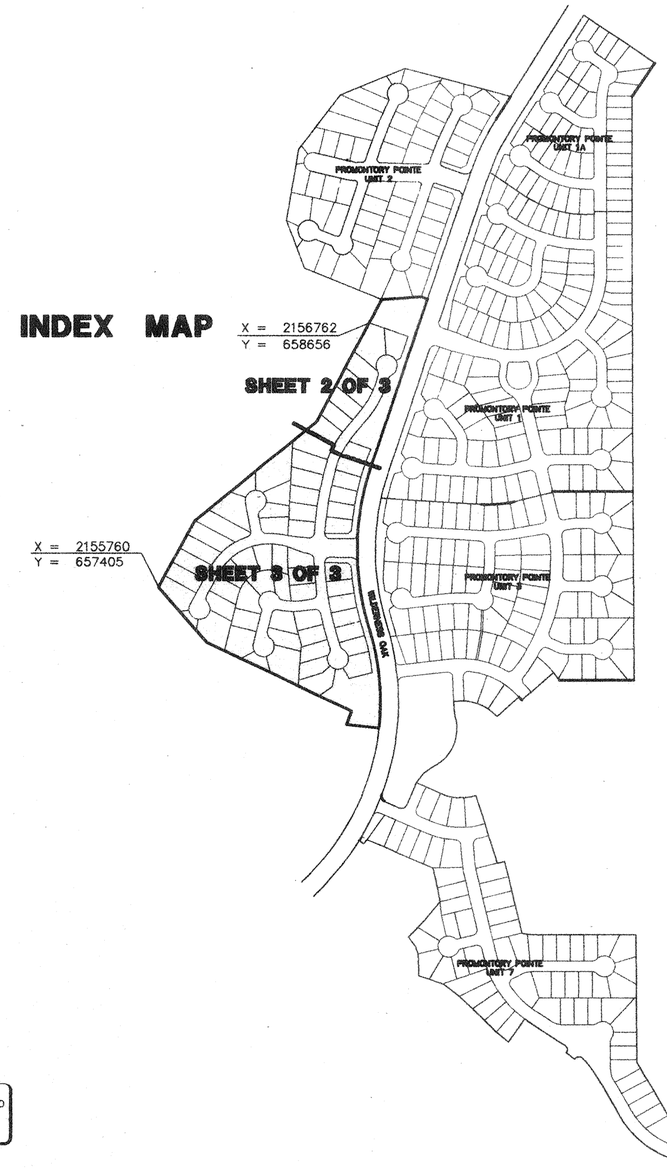
I HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN THIS PLAT TO THE MATTERS OF STREETS, LOTS AND DRAINAGE LAYOUT AND TO THE BEST OF MY KNOWLEDGE THIS PLAT CONFORMS TO ALL REQUIREMENTS OF THE SUBDIVISION ORDINANCE, EXCEPT FOR THOSE VARIANCES THAT MAY HAVE BEEN GRANTED BY THE PLANNING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

Charles R. Hallenberger
REGISTERED PROFESSIONAL ENGINEER

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE 25th DAY OF July A.D. 19 96.

DAVI A. FISER
MY COMMISSION EXPIRES
April 27, 2000

Davi A. Fiser
NOTARY PUBLIC, BEXAR COUNTY, TEXAS



STATE OF TEXAS
COUNTY OF BEXAR

THE OWNER OF THE LAND SHOWN ON THIS PLAT, ISRAEL FOGIEL, 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.

DULY AUTHORIZED AGENT

STATE OF TEXAS
COUNTY OF BEXAR

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SWORN TO AND SUBSCRIBED BEFORE ME THIS THE 24th DAY OF July A.D. 19 96.

JULIE ANN MANGOLD
Notary Public State of Texas
My Commission Expires
JULIE ANN MASGARD
NOTARY PUBLIC, BEXAR COUNTY, TEXAS

SUBDIVISION PLAT OF

PROMONTORY POINTE AT STONE OAK II P.U.D. UNIT 4

BEING A 24.862 ACRE TRACT SITUATED IN THE COMANCHE CREEK IRRIGATION CO. SURVEY NO. 8, ABSTRACT NO. 176, COUNTY BLOCK 4833 AND BEING A PORTION OF THAT 59.312 ACRE TRACT 1 DESCRIBED BY SPECIAL WARRANTY DEED RECORDED IN VOLUME 5748 AT PAGES 1405-1413 OF THE REAL PROPERTY RECORDS OF BEXAR COUNTY, TEXAS.

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THIS PLAT OF PROMONTORY POINTE AT STONE OAK II P.U.D. UNIT 4 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

SURVEYOR'S NOTES:

1. PROPOSED SUBDIVISION PROMONTORY POINTE AT STONE OAK II P.U.D., UNIT 2 IS FILED FOR RECORDATION UNDER PLAT NO. 940541
2. PROPOSED SUBDIVISION PROMONTORY POINTE AT STONE OAK II P.U.D., UNIT 3 IS FILED FOR RECORDATION UNDER PLAT NO. 940542
3. DIRECTIONAL CONTROL IS BASED ON ORIGINAL R.O.W. REFERENCE POINTS FOR WILDERNESS OAK, PLAT BEARING.
4. 1/2" RODS SET AT PROPERTY CORNERS.

NOTE:
A LEGAL INSTRUMENT ESTABLISHING A PLAN FOR THE USE AND PERMANENT MAINTENANCE OF THE COMMON AREAS/FACILITIES DESIGNATED ON THIS PLAT IS BEING RECORDED ON THE SAME DATE AS THIS PLAT.

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.

DAVI A. FISER
MY COMMISSION EXPIRES
April 27, 2000

Kerry G. Brown
REGISTERED PROFESSIONAL LAND SURVEYOR

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE 24th DAY OF July A.D. 19 96.

Davi A. Fiser
NOTARY PUBLIC, BEXAR COUNTY, TEXAS

CERTIFICATE OF APPROVAL

THE UNDERSIGNED, COUNTY JUDGE OF BEXAR COUNTY, TEXAS AND PRESIDING OFFICER OF THE COMMISSIONERS COURT OF BEXAR COUNTY, DOES HEREBY CERTIFY THAT THE ATTACHED PLAT WAS DULY FILED WITH THE COMMISSIONERS COURT OF BEXAR COUNTY, TEXAS AND THAT AFTER EXAMINATION IT APPEARS THAT SAID PLAT IS IN CONFORMITY WITH THE STATUTES, RULES AND REGULATIONS GOVERNING SAME, AND THAT THIS PLAT HAS BEEN APPROVED BY THE SAID COMMISSIONERS COURT.

ON THIS THE_____ DAY OF_____, 19____

ATTESTED

COUNTY JUDGE, BEXAR COUNTY, TEXAS

COUNTY CLERK
BEXAR COUNTY, TEXAS

PUD NOTE

THE DEVELOPER DEDICATES THE SANITARY SEWER MAINS UPON COMPLETION BY THE DEVELOPER AND ACCEPTANCE BY THE SAN ANTONIO WATER SYSTEM. THE SAN ANTONIO WATER SYSTEM WILL OWN AND MAINTAIN SAID SANITARY SEWER MAINS WHICH ARE LOCATED WITHIN THIS PARTICULAR SUBDIVISION PLAT.

