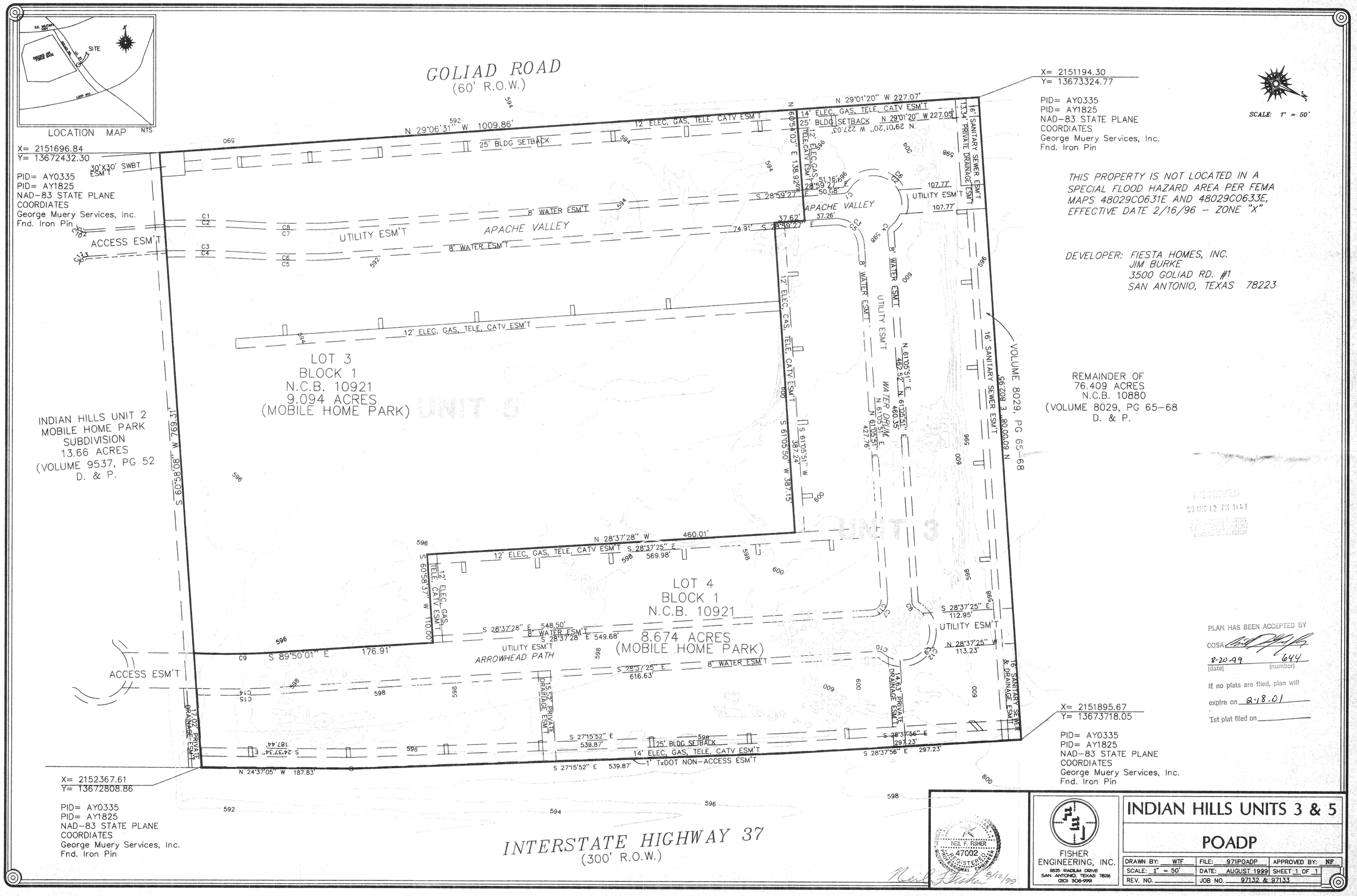
LOCATION MAP NTS
SITE
GOLIAD ROAD
(60' R.O.W.)
X= 2151696.84
Y= 13672432.30
PID= AY0335
PID= AY1825
NAD-83 STATE PLANE
COORDIATES
George Muery Services, Inc.
Fnd. Iron Pin
X= 2151194.30
Y= 13673324.77
PID= AY0335
PID= AY1825
NAD-83 STATE PLANE
COORDIATES
George Muery Services, Inc.
Fnd. Iron Pin
SCALE: 1" = 50'
THIS PROPERTY IS NOT LOCATED IN A SPECIAL FLOOD HAZARD AREA PER FEMA MAPS 48029C0631E AND 48029C0633E, EFFECTIVE DATE 2/16/96 - ZONE "X"
DEVELOPER: FIESTA HOMES, INC.
JIM BURKE
3500 GOLIAD RD. #1
SAN ANTONIO, TEXAS 78223
N 29°06'31" W 1009.86'
N 29°01'20" W 227.07'
25' BLDG SETBACK
12' ELEC, GAS, TELE, CATV ESM'T
14' ELEC, GAS, TELE, CATV ESM'T
30'X30' SWBT ESM'T
ACCESS ESM'T
8' WATER ESM'T
UTILITY ESM'T
APACHE VALLEY
16' SANITARY SEWER ESM'T
13.34' PRIVATE DRAINAGE ESM'T
VOLUME 8029, PG 65-68
REMAINDER OF
76.409 ACRES
N.C.B. 10880
(VOLUME 8029, PG 65-68
D. & P.
INDIAN HILLS UNIT 2
MOBILE HOME PARK
SUBDIVISION
13.66 ACRES
(VOLUME 9537, PG 52
D. & P.
LOT 3
BLOCK 1
N.C.B. 10921
9.094 ACRES
(MOBILE HOME PARK)
UNIT 5
UNIT 3
LOT 4
BLOCK 1
N.C.B. 10921
8.674 ACRES
(MOBILE HOME PARK)
ARROWHEAD PATH
WATER DRAIN
S 60°58'08" W 769.31'
S 60°58'37" W 110.00'
