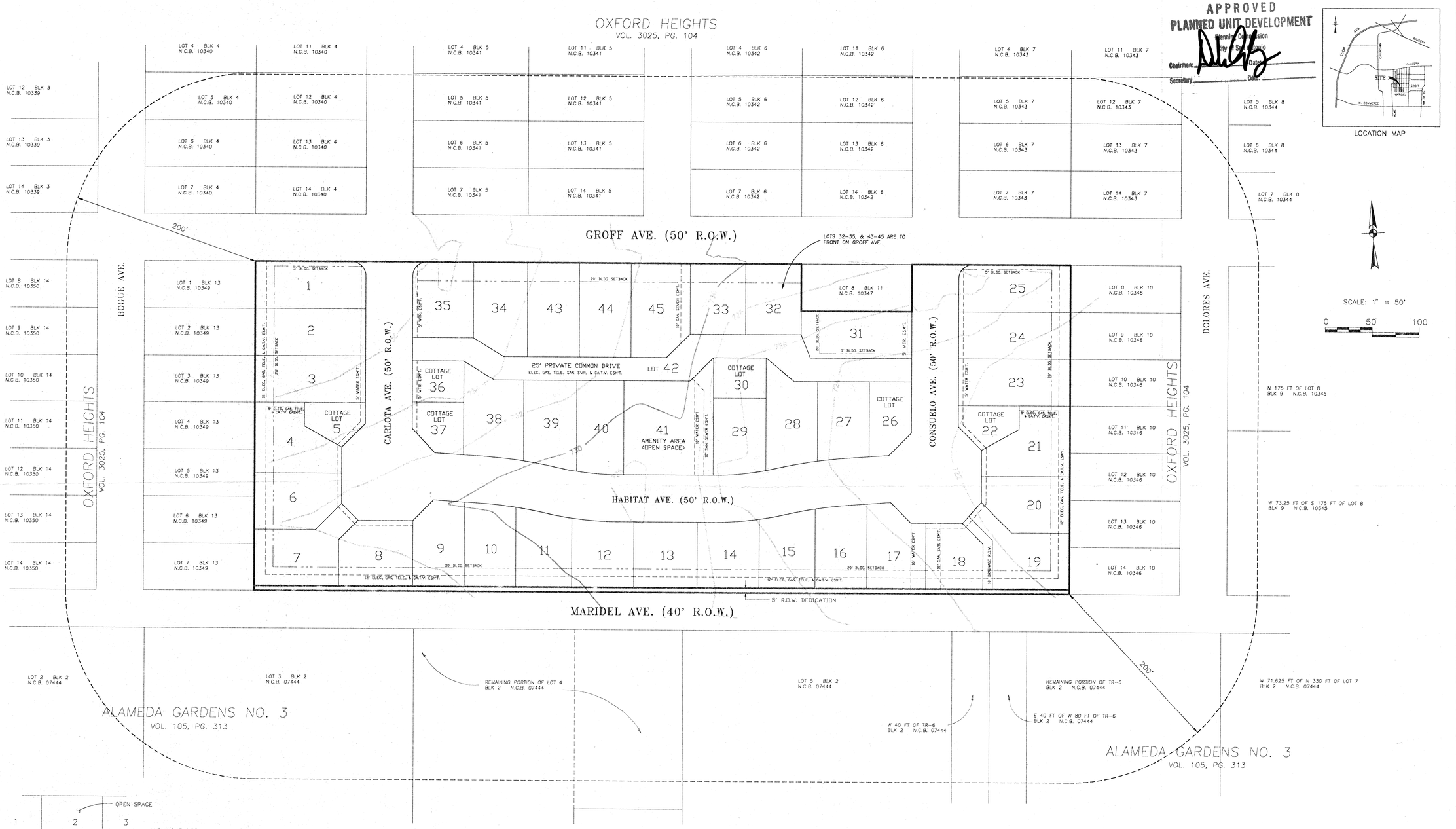
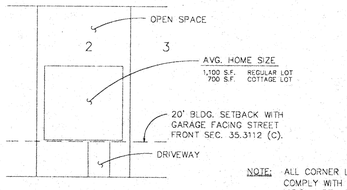
APPROVED
PLANNED UNIT DEVELOPMENT
Planning Commission
City of San Antonio
Chairman: _____ Date: _____
Secretary: _____ Date: _____



LOCATION MAP



TYPICAL LOT SIZE

N.T.S

NOTE: ALL CORNER LOTS SHALL COMPLY WITH THE CLEAR VISION AREA REQUIRED. SEC. 35-3.339.

OPEN SPACE RATIO & DENSITY TABLE

AREA	SQUARE FEET	ACREAGE
BUILDING COVERAGE AREA	44,900	1.03
OTHER COVERAGE	58,620	1.35
OPEN – SPACE	190,155	4.36
TOTAL – GROSS AREA *	293,675	6.74

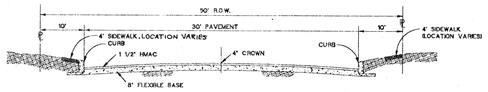
PROPOSED OPEN SPACE = 64.7%
DENSITY = 6.38 UNITS PER ACRE (IF APPLICABLE)

* – TOTAL GROSS AREA DOES NOT INCLUDE 5' STREET DEDICATION ON MARIDEL AVE.

P-1, R-7
ZONING / CONCEPT

43 RESIDENTIAL LOTS
50' X 85' AVERAGE

NOTES:
1. WATER AND SANITARY SEWER SYSTEM TO BE DEDICATED TO THE SAN ANTONIO WATER SYSTEM.
2. DRAINS TO BE DEDICATED TO THE CITY OF SAN ANTONIO .
3. ALL 50' R.O.W. STREETS ARE PUBLIC.



TYPICAL STREET SECTION

N.T.S

OWNER: HABITAT FOR HUMANITY
311 PROBANDT
SAN ANTONIO, TX 78204

REVISIONS: 3/10/95 – ADDITION OF LOTS 8 & 9 NCB 10346

95-039

PAPE-DAWSON ENGINEERS
CIVIL & ENVIRONMENTAL
9310 BROADWAY, BUILDING II
SAN ANTONIO TEXAS 78217
210-824-9494

PLAZA FLORENCIA

PUD PLAN

JOB NO. 3471.01
DATE FEB., 1995
DESIGNER
CHECKED DRAWN D.E.M.
SHEET 1 OF 1

RECEIVED
95 JUN -5 PM 3:10
REAL ESTATE & LAND DEVELOPMENT SERVICES DIVISION

#95-039