HALLENBERGER ENGINEERING
ENGINEERS
PLANNERS
SURVEYORS
11322 SIR WINSTON (210) 349-6571
SAN ANTONIO, TEXAS 78216

STATE OF TEXAS
COUNTY OF BEXAR

I, _____ COUNTY CLERK OF SAID COUNTY, DO HEREBY
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

JOB NO: 94705 SHEET NO: 1 OF 3

FILE: 4705INDX.DWG

PLAT NO: 940541

CERTIFICATE OF APPROVAL

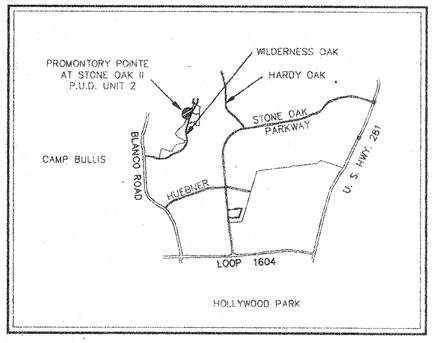
THE UNDERSIGNED, COUNTY JUDGE OF BEXAR COUNTY, TEXAS AND PRESIDING OFFICER OF THE COMMISSIONERS COURT OF BEXAR COUNTY, DOES HEREBY CERTIFY THAT THE ATTACHED PLAT WAS DULY FILED WITH THE COMMISSIONERS COURT OF BEXAR COUNTY, TEXAS AND THAT AFTER EXAMINATION IT APPEARS THAT SAID PLAT IS IN CONFORMITY WITH THE STATUTES, RULES AND REGULATIONS GOVERNING SAME, AND THAT THIS PLAT HAS BEEN APPROVED BY THE SAID COMMISSIONERS COURT.

ON THIS THE _____ DAY OF _____, 19____

ATTESTED

COUNTY JUDGE, BEXAR COUNTY, TEXAS

COUNTY CLERK
BEXAR COUNTY, TEXAS



LOCATION MAP

PUD NOTE
THE DEVELOPER DEDICATES THE SANITARY SEWER MAINS UPON COMPLETION BY THE DEVELOPER AND ACCEPTANCE BY THE SAN ANTONIO WATER SYSTEM. THE SAN ANTONIO WATER SYSTEM WILL OWN AND MAINTAIN SAID SANITARY SEWER MAINS WHICH ARE LOCATED WITHIN THIS PARTICULAR SUBDIVISION PLAT.

NOTE:
A LEGAL INSTRUMENT ESTABLISHING A PLAN FOR THE USE AND PERMANENT MAINTENANCE OF THE COMMON AREAS/FACILITIES DESIGNATED ON THIS PLAT IS BEING RECORDED ON THE SAME DATE AS THIS PLAT.

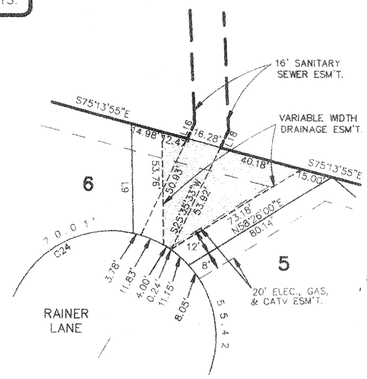
NOTE:
ALL PRIVATE STREETS ARE ALSO ELECTRIC, TELEPHONE , GAS, CABLE TV, WATER, AND SANITARY SEWER EASEMENT.

ALL STREETS ARE PRIVATE STREETS.

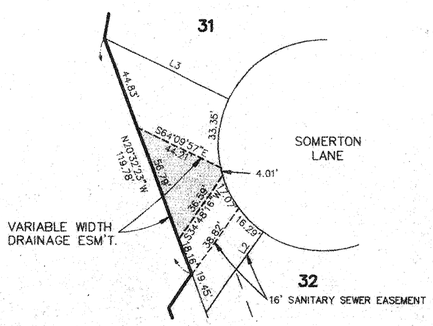
ALL PRIVATE STREETS ARE POSTAL EASEMENTS.

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	25.00'	39.28'	25.01'	35.36'	S26°13'36"E	90°01'18"
C2	15.00'	23.56'	14.99'	21.21'	N63°46'24"E	89°58'42"
C3	15.00'	13.62'	7.32'	13.16'	S07°14'51"E	52°01'12"
C4	50.00'	247.87'	39.04'	61.54'	S71°14'15"E	284°02'25"
C5	15.00'	13.62'	7.32'	13.16'	S44°46'22"W	52°01'12"
C6	15.00'	28.15'	20.46'	24.20'	N34°59'50"W	107°31'10"
C7	15.00'	18.98'	10.99'	17.74'	N55°00'10"E	72°28'50"
C8	15.00'	13.62'	7.32'	13.16'	N07°14'51"W	52°01'12"
C9	50.00'	171.98'	333.11'	98.89'	S65°16'44"W	197°04'23"
C10	15.00'	13.62'	7.32'	13.16'	S42°11'41"E	52°01'12"
C11	15.00'	13.62'	7.32'	13.16'	N85°47'07"E	52°01'12"
C12	50.00'	247.87'	39.04'	61.54'	N21°47'43"E	284°02'25"
C13	15.00'	13.62'	7.32'	13.16'	N42°11'41"W	52°01'12"
C14	15.00'	24.36'	15.82'	21.77'	N65°16'44"E	93°01'58"
C15	15.00'	27.45'	19.49'	23.77'	N33°39'17"W	104°50'04"
C16	43.00'	135.09'	<infinite>	86.00'	S13°08'20"W	180°00'00"
C17	15.00'	18.98'	10.99'	17.74'	N55°00'10"E	72°28'50"
C18	15.00'	13.40'	7.18'	12.96'	N00°08'30"E	51°10'32"
C19	50.00'	247.86'	39.04'	61.55'	S63°25'51"E	284°01'49"
C20	15.00'	13.85'	7.46'	13.36'	S52°08'12"W	52°53'42"
C21	15.00'	28.15'	20.46'	24.20'	S34°59'50"E	107°31'10"
C22	15.00'	18.97'	10.99'	17.73'	N55°00'29"E	72°28'12"
C23	15.00'	13.35'	7.16'	12.92'	N03°40'31"E	51°00'23"
C24	50.00'	247.86'	39.05'	61.55'	S59°48'54"E	284°01'32"
C25	15.00'	13.90'	7.49'	13.40'	N55°39'32"E	53°04'40"
C26	15.00'	23.73'	15.17'	21.33'	N25°53'57"W	90°37'59"
C27	25.00'	39.52'	25.25'	35.53'	N64°04'18"E	90°34'30"
C28	1733.00'	210.73'	105.49'	210.60'	N22°14'46"E	06°58'01"
C29	1683.00'	203.46'	101.86'	203.34'	N22°13'33"E	06°55'36"
C30	1443.00'	262.06'	131.39'	261.70'	N23°58'33"E	10°24'20"
C31	1393.00'	235.90'	118.23'	235.62'	S24°16'07"W	09°42'10"
C32	157.00'	32.60'	16.36'	32.54'	S82°48'32"E	11°53'45"
C33	243.00'	39.06'	19.57'	39.02'	N81°28'00"W	09°12'39"
C34	1243.00'	295.07'	148.23'	294.38'	S25°33'45"W	13°36'05"

