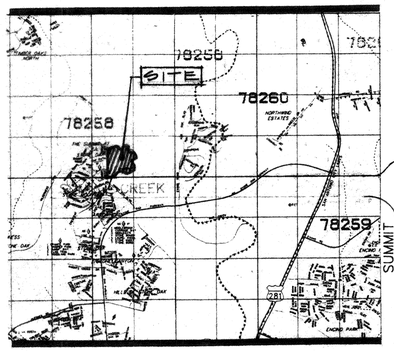
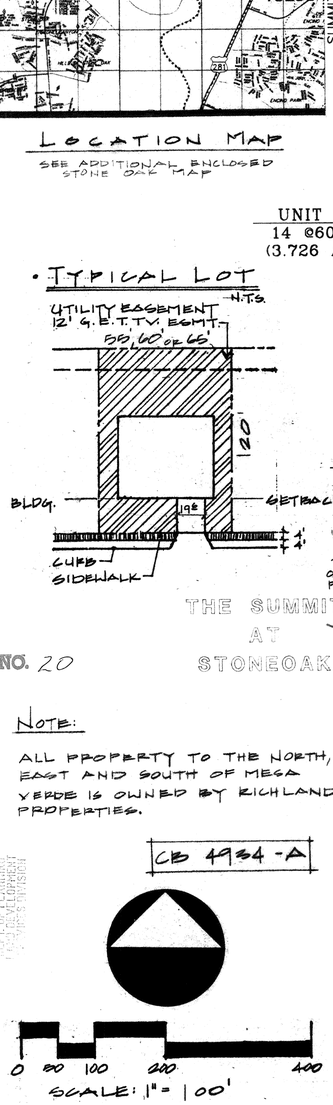
APPROVED
PLANNED UNIT DEVELOPMENT
Planning Commission
City of San Antonio
Chairman: Date: 6-8-94
Secretary: by Date: 6-8-94

94-012



LOCATION MAP
SEE ADDITIONAL ENCLOSED STONE OAK MAP



AGENDA NO. 20

NOTE:

ALL PROPERTY TO THE NORTH, EAST AND SOUTH OF MESA VERDE IS OWNED BY RICHLAND PROPERTIES.

RECEIVED
94 JUN -6 AM 8:22
DEPT OF PLANNING
DEVELOPMENT SERVICES DIVISION

94-012

DEVELOPER
RICHLAND PROPERTIES
ONE URBAN CENTER
4830 W. KENNEDY BLVD., STE. 5740
TAMPA, FLORIDA 33609

#94-012

UNPLATTED

PLANNED UNIT DEVELOPMENT
MESAVERDE OF STONE OAK

DATE: 2/24/94
DRAWN BY: P.B.B.
CHECKED BY: S.A.K.

CLEAR VISION AREA

Curb Length:	LT	=	Equation A
	L	=	13(ISD)/(13 + (W_1/2 + K_A) - 4
		=	13(300')/(13 + (21/2 + 7) - 4
		=	3900/(23 + 7) - 4
		=	130' Street A – Street P
Curb Length:	RT	=	Equation D
	R	=	0.65(ISD_2 - (W_1/2 + K_D)
		=	0.65(300' - (21/2 + 2)
		=	195 - 12.5
		=	182' Street A – Street P
Curb Length:	RT	=	Equation D
	R	=	0.65 (ISD_1 - (W_1/2 + K_D)
		=	0.65(480' - (62/2 + 2)
		=	312 - 22
		=	290' HARDY OAK
Curb Length:	LT	=	Equation A
	L	=	13 (ISD_1)/(13 + (W_1/2 + K_D) - 4
		=	13(480')/(13 + (62/2) + 7) - 4
		=	6240/(44) - 4
		=	136' HARDY OAK

UNPLATTED

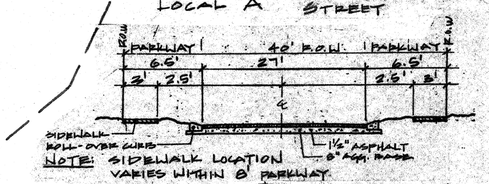
Density and Open Space Ratio

Base Zoning District	-	P-1, R-1
Max Density Allowed	-	8.0 units per acre
Proposed Density 255 units	-	4.32 units per acre
Minimum Required Percentage of open space allowed	-	35%
Proposed percentage of open space	-	55%
Total Space	-	2,569,430 ft² 58.986 ac.

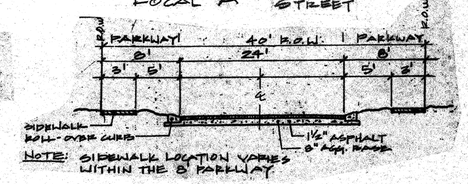
309,750	Street/safety lane R.O.W.
124,312	Driveway 19.5 x 25 x 255
8,000	Drainage R.O.W.
0	Outdoor Storage Area
0	Mechanical Equipment
714,000	House Slabs

Occupied Open Space	=	1,156,942 ft²
Net Open Space	=	1,412,488 ft²
Total Open Space Percentage	=	2,569,430 ft² 55%

STREET A
LOCAL "A" MAJOR STREET



STREETS B thru P
LOCAL "A" MINOR STREET



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Land Planning
Landscape Architecture
10325 Bandera Rd.
San Antonio, TX 78250
(210) 523-9544
AIA ASLA

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CONSULTING ENGINEERS
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LOCATION: 10325 BANDERA RD. SAN ANTONIO, TX 78250