NOTES

OAKDELL WAY CONDOMINIUMS 9.96 ACRES PUD-1 (R-3)
VISION CLEARANCE AS REQUIRED BY CITY ORDINANCE AT ALL INTERSECTIONS
ALL ADJACENT AREA ZONED AS SHOWN
BUILDING SPACING AS REQUIRED BY PUD ORDINANCE.

UNIT SIZE

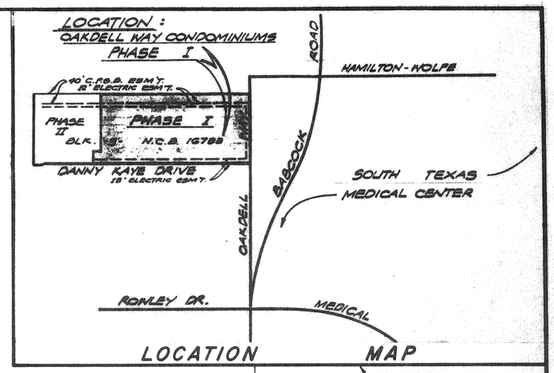
AVERAGE SIZE 1100 S.F.
ENCLOSED 1-2 CAR GARAGES
AVERAGE LOT SIZE 7255 S.F.
2,3 BDRM., 1 PDWR. RM. - 2 BATHS

AREA BREAKDOWN

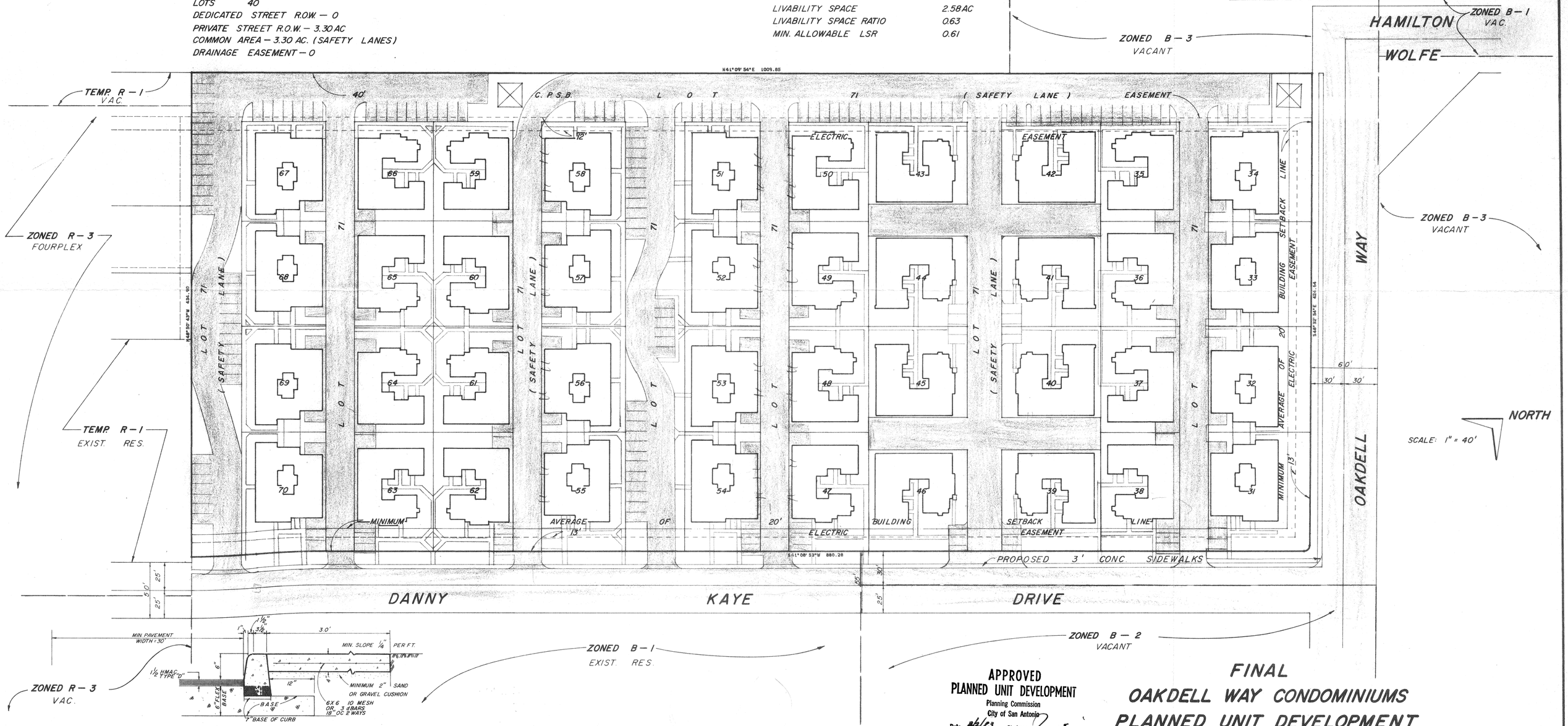
LOT AREA 6.66 AC.
LOTS 40
DEDICATED STREET R.O.W. - 0
PRIVATE STREET R.O.W. - 3.30 AC
COMMON AREA - 3.30 AC. (SAFETY LANES)
DRAINAGE EASEMENT - 0

LAND USE INTENSITY

DWELLING UNITS	160
GROSS DENSITY	15.9 DU/AC
MAX. ALLOWABLE DENSITY	33.0 DU/AC
FLOOR AREA	177,544 S.F. (4.08 AC)
FLOOR AREA RATIO	0.41
MAX. ALLOWABLE	0.65
OPEN SPACE	5.88 AC
OPEN SPACE RATIO	1.44
MIN. ALLOWABLE OSR	1.1
LIVABILITY SPACE	2.58 AC
LIVABILITY SPACE RATIO	0.63
MIN. ALLOWABLE LSR	0.61



LOCATION MAP



TYPICAL STANDARD CURB PAVEMENT & SIDEWALK SECTION

NOTE: CROSS-HATCHED PORTION OF CURB MAY BE DELETED WHERE SIDEWALK ABUTS CURB OR AS APPROVED BY ENGINEER.

APPROVED
PLANNED UNIT DEVELOPMENT
Planning Commission
City of San Antonio
Date: 2/2/83 Chairman: [signature]

FINAL
OAKDELL WAY CONDOMINIUMS
PLANNED UNIT DEVELOPMENT

PREPARED BY: BROWN ENGINEERING CO.

DEC. 27, 1982

JOB NO. S-6930

#112