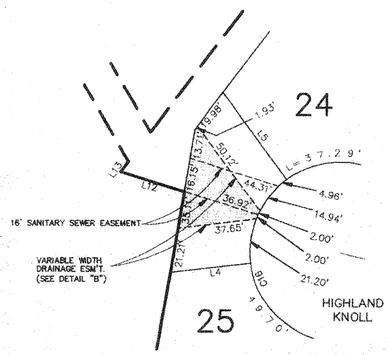
LINE	DIRECTION	DISTANCE
L1	S26°13'36"E	28.29'
L2	S34°48'16"W	47.25'
L3	N64°09'57"W	65.95'
L4	S83°21'58"W	38.51'
L5	S36°32'45"E	51.17'
L6	S88°45'25"E	24.44'
L7	S32°25'34"E	51.54'
L8	N15°46'39"E	77.27'
L9	S00°58'07"E	52.01'
L10	S89°15'30"W	19.80'
L11	N34°48'16"E	19.45'
L12	S72°29'10"E	31.66'
L13	S37°16'01"W	6.01'
L14	N44°14'51"E	16.60'
L15	S32°28'25"E	16.25'
L16	S25°35'33"W	7.68'
L17	S68°15'41"E	17.53'
L18	S25°35'33"W	8.67'
L21	S64°27'36"W	28.62'
L22	S00°41'47"E	55.47'
L23	S89°18'13"W	7.40'
L24	N00°41'47"W	58.53'



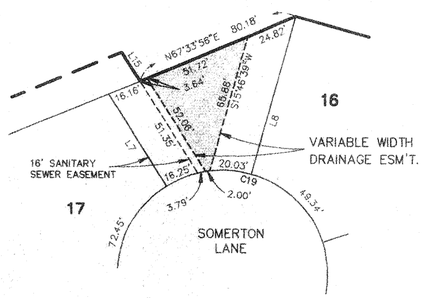
DETAIL D
SCALE: 1" = 50'



DETAIL A
SCALE: 1" = 50'



DETAIL B
SCALE: 1" = 50'



DETAIL C
SCALE: 1" = 50'

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.

Charles R Hallenberger
REGISTERED PROFESSIONAL ENGINEER

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE 26th DAY OF July A.D. 19 96.

DAVI A. FISER
MY COMMISSION EXPIRES
April 27, 2000

Davi A. Fiser
NOTARY PUBLIC, BEXAR COUNTY, TEXAS

STATE OF TEXAS
COUNTY OF BEXAR

THE OWNER OF THE LAND SHOWN ON THIS PLAT, ISRAEL FOGIEL, 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.

DULY AUTHORIZED AGENT

STATE OF TEXAS
COUNTY OF BEXAR

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JULIE ANN MARGOLD
Notary Public, State of Texas
My Commission Expires
June 27, 1998

Julie Ann Margold
NOTARY PUBLIC, BEXAR COUNTY, TEXAS

SUBDIVISION PLAT OF

PROMONTORY POINTE AT STONE OAK II P.U.D. UNIT 2

BEING A 16' SANITARY SEWER EASEMENT (0.1368 AC, 0.3787 AC, AND 0.1496 AC), BEING A 8' DRAINAGE EASEMENT (0.01 AC), AND BEING A 17.596 ACRE TRACT OF LAND SITUATED IN THE COMANCHE CREEK IRRIGATION COMPANY SURVEY NO. 8, ABSTRACT NO. 176, COUNTY BLOCK 4833, BEXAR COUNTY, TEXAS, AND BEING A PORTION OF THAT 1272.6364 ACRE TRACT DESCRIBED BY DEED RECORDED IN VOLUME 7057, PAGES 53 THROUGH 57 OF THE DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS.

The City of San Antonio as a part of its electric and gas system (City Public Service Board) is hereby dedicated the easements and Right-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 "Transfomer 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, of 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 areas.

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.

THIS PLAT OF PROMONTORY POINTE AT STONE OAK II PUD UNIT 2 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

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.

DAVI A. FISER
MY COMMISSION EXPIRES
April 27, 2000

Kerry J. Brown
REGISTERED PROFESSIONAL LAND SURVEYOR

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE 26th DAY OF July A.D. 19 96.

Davi A. Fiser
NOTARY PUBLIC, BEXAR COUNTY, TEXAS

STATE OF TEXAS
COUNTY OF BEXAR

I,_____COUNTY CLERK OF SAID COUNTY, DO HEREBY
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

DRAINAGE EASEMENT NOTES

NO STRUCTURES, FENCES, WALLS, OR OTHER OBSTRUCTIONS OF ANY KIND SHALL BE PLACED WITHIN THE LIMITS OF THE DRAINAGE EASEMENTS SHOWN ON THIS PLAT.
NO LANDSCAPING OR OTHER TYPE OF MODIFICATIONS WHICH ALTER THE CROSS-SECTIONS OF THE DRAINAGE EASEMENTS, AS APPROVED, SHALL BE ALLOWED WITHOUT THE APPROVAL OF THE DIRECTOR OF PUBLIC WORKS.
THE CITY OF SAN ANTONIO SHALL HAVE THE RIGHT OF INGRESS AND EGRESS OVER GRANTOR'S ADJACENT PROPERTY TO REMOVE ANY OBSTRUCTIONS PLACED WITHIN THE LIMITS OF SAID DRAINAGE EASEMENTS, AND TO MAKE ANY MODIFICATIONS OR IMPROVEMENTS WITHIN SAID DRAINAGE EASEMENT.

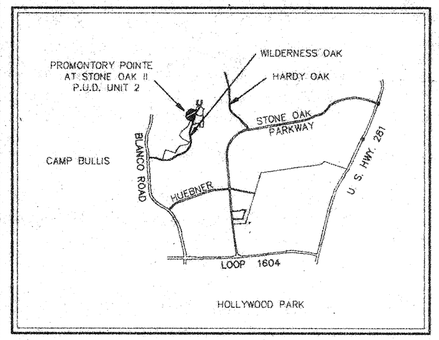
SURVEYOR'S NOTES
1. BASIS OF BEARING IS ORIGINAL R.O.W. REFERENCE POINTS FOR WILDERNESS OAK, PLAT BEARING.
2. 1/2" IRON RODS SET AT PROPERTY CORNERS.

HALLENBERGER ENGINEERING
ENGINEERS
PLANNERS
SURVEYORS
11322 SIR WINSTON (210) 349-6571
SAN ANTONIO, TEXAS 78216

JOB NO: 93743 SHEET NO: 2 OF 2

FILE: 3743PLT2.DWG

PLAT NO: 940541



LOCATION MAP

"WASTEWATER EDU NOTE. THE NUMBER OF WASTEWATER EQUIVALENT DWELLING UNITS (EDUs) PAID FOR THIS SUBDIVISION PLAT ARE KEPT ON FILE AT THE SAN ANTONIO WATER SYSTEM UNDER THE PLAT NUMBER ISSUED BY THE PLANNING DEPARTMENT."

CERTIFICATE OF APPROVAL

THE UNDERSIGNED, COUNTY JUDGE OF BEXAR COUNTY, TEXAS AND PRESIDING OFFICER OF THE COMMISSIONERS COURT OF BEXAR COUNTY, DOES HEREBY CERTIFY THAT THE ATTACHED PLAT WAS DULY FILED WITH THE COMMISSIONERS COURT OF BEXAR COUNTY, TEXAS AND THAT AFTER EXAMINATION IT APPEARS THAT SAID PLAT IS IN CONFORMITY WITH THE STATUTES, RULES AND REGULATIONS GOVERNING SAME, AND THAT THIS PLAT HAS BEEN APPROVED BY THE SAID COMMISSIONERS COURT.

