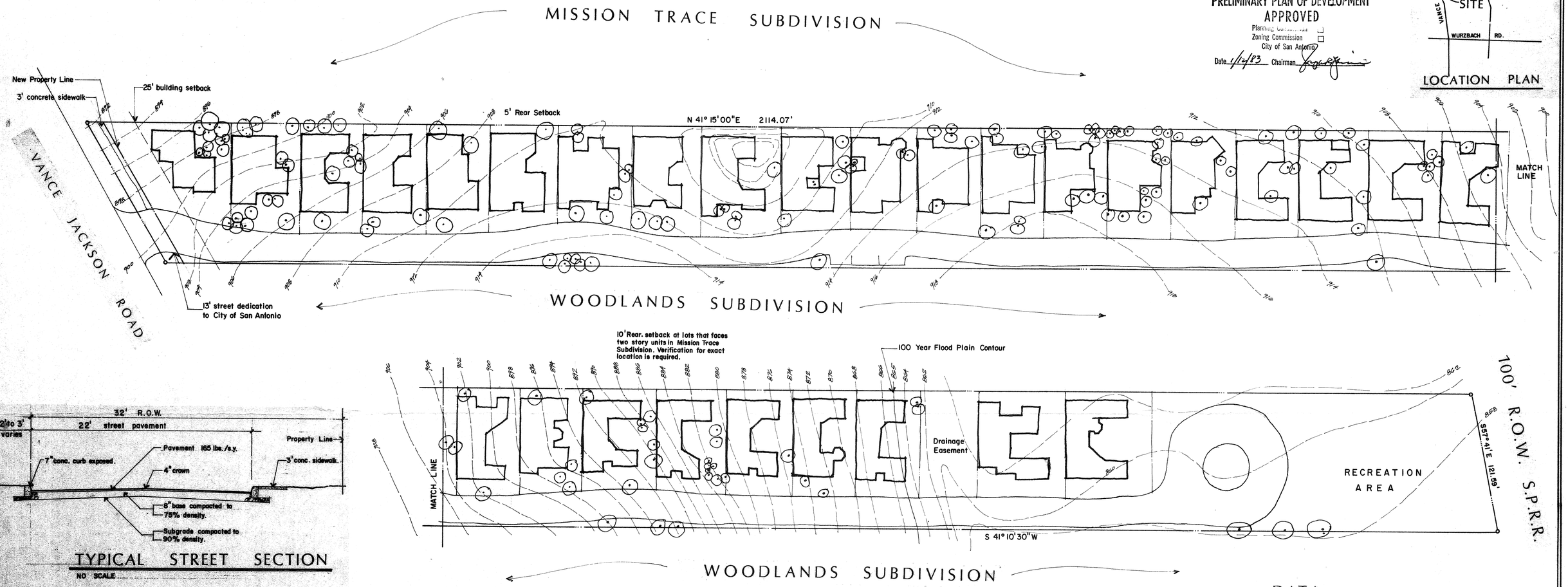
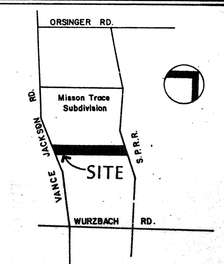


PRELIMINARY PLAN OF DEVELOPMENT
APPROVED
Planning Commission
Zoning Commission
City of San Antonio
Date 1/12/83 Chairman



LOCATION PLAN

TYPICAL STREET SECTION
NO SCALE

STATEMENT OF PROPOSED LAND USE

Lenmark Development, Inc. is requesting that the proposed "Mission Oaks P.U.D." be zoned R-1; P-1 from the temporary R-1. The proposal contains thirty-three zero-lot garden homes. Average lot size is 55' x 85', with twenty-two feet street pavement and thirty-two feet right-of-way with a cul-de-sac turnaround. Front setback of each front loading garage will be 20' from curb line at street. A recreation area is located at the north end of the site.

Lenmark Development, Inc. feels strongly that this proposal will be in keeping with the contextutral and continuity of the Vance Jackson Road development. Many of the residences will be designed among oak trees as well as the street winding around the large oak trees to create an interesting path through the subdivision.

MASTER SITE PLAN

0 40 80 120 200

DATA:

Land Area	252,788.4
Building Area (incl. garage)	78,300
Usable Roof Areas	N/A
Floor Area	66,700
Floor Area Allowed	71,539.23
Uncovered Open Space	174,488.4
Covered Open Space	14,500
Open Space	181,738.4
Open Space Required	173,420
Livability Space	170,138.4
Liviabilty Space Req.	113,390
Uncovered Car Area	11,600
Recreation Space	31,200
Recreation Space Ratio	.468
Occupant Car Spaces	61
Number of Living Units	29

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

MISSION OAKS P.U.D.

PRELIMINARY

ARCHITECTS
TED R. TRAUTNER, A.I.A. & ASSOCIATES
2929 MOSSROCK SUITE 124 SAN ANTONIO, TX. 78230 512-344-0907

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