



City of San Antonio, Texas
Planning and Development Services Department

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LAND DEVELOPMENT
SERVICES DIVISION

November 18, 2008

Walter Embrey
7224 Blanco Rd.
San Antonio, TX 78216

RE: Arbor Cove #33

To Whom It May Concern:

The Planned Unit Development Plan (PUD), Arbor Cove #33, has failed to comply with **Sec. 35-2110. Time limit UDC:**

An approved PUD plan shall remain valid for a period of three (3) years from the date of the last recorded plat or the date of planning commission approval if no plats are recorded. Time extensions for up to two (2) years may be granted by the planning commission if it finds that additional time is warranted. Failure to initiate development within the approved time period shall void the PUD plan and no building permits or utility connections shall be issued until a new or revised plan has been resubmitted and approved by the commission.

This PUD has been deemed invalid. The PUD will be scanned and archived with the Department's permanent files. If you feel this is in error, an appeal in writing may be filed within thirty days of receipt of this notice.

If you have any questions regarding this matter, contact Melissa Ramirez at (210) 207-7038.

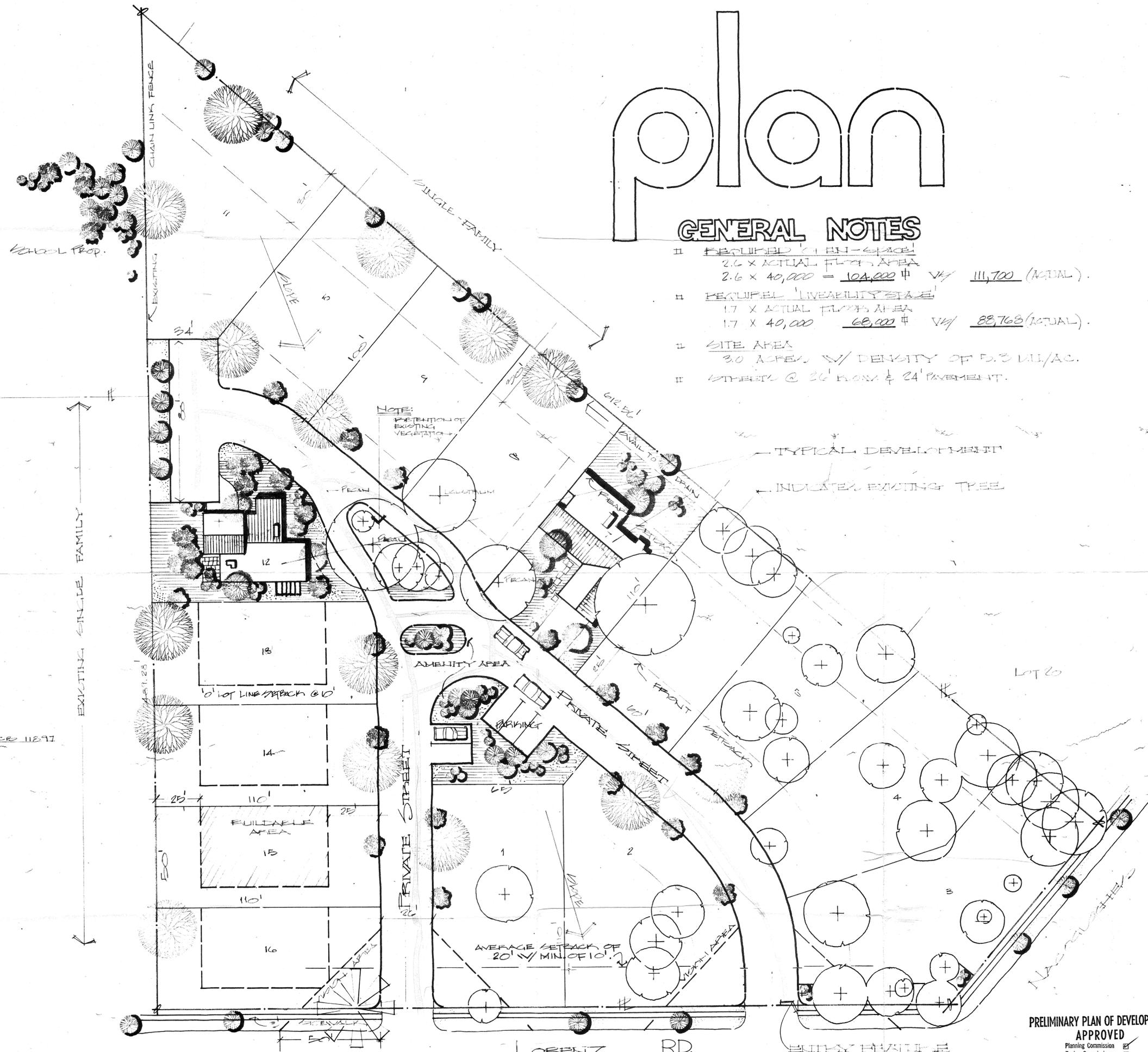
Sincerely,

Fernando J. Deleón, P.E.
Assistant Director,
Planning and Development Services Department
Land Development Division

plan

GENERAL NOTES

- REQUIRED 'OPEN SPACE'
2.6 X ACTUAL FLOOR AREA
 $2.6 \times 40,000 = 104,000$ # \checkmark 111,700 (ACTUAL)
- REQUIRED 'LIVABILITY SPACE'
1.7 X ACTUAL FLOOR AREA
 $1.7 \times 40,000 = 68,000$ # \checkmark 88,768 (ACTUAL)
- SITE AREA
3.0 ACRES W/ DENSITY OF 5.3 UNITS/AC.
- STREETS @ 26' ROW & 24' PAVEMENT.

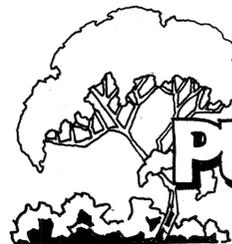


PRELIMINARY PLAN OF DEVELOPMENT
APPROVED
 Planning Commission
 Zoning Commission
 City of San Antonio
 Date 12-22-74 Chairman _____



SCALE: 1" = 20'

HARRY JEWETT ASSOCIATES
 ENGINEERS PLANNERS ARCHITECTS
 1800 Plaza West
 San Antonio, Texas 78207



PUD DEVELOPMENT CONCEPT

PREPARED FOR: WALTER EMBREY

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