ON THIS THE _____ DAY OF _____, 19____

ATTESTED

_____
COUNTY JUDGE, BEXAR COUNTY, TEXAS

_____
COUNTY CLERK
BEXAR COUNTY, TEXAS

DRAINAGE EASEMENT NOTES

NO STRUCTURES, FENCES, WALLS, OR OTHER OBSTRUCTIONS OF ANY KIND SHALL BE PLACED WITHIN THE LIMITS OF THE DRAINAGE EASEMENTS SHOWN ON THIS PLAT.
NO LANDSCAPING OR OTHER TYPE OF MODIFICATIONS WHICH ALTER THE CROSS-SECTIONS OF THE DRAINAGE EASEMENTS, AS APPROVED, SHALL BE ALLOWED WITHOUT THE APPROVAL OF THE DIRECTOR OF PUBLIC WORKS.
THE CITY OF SAN ANTONIO SHALL HAVE THE RIGHT OF INGRESS AND EGRESS OVER GRANTOR'S ADJACENT PROPERTY TO REMOVE ANY OBSTRUCTIONS PLACED WITHIN THE LIMITS OF SAID DRAINAGE EASEMENTS, AND TO MAKE ANY MODIFICATIONS OR IMPROVEMENTS WITHIN SAID DRAINAGE EASEMENT.

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.

Charles R Hallenberger
REGISTERED PROFESSIONAL ENGINEER

STATE OF TEXAS
CHARLES R. HALLENBERGER
33775
REGISTERED PROFESSIONAL ENGINEER

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE 26th DAY OF July A.D. 1996.

DAVI A. FISER
MY COMMISSION EXPIRES
April 27, 2000

Davi A. Fiser
NOTARY PUBLIC, BEXAR COUNTY, TEXAS

STATE OF TEXAS
COUNTY OF BEXAR

THE OWNER OF THE LAND SHOWN ON THIS PLAT, ISRAEL FOGIEL, 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.

_____
DULY AUTHORIZED AGENT

STATE OF TEXAS
COUNTY OF BEXAR

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED ISRAEL FOGIEL, 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.

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE 26th DAY OF July A.D. 1996.

JULIE ANN MARGOLD
Notary Public, State of Texas
My Commission Expires
June 27, 1998

Julie Ann Margold
NOTARY PUBLIC, BEXAR COUNTY, TEXAS

SURVEYOR'S NOTES
1. BASIS OF BEARING IS ORIGINAL R.O.W. REFERENCE POINTS FOR WILDERNESS OAK, PLAT BEARING.
2. 1/2" IRON RODS SET AT PROPERTY CORNERS.

NOTE:
ALL PRIVATE STREETS ARE ALSO ELECTRIC, TELEPHONE, GAS, CABLE TV, WATER, AND SANITARY SEWER EASEMENT.

ALL STREETS ARE PRIVATE STREETS.

ALL PRIVATE STREETS ARE POSTAL EASEMENTS.

NOTE:
ALL CURVE & LINE TABLES ARE ON SHEET 2 OF 2.

NOTE:
A LEGAL INSTRUMENT ESTABLISHING A PLAN FOR THE USE AND PERMANENT MAINTENANCE OF THE COMMON AREAS/FACILITIES DESIGNATED ON THIS PLAT IS BEING RECORDED ON THE SAME DATE AS THIS PLAT.

HALLENBERGER ENGINEERING
ENGINEERS
PLANNERS
SURVEYORS
11322 SIR WINSTON (210) 349-6571
SAN ANTONIO, TEXAS 78216

SUBDIVISION PLAT OF

PROMONTORY POINTE AT STONE OAK II P.U.D. UNIT 2

(PLANNED UNIT DEVELOPMENT)

BEING A 16' SANITARY SEWER EASEMENT (0.1368 AC, 0.3787 AC, AND 0.1496 AC), BEING A 8' DRAINAGE EASEMENT (0.01 AC), AND BEING A 17.596 ACRE TRACT OF LAND SITUATED IN THE COMANCHE CREEK IRRIGATION COMPANY SURVEY NO. 8, ABSTRACT NO. 176, COUNTY BLOCK 4833, BEXAR COUNTY, TEXAS, AND BEING A PORTION OF THAT 1272.6364 ACRE TRACT DESCRIBED BY DEED RECORDED IN VOLUME 7057, PAGES 53 THROUGH 57 OF THE DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS.

The City of San Antonio as a part of its electric and gas system (City Public Service Board) is hereby dedicated the easements and Right-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, of 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 areas.

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.

THIS PLAT OF PROMONTORY POINTE AT STONE OAK II PUD UNIT 2 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

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.

DAVI A. FISER
MY COMMISSION EXPIRES
April 27, 2000

Kerry J. Brown
REGISTERED PROFESSIONAL LAND SURVEYOR

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE 26th DAY OF July A.D. 1996.

Davi A. Fiser
NOTARY PUBLIC, BEXAR COUNTY, TEXAS

STATE OF TEXAS
COUNTY OF BEXAR

I, _____COUNTY CLERK OF SAID COUNTY, DO HEREBY
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

JOB NO: 93743 SHEET NO: 1 OF 2

FILE: 3743PLT1.DWG

CERTIFICATE OF APPROVAL

THE UNDERSIGNED, COUNTY JUDGE OF BEXAR COUNTY, TEXAS AND PRESIDING OFFICER OF THE COMMISSIONERS COURT OF BEXAR COUNTY, DOES HEREBY CERTIFY THAT THE ATTACHED PLAT WAS DULY FILED WITH THE COMMISSIONERS COURT OF BEXAR COUNTY, TEXAS AND THAT AFTER EXAMINATION IT APPEARS THAT SAID PLAT IS IN CONFORMITY WITH THE STATUTES, RULES AND REGULATIONS GOVERNING SAME, AND THAT THIS PLAT HAS BEEN APPROVED BY THE SAID COMMISSIONERS COURT.