S 89°50'01" E 176.91'
N 28°37'28" W 460.01'
S 28°37'25" E 569.98'
S 28°37'28" E 548.50'
S 28°37'28" E 549.68'
S 28°37'25" E 616.63'
S 28°37'25" E 112.95'
N 28°37'25" W 113.23'
S 27°15'52" E 539.87'
S 28°37'56" E 297.23'
N 24°37'05" W 187.83'
S 24°37'34" E 187.44'
14.63' PRIVATE DRAINAGE ESM'T
15.57' PRIVATE DRAINAGE ESM'T
17.02' PRIVATE DRAINAGE ESM'T
16' SANITARY SEWER & DRAINAGE ESM'T
1' TxDOT NON-ACCESS ESM'T
X= 2152367.61
Y= 13672808.86
PID= AY0335
PID= AY1825
NAD-83 STATE PLANE
COORDIATES
George Muery Services, Inc.
Fnd. Iron Pin
X= 2151895.67
Y= 13673718.05
PID= AY0335
PID= AY1825
NAD-83 STATE PLANE
COORDIATES
George Muery Services, Inc.
Fnd. Iron Pin
INTERSTATE HIGHWAY 37
(300' R.O.W.)
RECEIVED
99 AUG 12 PM 1:41
PLAN HAS BEEN ACCEPTED BY
COSA
8-20-99 644
(date) (number)
If no plats are filed, plan will
expire on 2-18-01
1st plat filed on
NEIL F. FISHER
47002
REGISTERED PROFESSIONAL ENGINEER
8/12/99
FISHER ENGINEERING, INC.
8525 RADIUM DRIVE
SAN ANTONIO, TEXAS 78216
(210) 308-9991
INDIAN HILLS UNITS 3 & 5
POADP
DRAWN BY: WTF
FILE: 971POADP
APPROVED BY: NF
SCALE: 1" = 50'
DATE: AUGUST 1999
SHEET 1 OF 1
REV. NO.
JOB NO. 97132 & 97133
P:\BILL\BURKE\97\POADP.DWG Wed Aug 11 18:04:47 1999 FISHER ENGINEERING, INC.

