

City of San Antonio, Texas

Planning and Development Services Department

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DEC 16 PM 2:56

LAND DEVELOPMENT
SERVICES DIVISION

December 10, 2008

Dannebaum Engineering Corp.
7410 Blanco Rd. #225
San Antonio, TX 78216

RE: Lawndale #103

To Whom It May Concern:

The Planned Unit Development Plan (PUD), Lawndale #103, is no longer valid in accordance with **Unified Development Code Sec. 35-2110. Time limit:**

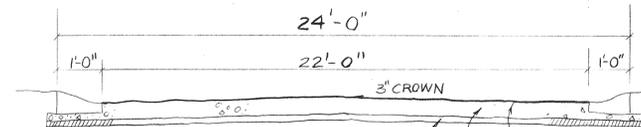
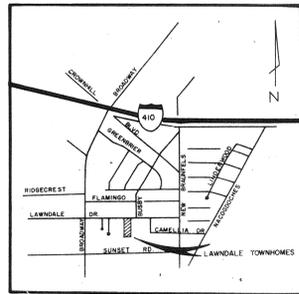
An approved PUD plan shall remain valid for a period of three (3) years from the date of the last recorded plat or the date of planning commission approval if no plats are recorded. Time extensions for up to two (2) years may be granted by the planning commission if it finds that additional time is warranted. 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 Donna Schueling at (210) 207-5016.

Sincerely,

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



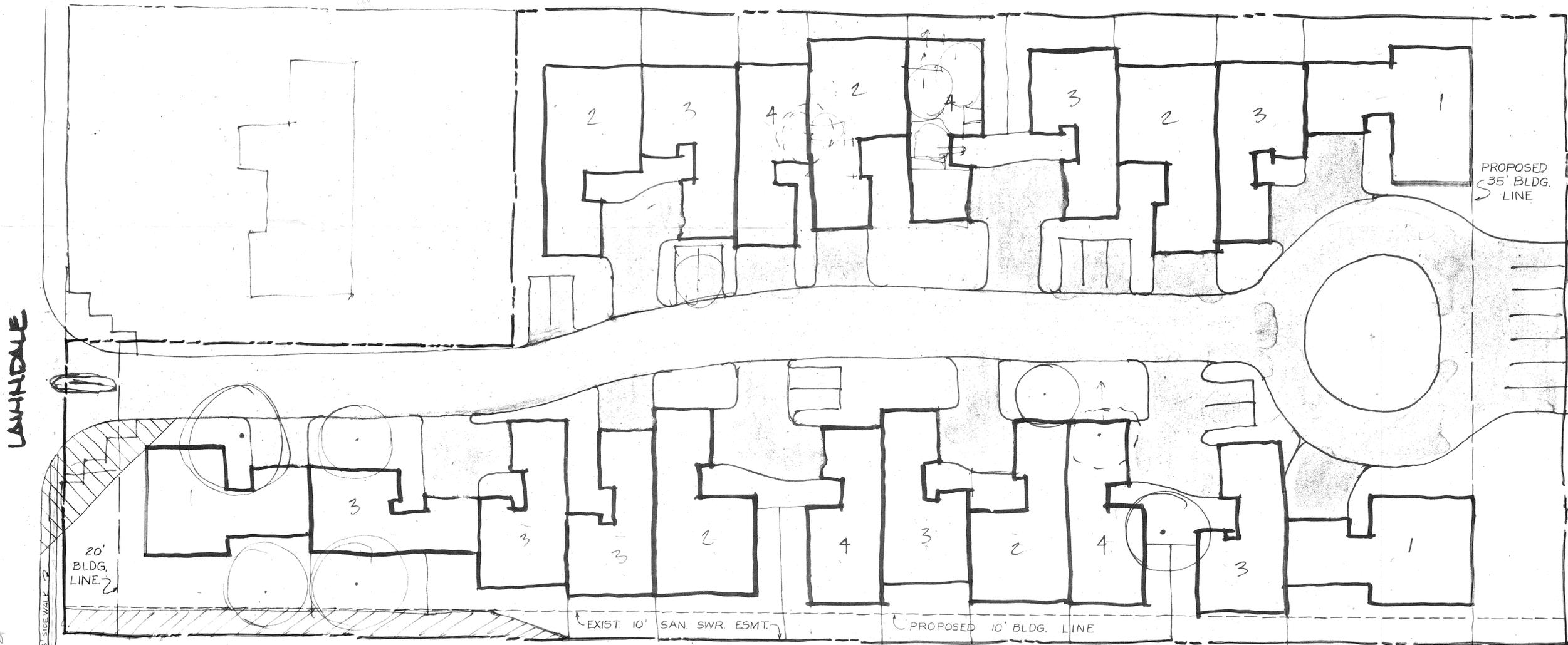
6" SUBGRADE 90% COMPACTED DENSITY
 8" COMPACTED BASE 95% COMPACTED DENSITY
 165 LBS. PER SQ.YD. H.M.A.C. (1 1/2")

Will comply with section 10.301(c) of the Uniform Fire Code.

TYPICAL STREET SECTION
 N.T.S.

A ZONING
 (PRESENT B-3R USE)

NOTE: The front building setback of the garage unit of each front loading garage unit shall be twenty (20) feet from the property line.



PROPOSED 35' BLDG. LINE

A ZONING (R-1)

20' BLDG. LINE

EXIST. 10' SAN. SWR. ESMT.

PROPOSED 10' BLDG. LINE

A ZONING (R-1)

Density of P-1 (R-1)
 2 1/2 Ac
 3 Ac

Density of "A"
 R-1 with street and lots

PROPOSED PLANNED UNIT DEVELOPMENT SHALL COMPLY WITH SECTION 42-108(3), PARAGRAPH B,C,H DESCRIBING BUILDING AND YARD SETBACKS.



PRELIMINARY SITE PLAN - LAWINDALE TOWNHOMES

← NORTH
 SCALE 1"=20'

DANNENBAUM ENGINEERING CORPORATION

103