ON THIS THE ________ DAY OF ____________________, 19____

ATTESTED

____
COUNTY JUDGE, BEXAR COUNTY, TEXAS

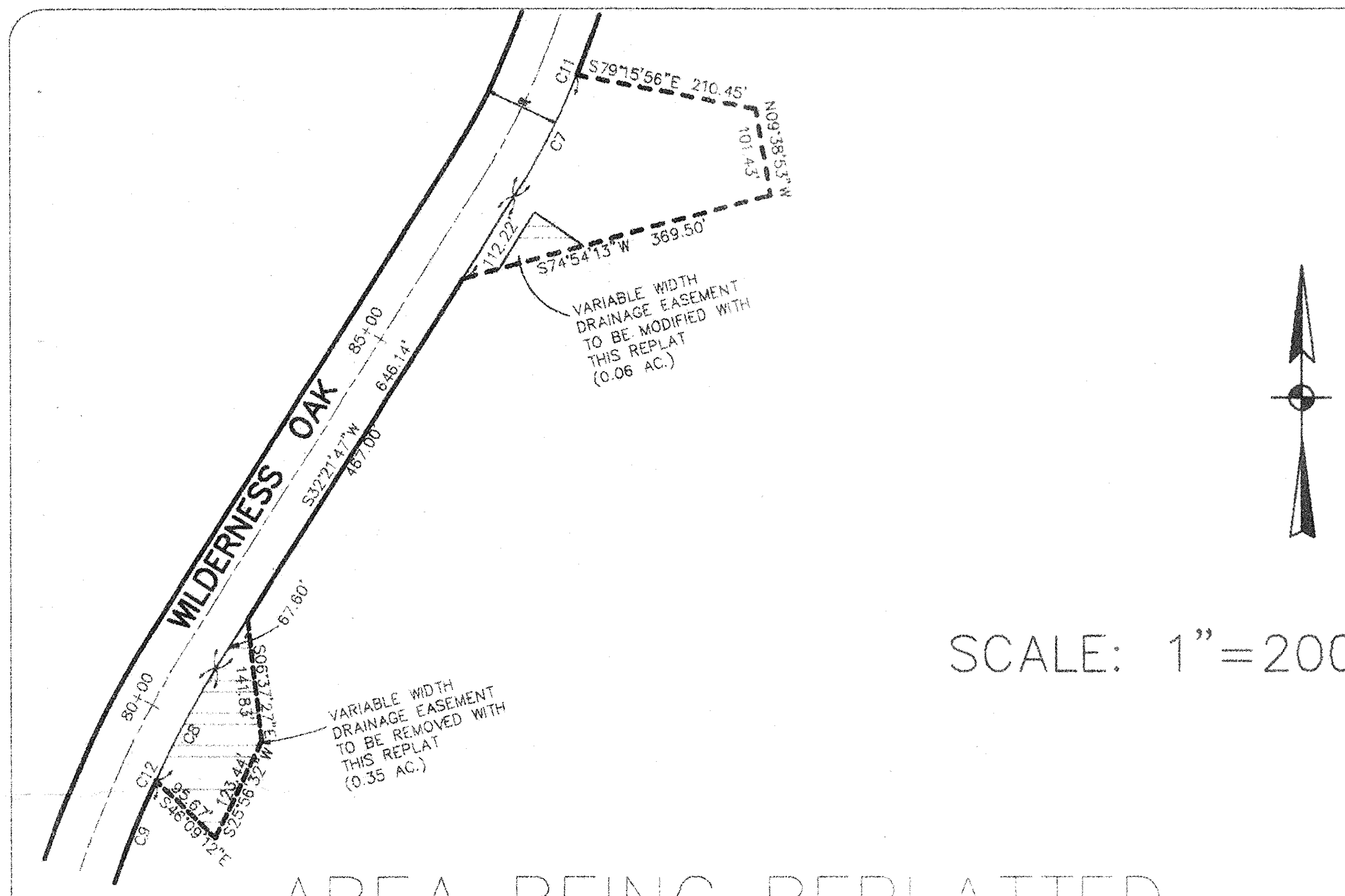
____
COUNTY CLERK
BEXAR COUNTY, TEXAS

NOTE:
ALL DEDICATED STREETS ARE ALSO ELECTRIC, TELEPHONE , GAS, CABLE TV, WATER, AND SANITARY SEWER EASEMENT.

ALL STREETS ARE DEDICATED STREETS.

ALL DEDICATED STREETS ARE POSTAL EASEMENTS.

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C7	916.23'	158.61'	79.51'	158.42'	S27°24'13"W	09°55'08"
C8	1157.00'	146.65'	73.43'	146.56'	S28°43'55"W	07°15'45"
C9	1157.00'	127.99'	64.06'	127.92'	S21°55'54"W	06°20'17"
C11	916.23'	598.19	310.19'	587.62	S13°39'34"W	37°24'26"
C12	1157.00'	274.64'	137.97'	274.00'	S25°33'46"W	13°36'02"
C78	50.00'	247.87'	39.04'	61.54'	S33°55'41"W	284°02'25"
C79	15.00'	13.62'	7.32'	13.16'	S30°03'43"E	52°01'12"
C80	15.00'	13.62'	7.32'	13.16'	N82°04'55"W	52°01'12"
C81	50.00'	108.99'	95.82'	88.66'	N06°22'22"E	124°53'23"
C82	25.00'	30.29'	17.31'	28.47'	N21°21'58"W	69°24'42"
C83	15.00'	14.52'	7.89'	13.96'	S41°04'43"W	55°28'40"
C84	50.00'	15.01'	7.56'	14.95'	N60°13'11"E	17°11'45"
C85	50.00'	4.25'	2.13'	4.25'	N53°39'02"W	04°52'21"
C86	425.00'	99.26'	49.85'	99.03'	S06°38'57"W	13°22'51"
C87	375.00'	87.58'	43.99'	87.38'	S06°38'57"W	13°22'51"
C88	15.00'	23.56'	15.00'	21.21'	N44°57'32"E	90°00'00"
C89	75.00'	44.47'	22.91'	43.82'	S73°03'24"E	33°58'09"
C90	425.00'	62.07'	31.09'	62.01'	S04°08'34"W	08°22'04"
C91	425.00'	37.19'	18.60'	37.17'	S10°49'59"W	05°00'47"
C92	375.00'	40.53'	20.29'	40.51'	S10°14'36"W	06°11'35"
C93	375.00'	47.05'	23.55'	47.01'	S03°33'10"W	07°11'17"
C94	15.00'	23.56'	15.00'	21.21'	N45°02'28"W	90°00'00"
C95	125.00'	74.11'	38.18'	73.03'	S73°03'24"E	33°58'09"
C96	125.00'	25.63'	12.86'	25.59'	S84°10'00"E	11°44'57"
C97	125.00'	2.38'	1.19'	2.38'	S56°37'05"E	01°05'32"
C98	25.00'	21.03'	11.18'	20.41'	S31°58'38"E	48°11'23"
C99	25.00'	21.03'	11.18'	20.41'	N80°10'00"W	48°11'23"
C100	1127.00'	59.98'	30.00'	59.97'	S30°50'19"W	03°02'58"
C101	1127.00'	109.59'	54.84'	109.55'	S23°28'39"W	05°34'17"
C102	1157.00'	228.63'	114.69'	228.26'	S26°42'07"W	11°19'20"
C103	50.00'	247.87'	39.04'	61.54'	S33°55'41"W	284°02'25"
C104	15.00'	13.62'	7.32'	13.16'	S30°03'43"E	52°01'12"
C105	15.00'	13.62'	7.32'	13.16'	N82°04'55"W	52°01'12"
C106	50.00'	41.15'	21.82'	40.00'	S27°47'19"W	47°09'23"
C107	365.00'	32.50'	16.26'	32.49'	S58°37'23"E	05°06'07"
C108	415.00'	9.79'	4.90'	9.79'	S56°44'52"E	01°21'07"
C109	50.00'	8.73'	4.38'	8.72'	N09°03'23"W	10°00'34"
C110	365.00'	216.40'	111.48'	213.24'	S73°03'24"E	33°58'09"
C111	415.00'	246.04'	126.76'	242.46'	S73°03'24"E	33°58'09"
C112	365.00'	37.89'	18.96'	37.88'	S87°04'01"E	05°56'54"
C113	415.00'	28.77'	14.39'	28.76'	S88°03'19"E	03°58'18"
C114	15.00'	23.56'	15.00'	21.21'	N44°57'32"E	90°00'00"
C115	15.00'	23.56'	15.00'	21.21'	N45°02'28"W	90°00'00"
C116	535.00'	317.19'	163.41'	312.56'	S73°03'24"E	33°58'09"
C117	245.00'	25.44'	12.73'	25.42'	S87°04'01"E	05°56'54"
C118	535.00'	37.09'	18.55'	37.08'	S88°03'19"E	03°58'18"
C119	535.00'	12.62'	6.31'	12.62'	S56°44'52"E	01°21'07"
C120	245.00'	21.82'	10.92'	21.81'	S58°37'23"E	05°06'07"
C121	245.00'	17.15'	8.58'	17.14'	S59°10'08"E	04°00'36"
C122	245.00'	4.67'	2.34'	4.67'	S56°37'05"E	01°05'32"
~~C123~~	~~1157.00'~~	~~274.64'~~	~~137.97'~~	~~274.00'~~	~~S25°33'46"W~~	~~13°36'02"~~
C124	50.00'	241.19'	44.72'	66.67'	N33°55'41"E	276°22'46"
C125	50.00'	32.55'	16.87'	31.97'	S26°31'46"E	37°17'39"
C126	50.00'	41.15'	21.82'	40.00'	N33°55'41"E	47°09'23"
C127	50.00'	6.42'	3.21'	6.41'	N79°24'53"E	07°21'10"



