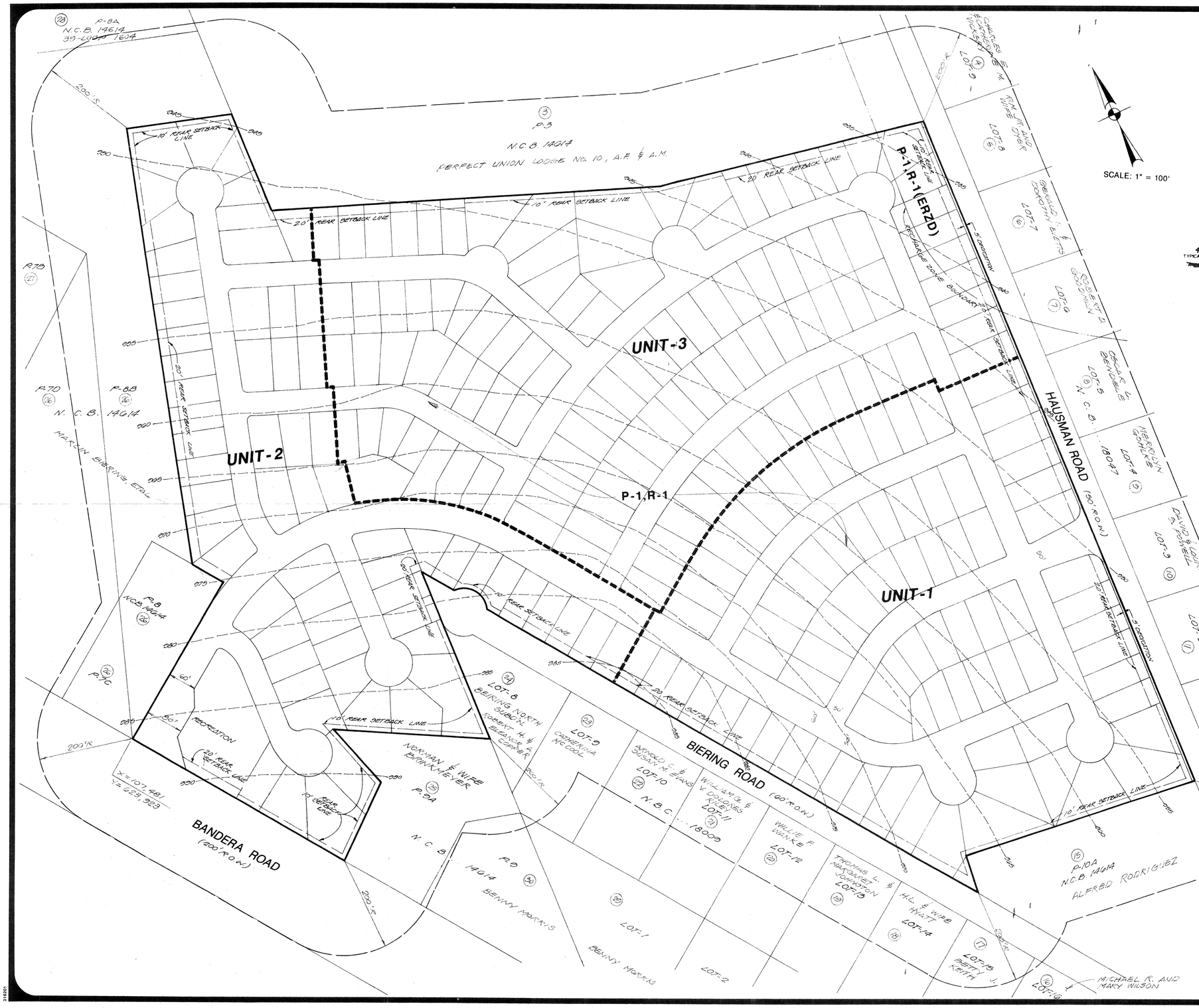
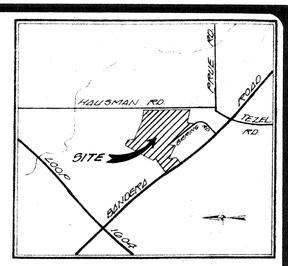
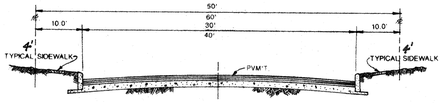


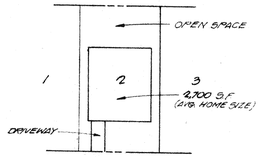
SCALE: 1" = 100'



LOCATION MAP
N.T.S.



TYPICAL STREET SECTION



TYPICAL LOT SIZE
N.T.S.

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

OPEN SPACE RATIO and DENSITY TABLE		
AREA	SQUARE FEET	ACREAGE
BUILDING COVERAGE AREA	685,800	15.74
OTHER COVERAGE	470,424	10.80
OPEN SPACE	1,225,615	28.14
TOTAL-GROSS AREA	2,381,839	54.68

PROPOSED OPEN SPACED = 51.4 %
DENSITY = 4.6 UNITS PER ACRE (IF APPLICABLE)
P-1, R-1 & P-1, R-1 (ERZD)
ZONING/CONCEPT

254 RESIDENTIAL LOTS
55'x110'-120' AVERAGE
RECREATION SITE 0.83 AC.

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. STREETS ARE TYPE "D", 50' ROW UNLESS OTHERWISE INDICATED.
4. ALL STREETS WITHIN THE P-1, R-1 ARE PRIVATE STREETS.

APPROVED
PLANNED UNIT DEVELOPMENT
Planning Commission
City of San Antonio
Chairman: [signature] Date: 10-25-95
Secretary: D. Pedy [signature] Date: 10-25-95

DEVELOPER:
THOMPSON REALTY INVESTMENT CORP.
1701 N. COLLINS, STE. 300
RICHARDSON, TX. 75080

REVISIONS:
3/24/95 - ADDED ZONING P-1, R-1 & P-1, R-1 (ERZD)
10/4/95 - STACK COMMENT FROM ZONING

PAPE-DAWSON ENGINEERS
CIVIL & ENVIRONMENTAL
SAN ANTONIO, TEXAS 78217
9310 BROADWAY
512-824-9494

OAKRIDGE POINTE SUBDIVISION
PLANNED UNIT DEVELOPMENT PLAN
PRELIMINARY OVERALL AREA DEVELOPMENT PLAN

JOB NO. 3629.01
DATE JUNE, 1995
DESIGNER
CHECKED DRAWN F.J.C.
SHEET 1 OF 1

#95-059

95-059