CITY OF SAN ANTONIO

POADP APPLICATION

The platting of property in two or more subdivision units requires the submission of a Preliminary Overall Development Plan, POADP. To be accepted for review a POADP shall comply with the provisions of ARTICLE II, Division 2 Preliminary Overall Development Plans of the San Antonio Unified Development Code and must be certified to contain the following:

Date Submitted: 8/12/99 ✓ REC'D

Name of POADP: INDIAN Hills

Owners: E.J. Burke III / Fiesta Homes, Inc.

Consulting Firm: FISHER ENGINEERING

Address: 3500 Goliad Rd #1
SAN ANTONIO, TX 78228

Address: 11825 RADIUM Dr.
SAN ANTONIO, TX 78216

Phone: 337-8590

Phone: 308-9991

Existing zoning: I-2

Proposed zoning: R-4

Site is over/within/includes:

Edwards Aquifer Recharge Zone: ☐ Yes ☒ No

Projected # of Phases: 2 ☒ Yes ☐ No

San Antonio City Limits? ☒ Yes ☐ No

Council District: 3

Ferguson map grid 651 F6

mobile Home Park. Plan will be required before platting ?

Land area being platted:

	Lots	Acres
Single Family (SF)	—	—
Multi-family (MF)	—	—
Commercial and non-residential	77	18.635

Is there a previous POADP for this Site? Name N/A No. —

Is there a corresponding PUD for this site? Name N/A No. —

Plats associated with this POADP or site? Name INDIAN Hills Unit 3 No. 980193

Name INDIAN Hills Unit 5 No. 980195

Name — No. —

Contact Person and authorized representative:

Print Name: Neil F. FISHER Signature: Neil F. Fisher

Date: 8/12/99 Phone: 308-9991 Fax: 308-6148

☑ name of the POADP and the subdivision;

☑ indication of development phases on the POADP;

☑ perimeter property lines of the POADP (in a line weight and character distinguishable from other lines);

☑ north arrow and scale of the map;

☑ proposed land use by location, type and acreage;

☑ delineation of the circulation system including all collectors, arterial, and local type "B" streets;

☑ contour lines at intervals no greater than ten (10) feet;

☑ legal recorded ownership of adjacent properties and if known proposed development of adjacent unimproved properties;

☑ existing adjacent or perimeter streets;

☑ one hundred year flood plain limits;

☑ location map indicating location and distance of the POADP to adjacent streets and at least two (2) major thoroughfares.

☑ a complete application and certification with six copies of the POADP map, all maps to be folded (accordion style & manageable size);

☑ POADP amendments or revisions must be graphically indicated and include a concise statement describing said amendment or revision on the POADP map;

☑ TIA requirements must be met prior to acceptance of a POADP, contact ~~Amer Galani~~ Todd Sang @ (210)207-2076;

☑ Tree preservation requirements must be met prior to acceptance of a POADP, contact Debbie Reid @207-7102;

☑ the POADP ☑ does ☑ does not abut State Highway Department facilities and one additional copy of the POADP plan has been submitted directly to TXDOT for their review. Contact Judy Friesenhahen @ (210) 615-5814;

☒ The POADP ☐ is ☑ is not located over the Edwards Aquifer recharge zone and one additional copy of the POADP has been submitted directly to the Aquifer Studies office of San Antonio Water Systems, contact Kirk Nixon (210) 704-7392;

RECEIVED
99 AUG 12 PM 4:41
DEPT. OF PLANNING
LAND DEVELOPMENT
SERVICES DIVISION

I certify that the POADP application and accompanying maps are complete and that the conditions listed on this application have been met.

Certifying Representative:

Print Name: Neil F. FISHER Signature: Neil F Fisher

If you have any questions please call Elizabeth Carol at 207-7900

CITY OF SAN ANTONIO

August 23, 1999

Mr. Neil Fisher
Fisher Engineering
11825 Radium Dr.
San Antonio, Texas 78216

Re: Indian Hills POADP POADP # 644

Dear Mr. Fisher,

The City Staff Development Review Committee has reviewed Indian Hills Preliminary Overall Area Development Plan # 644. Please find enclosed a signed copy for your files. Although your plan was accepted, please note the following:

- Based on the topography, a Flood Plain Study and drainage review will probably be required during the platting process.
- In consideration of public safety and convenience, excessive grades by reason of topography should be avoided in street layouts and arrangements.
- Access and R.O.W. issues along State facilities will need to be resolved with the Texas Department of Transportation (TXDOT). For information about these requirements you can contact TXDOT at 615-5814.
- This development will need to comply with tree preservation ordinance #85262. For information about these requirements you can contact Building Inspections at 207-7102.
- It will be expected that you will plat all of the property depicted in your POADP, to include: floodpains, drainage areas and open space.
- I would encourage you to work closely with the school district, so that they can plan accordingly.
- A Mobile Home Park Plan will be required before any plats can be scheduled for approval by the Planning Commission.

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

- At the time of platting, the applicant must provide evidence of a irrevocable ingress/egress easement to Goliad Rd. utilizing the private drives in Indian Hills Unit 2 Subdivision to the south.

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. If the proposed development is not platted in phases this POADP will be invalid. Platting will have to comply with the UDC.

If you have any questions or comments regarding this matter, please contact Ms. J. Jay, at (210) 207-7900.

Sincerely,

Emil R. Moncivais AIA, AICP
Director of Planning

EM/JJ

cc: Andrew J. Ballard, P. E., City Engineer