AREA BEING REPLATTED

AREA BEING REPLATTED HAD BEEN PREVIOULSY PLATTED ON A PLAT KNOWN AS STONE OAK PHASE II, UNIT 1 RECORDED IN VOLUME 9520, PGS 85, BEXAR COUNTY DEED AND PLAT RECORDS.

NOTE:
A LEGAL INSTRUMENT ESTABLISHING A PLAN FOR THE USE AND PERMANENT MAINTENANCE OF THE COMMON AREAS/FACILITIES DESIGNATED ON THIS PLAT IS BEING RECORDED ON THE SAME DATE AS THIS PLAT.

LINE	DIRECTION	DISTANCE
L70	S56°04'19"E	30.01'
L71	S22°26'01"E	17.35'
L72	N87°09'36"E	17.35'
L73	S56°04'19"E	56.25'
L74	S56°04'19"E	17.96'
L75	S81°40'24"E	41.57'
L76	N13°20'23"E	8.34'
L77	S89°57'32"W	29.46'
L78	N56°04'19"W	20.85'
L79	N89°57'32"E	19.46'
L80	N89°57'32"E	19.46'
L81	S89°57'32"W	34.46'
L82	S89°57'32"W	19.46'
L83	S39°23'58"E	25.79'
L84	S85°01'25"E	25.79'
L85	N78°55'41"E	18.79'
L86	N56°04'19"W	67.77'
L87	S56°04'19"E	67.77'
L88	S56°04'19"E	37.23'
L89	S56°04'19"E	30.54'
L90	S56°04'19"E	22.59'
L91	S56°04'19"E	45.18'
L92	S11°04'19"E	21.44'
L93	S00°02'28"E	12.99'
L94	S89°57'32"W	34.46'
L95	N33°55'41"E	3.61'
L96	N00°02'28"W	8.08'
L97	N89°57'32"E	2.00'
L98	N89°57'32"E	2.00'

DRAINAGE EASEMENT NOTES

NO STRUCTURES, FENCES, WALLS, OR OTHER OBSTRUCTIONS OF ANY KIND SHALL BE PLACED WITHIN THE LIMITS OF THE DRAINAGE EASEMENTS SHOWN ON THIS PLAT.
NO LANDSCAPING OR OTHER TYPE OF MODIFICATIONS WHICH ALTER THE CROSS-SECTIONS OF THE DRAINAGE EASEMENTS, AS APPROVED, SHALL BE ALLOWED WITHOUT THE APPROVAL OF THE DIRECTOR OF PUBLIC WORKS.
THE CITY OF SAN ANTONIO SHALL HAVE THE RIGHT OF INGRESS AND EGRESS OVER GRANTOR'S ADJACENT PROPERTY TO REMOVE ANY OBSTRUCTIONS PLACED WITHIN THE LIMITS OF SAID DRAINAGE EASEMENTS, AND TO MAKE ANY MODIFICATIONS OR IMPROVEMENTS WITHIN SAID DRAINAGE EASEMENT.

"WASTEWATER EDU NOTE. THE NUMBER OF WASTEWATER EQUIVALENT DWELLING UNITS (EDUs) PAID FOR THIS SUBDIVISION PLAT ARE KEPT ON FILE AT THE SAN ANTONIO WATER SYSTEM UNDER THE PLAT NUMBER ISSUED BY THE PLANNING DEPARTMENT."

HALLENBERGER ENGINEERING
ENGINEERS
PLANNERS
SURVEYORS
11322 SIR WINSTON
SAN ANTONIO, TEXAS 78216
(210) 349-8571

JOB NO: 93728 SHEET NO: 2 OF 2

PLAT NO: 940540

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.

STATE OF TEXAS ★ CHARLES R. HALLENBERGER 33775 REGISTERED PROFESSIONAL ENGINEER

Charles R Hallenberger
REGISTERED PROFESSIONAL ENGINEER

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE 25th DAY OF July A.D. 1996.

DAVI A. FISER MY COMMISSION EXPIRES April 27, 2000

Davi A. Fiser
NOTARY PUBLIC, BEXAR COUNTY, TEXAS

STATE OF TEXAS
COUNTY OF BEXAR

THE OWNER OF THE LAND SHOWN ON THIS PLAT, ISRAEL FOGIEL, 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.

DULY AUTHORIZED AGENT

STATE OF TEXAS
COUNTY OF BEXAR

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED ISRAEL FOGIEL, 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.

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE 24th DAY OF July A.D. 1996.

Julie Ann Mangold
NOTARY PUBLIC, BEXAR COUNTY, TEXAS

JULIE ANN MANGOLD Notary Public, State of Texas

REPLAT AND SUBDIVISION PLAT OF

PROMONTORY POINTE AT STONE OAK II P.U.D. UNIT 1A

(PLANNED UNIT DEVELOPMENT)

BEING A REPLAT OF A PORTION OF A VARIABLE WIDTH DRAINAGE EASEMENT (0.06 AC), AND A VARIABLE WIDTH DRAINAGE EASEMENT (0.35 AC), AND BEING 10.147 ACRES OUT OF THE FOLLOWING: THE RUDOLPH FROEBEL SURVEY NO. 6, ABSTRACT NO. 927, C.B. 4934; THE BEATY, SEALE, AND FORWOOD SURVEY NO. 9, ABSTRACT NO. 112, C.B. 4933; THE COMANCHE CREEK IRRIGATION CO. SURVEY NO. 8, ABSTRACT NO. 176, C.B. 4833; BEING OUT OF A 1,272.6364 ACRE TRACT RECORDED IN VOLUME 7057, PAGE 53-57 OF THE DEED RECORDS OF BEXAR COUNTY, TEXAS.

The City of San Antonio as a part of its electric and gas system (City Public Service Board) is hereby dedicated the easements and right-of-way for electric and gas distribution and service facilities in the areas designated on this plat as "Electric Easement", "Gas Easement", "Anchor Easement" for the purpose of installing, constructing, reconstructing, maintaining, removing, inspecting, patrolling, and erecting poles, hanging of burying wires, cables, conduits, pipelines of transformers, each with its necessary appertenances; 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, of 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, of walls will be placed within said easement areas.

