UNIT-1

OPEN SPACE RATIO & DENSITY TABLE

AREA	SQUARE FEET	ACREAGE
BUILDING COVERAGE AREA	95,550	2.19
OTHER COVERAGE	107,048	2.46
OPEN-SPACE	212,380	4.88
TOTAL-GROSS AREA	414,978	9.53

PROPOSED OPEN SPACE = 51.2%

DENSITY = 5.14 UNITS PER ACRE

P-1, R-5 (IF APPLICABLE)
ZONING/CONCEPT.

49 RESIDENTIAL LOTS
50' X 120' AVERAGE

UNITS-2A & 2B

OPEN SPACE RATIO & DENSITY TABLE

AREA	SQUARE FEET	ACREAGE
BUILDING COVERAGE AREA	405,000	9.30
OTHER COVERAGE	506,777	11.63
OPEN-SPACE	1,084,051	24.89
TOTAL-GROSS AREA	1,995,828	45.82

PROPOSED OPEN SPACE = 54.3%

DENSITY = 3.27 UNITS PER ACRE

P-1, R-5 (IF APPLICABLE)
ZONING/CONCEPT.

150 RESIDENTIAL LOTS
65' X 120' AVERAGE

UNITS-3A, 3B & 3C

OPEN SPACE RATIO & DENSITY TABLE

AREA	SQUARE FEET	ACREAGE
BUILDING COVERAGE AREA	301,400	6.92
OTHER COVERAGE	319,017	7.32
OPEN-SPACE	808,351	18.56
TOTAL-GROSS AREA	1,428,768	32.80

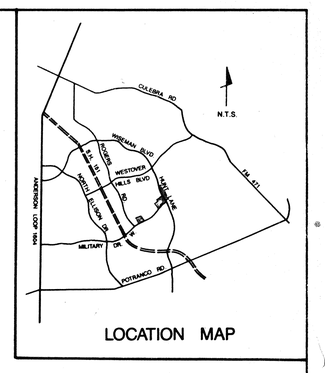
PROPOSED OPEN SPACE = 56.6 %

DENSITY = 4.1 UNITS PER ACRE

P-1, R-5 (IF APPLICABLE)
ZONING/CONCEPT

137 RESIDENTIAL LOTS
55' X 120' AVERAGE

SCALE 1" = 200'



NOTE: ALL CORNER LOTS SHALL COMPLY WITH THE CLEAR VISION AREA REQUIRED. SEC. 35-3339.

TYPICAL LOT SIZE
N.T.S.

DEVELOPER: HILL COUNTRY RESORT ESTATES JOINT VENTURE
c/o WOODBINE DEVELOPMENT CORPORATION
1445 ROSS AVENUE, SUITE 5000
DALLAS, TEXAS 75202
PHONE NO. (214) 855-6088

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DEPT OF PLANNING
LAND DEVELOPMENT
SERVICES DIVISION

PAPE-DAWSON ENGINEERS
CIVIL & ENVIRONMENTAL

APPROVED
CITY OF SAN ANTONIO
DATE:

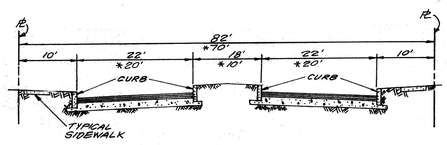
LEGACY TRAILS

#94-038

PLANNED UNIT DEVELOPMENT

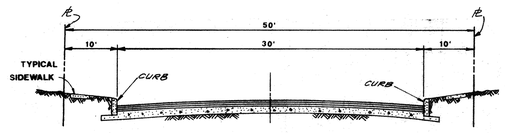
PRELIMINARY OVERALL AREA DEVELOPMENT PLAN

POADP NO. 401

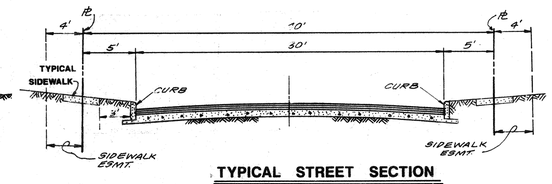


TYPICAL STREET SECTION
N.T.S.

NOTE: ALL STREETS ARE 50 FOOT RIGHT-OF-WAY UNLESS OTHERWISE SHOWN.



TYPICAL STREET SECTION
N.T.S.



TYPICAL STREET SECTION

REVISED: MARCH 2, 2000 – EXPANDED COMMUNITY CENTER
REVISED: SEPTEMBER 9, 1998 – ADDED COMMUNITY CENTER
REVISED AUGUST 18, 1994
REVISED MAY 2, 1994
DATE: JAN., 1994

JOB NO. 3221-00

94-038

Q-28

(Revised 9-3-99)

#3221-00

LEGACY TRAILS P.O.A.D.P. #401 Q-28