SCALE: 1" = 200'

P-1
CB 4459

P-2
CB 4450

UNPLATTED

KALLISON RANCH

200' NOTIFICATION LIMIT

APPROX. LIMITS OF F.E.M.A. 100 YEAR FLOODPLAIN

GOVERNMENT CANYON STATE PARK

SITE

LOCATION MAP

200' NOTIFICATION LIMIT

UNPLATTED

60' R.O.W.

STREET A

ALL-WEATHER BRIDGE STRUCTURE CULVERTS AND STRUCTURE PER ENGINEER

UNPLATTED

APPROX. LIMITS OF F.E.M.A. 100 YEAR FLOODPLAIN

P-30A

OPEN SPACE

GALM ROAD
EXISTING 60' R.O.W.
PROPOSED 86' R.O.W.

UNPLATTED

200' NOTIFICATION LIMIT

P-1
CB 4450

KALLISON RANCH

200' NOTIFICATION LIMIT

P-3F
CB 4451

APPROX. GATE LOCATION

APPROX 6200' TO PM 471

CLEAR VISION AREA

TYPICAL 60' X 42' INTERSECTION (W1 = 60')

TWO WAY - EQUATION D: R1 = 0.65 X (ISD2) - (W1/2 + KD)
- ISD2: 500 LF
- W1: 60 LF
- KD: 2
- R1: 293 LF

CURB LENGTH = R1

TWO WAY - EQUATION A: L1 = 13 X (ISD1)(13 + (W1/2) + KA) - 4
- ISD1: 340 LF
- W1: 60 LF
- KA: 7
- L1: 90 LF

CURB LENGTH = L1

TYPICAL 60' X 42' INTERSECTION (W1 = 42')

TWO WAY - EQUATION D: R1 = 0.65 X (ISD2) - (W1/2 + KD)
- ISD2: 360 LF
- W1: 42 LF
- KD: 5
- R1: 208 LF

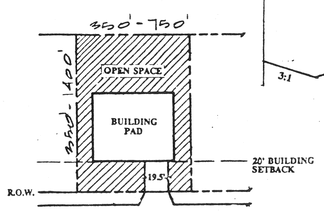
CURB LENGTH = R1

TWO WAY - EQUATION A: L1 = 13 X (ISD1)(13 + (W1/2) + KA) - 4
- ISD1: 340 LF
- W1: 42 LF
- KA: 0
- L1: 144 LF

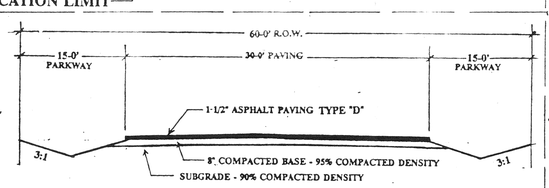
CURB LENGTH = L1

DENSITY AND OPEN SPACE

Base Zoning District:	Project Area not in City Limits
Maximum Density Allowed	N/A
Proposed Density Allowed	N/A
Minimum Required Percentage of Open Space Allowed	N/A
Proposed Percentage of Open Space	81%
Total Space:	236.0 Acres (10,367,354 S.F.)
Street/Safety Lane R.O.W.	589,000 S.F.
Driveways	17,600 S.F.
Drainage R.O.W.	N/A
Outdoor Storage Area	N/A
Mechanical Equipment	N/A
Houses Slabs 60' X 40' - 3600 S.F.	108,800
Occupied Open Space	4.36 Ac. (191,380 S.F.)
Net Open Space	216.8 Ac. (9,441,974 S.F.)
Total	236.0 Ac. (10,367,354 S.F.)
Open Space Percentage	81%



TYPICAL LOT



TYPICAL STREET SECTION

REMUDA RANCH
ESTATES
PLANNED UNIT DEVELOPMENT

AZTX PROPERTIES, LTD. 2200 E. RIVER ROAD, STE. 124 TUCSON, AZ 85718

SUMMARY

NO. OF LOTS	28 LOTS
LOT SIZE	6.5 - 11.5 AC.
ACREAGE	270.15 AC.
DENSITY	.10 DU/AC.

MATCH LINE "A"

DRAINAGE ESM'T.

APPROX. LIMITS OF F.E.M.A. 100 YEAR FLOODPLAIN

LIMITS OF 100 YEAR FLOOD PLAIN AS PER FLOOD STUDY

DRAINAGE ESM'T. 22.09 AC. UNPLATTED

MATCH LINE "A"

KOSSL CUDE GROUP INC.
Land Planning
Landscape Architecture
10325 Bandera Rd.
San Antonio, TX 78250
(210) 523-9544

95-048

REVISED: 8-15-95
DATE: 2-28-95
DRAWN BY: P.B.B.
CHECKED BY: S.A.K.

APPROVED
PLANNED UNIT DEVELOPMENT
Planning Commission
City of San Antonio
Chairman: Date: 8-23-95
Secretary: Date: 8-23-95

95-048