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.

THIS PLAT OF PROMONTORY POINTE AT STONE OAK II P.U.D. 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

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.

STATE OF TEXAS REGISTERED KERRY J. BROWN 4916 PROFESSIONAL LAND SURVEYOR

DAVI A. FISER MY COMMISSION EXPIRES April 27, 2000

Kerry J. Brown
REGISTERED PROFESSIONAL LAND SURVEYOR

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE 25th DAY OF July A.D. 1996.

Davi A. Fiser
NOTARY PUBLIC, BEXAR COUNTY, TEXAS

STATE OF TEXAS
COUNTY OF BEXAR

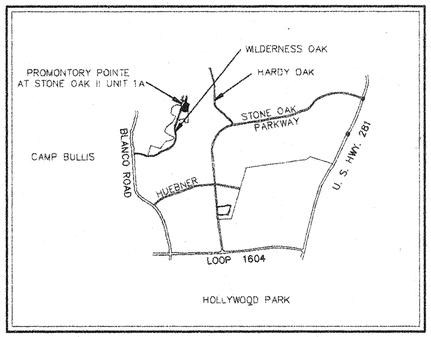
I,____________________COUNTY CLERK OF SAID COUNTY, DO HEREBY ON THE_____DAY OF______________A.D.__________ AT________M. AND DULY RECORDED THE_____DAY OF__________ A.D.________AT________M. IN THE RECORDS OF__________ OF SAID COUNTY, IN BOOK/VOLUME______________ON PAGE__________ IN TESTIMONY WHEREOF, WITNESS MY HAND AND OFFICIAL SEAL OF OFFICE, THIS_____ DAY OF______________, A.D.________.

COUNTY CLERK, BEXAR COUNTY, TEXAS.

BY: ____________________, DEPUTY

FILE: PLT3A.DWG

PLAT NO: 940540



LOCATION MAP

CERTIFICATE OF APPROVAL

THE UNDERSIGNED, COUNTY JUDGE OF BEXAR COUNTY, TEXAS AND PRESIDING OFFICER OF THE COMMISSIONERS COURT OF BEXAR COUNTY, DOES HEREBY CERTIFY THAT THE ATTACHED PLAT WAS DULY FILED WITH THE COMMISSIONERS COURT OF BEXAR COUNTY, TEXAS AND THAT AFTER EXAMINATION IT APPEARS THAT SAID PLAT IS IN CONFORMITY WITH THE STATUTES, RULES AND REGULATIONS GOVERNING SAME, AND THAT THIS PLAT HAS BEEN APPROVED BY THE SAID COMMISSIONERS COURT.

ON THIS THE _____ DAY OF _____, 19____

ATTESTED

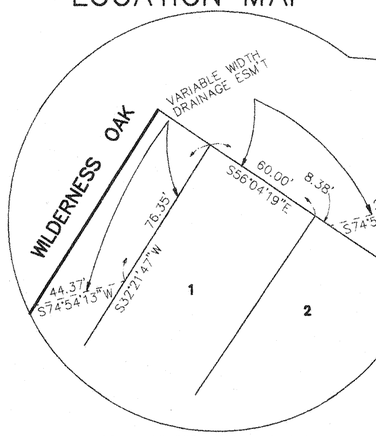
_____
COUNTY JUDGE, BEXAR COUNTY, TEXAS

_____
COUNTY CLERK
BEXAR COUNTY, TEXAS

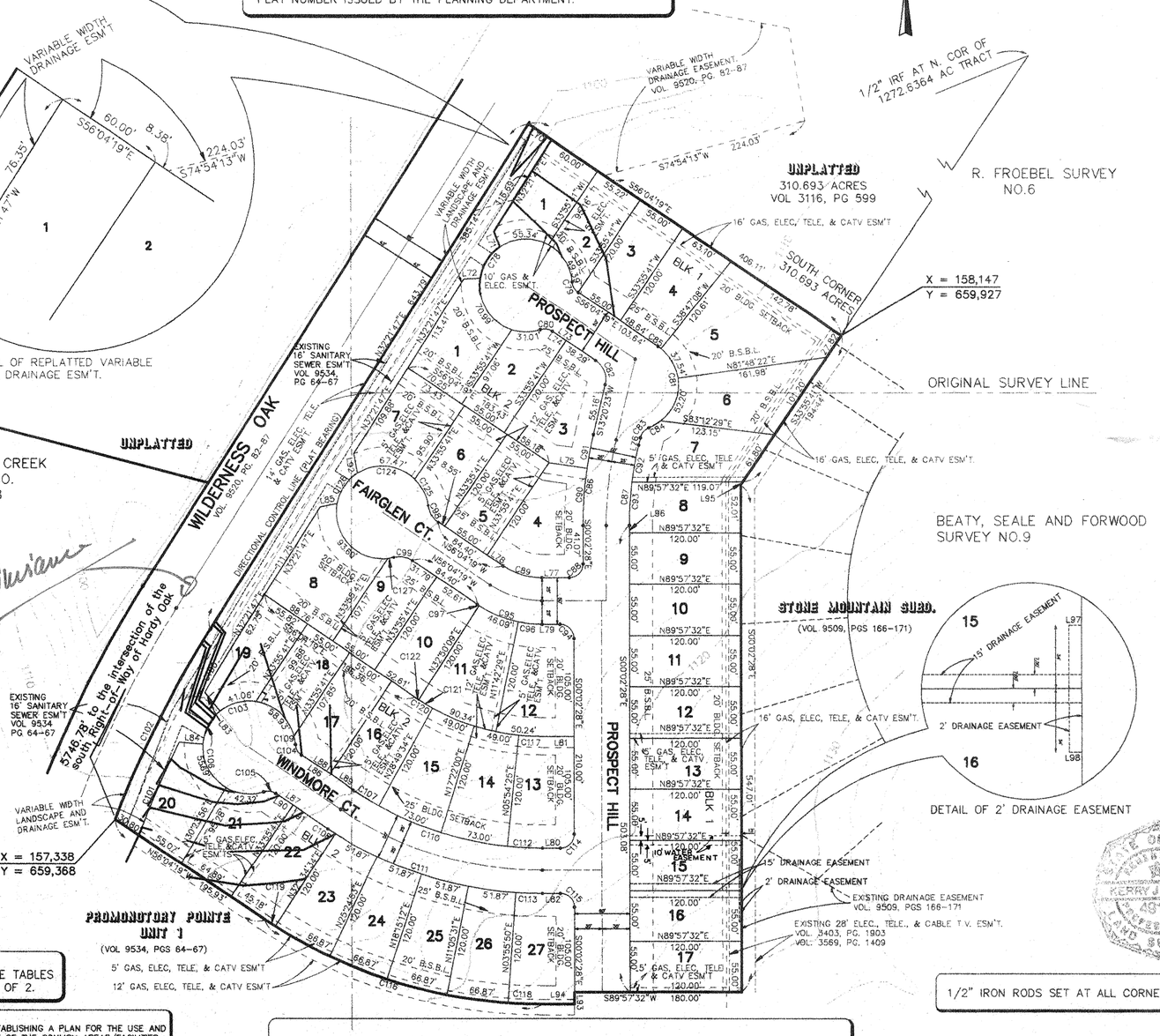
"WASTEWATER EDU NOTE. THE NUMBER OF WASTEWATER EQUIVALENT DWELLING UNITS (EDUs) PAID FOR THIS SUBDIVISION PLAT ARE KEPT ON FILE AT THE SAN ANTONIO WATER SYSTEM UNDER THE PLAT NUMBER ISSUED BY THE PLANNING DEPARTMENT."

FOR AREAS BEING REPLATTED SEE SHEET 2 OF 2

SCALE: 1"=100'



DETAIL OF REPLATTED VARIABLE WIDTH DRAINAGE ESM'T.



DETAIL OF 2' DRAINAGE EASEMENT

NOTE:
ALL CURVE & LINE TABLES ARE ON SHEET 2 OF 2.

NOTE:
A LEGAL INSTRUMENT ESTABLISHING A PLAN FOR THE USE AND PERMANENT MAINTENANCE OF THE COMMON AREAS/FACILITIES DESIGNATED ON THIS PLAT IS BEING RECORDED ON THE SAME DATE AS THIS PLAT.

NOTE:
ALL DEDICATED STREETS ARE ALSO ELECTRIC, TELEPHONE , GAS, CABLE TV, WATER, AND SANITARY SEWER EASEMENT.

ALL STREETS ARE DEDICATED STREETS.

ALL DEDICATED STREETS ARE POSTAL EASEMENTS

DRAINAGE EASEMENT NOTES

NO STRUCTURES, FENCES, WALLS, OR OTHER OBSTRUCTIONS OF ANY KIND SHALL BE PLACED WITHIN THE LIMITS OF THE DRAINAGE EASEMENTS SHOWN ON THIS PLAT.
NO LANDSCAPING OR OTHER TYPE OF MODIFICATIONS WHICH ALTER THE CROSS-SECTIONS OF THE DRAINAGE EASEMENTS, AS APPROVED, SHALL BE ALLOWED WITHOUT THE APPROVAL OF THE DIRECTOR OF PUBLIC WORKS.
THE CITY OF SAN ANTONIO SHALL HAVE THE RIGHT OF INGRESS AND EGRESS OVER GRANTOR'S ADJACENT PROPERTY TO REMOVE ANY OBSTRUCTIONS PLACED WITHIN THE LIMITS OF SAID DRAINAGE EASEMENTS, AND TO MAKE ANY MODIFICATIONS OR IMPROVEMENTS WITHIN SAID DRAINAGE EASEMENT.

1/2" IRON RODS SET AT ALL CORNERS

HALLENBERGER ENGINEERING
ENGINEERS
PLANNERS
SURVEYORS
11322 SIR WINSTON (210) 349-6571
SAN ANTONIO, TEXAS 78216

JOB NO: 93728 SHEET NO: 1 OF 2

FILE: PLT1A.DWG

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.

Charles R Hallenberger
REGISTERED PROFESSIONAL ENGINEER

STATE OF TEXAS
CHARLES R. HALLENBERGER
33775
REGISTERED PROFESSIONAL ENGINEER

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE 25th DAY OF July A.D. 1996.

DAVI A. FISER
MY COMMISSION EXPIRES
April 27, 2000

Davi A. Fiser
NOTARY PUBLIC, BEXAR COUNTY, TEXAS

STATE OF TEXAS
COUNTY OF BEXAR

THE OWNER OF THE LAND SHOWN ON THIS PLAT, ISRAEL FOGIEL, 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.

DULY AUTHORIZED AGENT

STATE OF TEXAS
COUNTY OF BEXAR

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED ISRAEL FOGIEL, 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.

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE 24th DAY OF July A.D. 1996.

JULIE ANN MANGOLD
Notary Public, State of Texas
My Commission Expires
JUNE 27, 1998

Julie Ann Mangold
NOTARY PUBLIC, BEXAR COUNTY, TEXAS

REPLAT AND SUBDIVISION PLAT OF

PROMONTORY POINTE AT STONE OAK II P.U.D. UNIT 1A

(PLANNED UNIT DEVELOPMENT)

BEING A REPLAT OF A PORTION OF A VARIABLE WIDTH DRAINAGE EASEMENT (0.06 AC), AND A VARIABLE WIDTH DRAINAGE EASEMENT (0.35 AC), AND BEING 10.147 ACRES OUT OF THE FOLLOWING: THE RUDOLPH FROEBEL SURVEY NO. 6, ABSTRACT NO. 927, C.B. 4934; THE BEATY, SEALE, AND FORWOOD SURVEY NO. 9, ABSTRACT NO. 112, C.B. 4933; THE COMANCHE CREEK IRRIGATION CO. SURVEY NO. 8, ABSTRACT NO. 176, C.B. 4833; BEING OUT OF A 1,272.6364 ACRE TRACT RECORDED IN VOLUME 7057, PAGE 53-57 OF THE DEED RECORDS OF BEXAR COUNTY, TEXAS.

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DATED THIS____DAY OF_____A.D., 19____

BY: _____
CHAIRMAN

BY: _____
SECRETARY

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.

STATE OF TEXAS
KERRY J. BROWN
4913
REGISTERED PROFESSIONAL LAND SURVEYOR

DAVI A. FISER
MY COMMISSION EXPIRES
April 27, 2000

Kerry J. Brown
REGISTERED PROFESSIONAL LAND SURVEYOR

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE 25th DAY OF July A.D. 1996.

Davi A. Fiser
NOTARY PUBLIC, BEXAR COUNTY, TEXAS

STATE OF TEXAS
COUNTY OF BEXAR

I,_____COUNTY CLERK OF SAID COUNTY, DO HEREBY
ON THE_____DAY OF_____A.D._____
AT_____M. AND DULY RECORDED THE_____DAY OF_____
A.D._____AT_____M. IN THE RECORDS OF_____
OF SAID CITY, 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

409

CITY OF SAN ANTONIO

November 14, 1994

Edward Campos
Hallenberger Engineering
11322 Sir Wiston
San Antonio, Texas, 78216

RE: Promontory Pointe at Stone Oak II PUD Subdivision POADP #409

Mr. Campos:

The City Staff Development Review Committee has reviewed your revised Promontory Pointe at Stone Oak II PUD Subdivision Preliminary Overall Area Development Plan #409. Please find enclosed a signed copy for your files. You may now submit individual subdivision plat units at your convenience. Although your plan was accepted, please note that a non-access easement will be required along the rear and sides of all residential lots adjacent to Wilderness Oaks at the time of plat submittal.

Additionally, the Traffic Planning Engineer has indicated that it appears that you may not have adequate clear vision areas in Units 4, 7, 8, & 9. These may require variances at the time of plat submittal. The Traffic Planning Engineer has also indicated that a variance will be required in conjunction with the plat submittal for unit 1-E regarding the projection of streets from Stone Mountain.

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 plat submittal.

PLANNING DEPARTMENT • P. O. BOX 839966 • SAN ANTONIO, TEXAS 78283-3966
TEL: (210) 207-7900 TDD: (210) 207-7911 FAX: (210) 207-4441

If you have any additional questions or comments regarding this matter, please contact Alex Garcia. He may be reached at (210)299-7900, Monday through Friday, 7:45AM-4:30PM.

Sincerely,

D Pasley by RV

David W. Pasley, AICP
Director of Planning
Department of Planning

DWP/ALG

cc: Andrew J. Ballard, P.E., Traffic Planning Engineer