TABLE A
YARD REQUIREMENTS AND SETBACKS

ITEM	DESCRIPTION	DISTANCE
1.	FRONT YARD SETBACKS, ALL YARDS	50'
2.	SIDEYARD SETBACKS	
	A. INTERIOR LOT LINE	25'
	B. CORNER LOT LINE ABUTTING STREET	15'
3.	REAR YARD SETBACK, ALL LOTS	25'

TABLE B
AREA COMPUTATIONS AND RATIOS

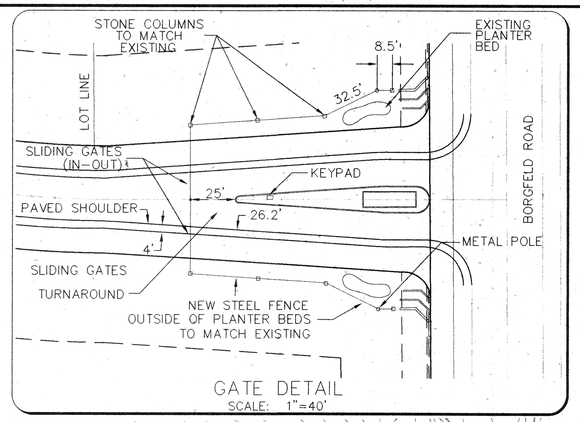
ITEM	DESCRIPTION	LOTS	SUB AREA (SF)	SUB AREA (AC)	TOTAL AREA (AC)
1.	GROSS SITE AREA	-	-	-	196.6 AC
	(LESS)				
	A. TOTAL STREET RIGHT OF WAY	-	740825	17.007	-18.592
	B. TOTAL DRIVEWAYS (12'x50', EACH LOT)	86	51600	1.185	-1.185
	C. TOTAL STRUCTURE COVERAGE, 2400 SF HOUSE/LOT	86	206400	4.738	-4.738
				SUBTOTAL:	-24.515 AC
	(EQUALS)				
2.	TOTAL OPEN SPACE				172.085 AC
3.	OPEN SPACE RATIO				87.53%

TABLE C
DENSITY COMPUTATIONS

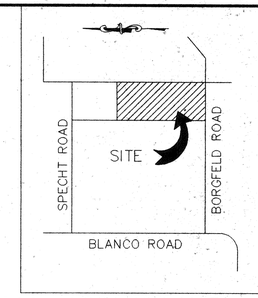
ITEM	DESCRIPTION	
1.	AREA OF PUD	196.6 AC
2.	DWELLING UNITS	86 EA
3.	DENSITY	0.437 EA/AC

GATE DETAIL

ITEM	DESCRIPTION	
1.	NUMBER OF GATES	2
2.	TYPE OF GATE	SLIDE
3.	MAXIMUM CAPACITY OF CARS/HOUR	240
4.	MANNED/MECHANICAL	MECHANICAL
5.	TURN AROUND RADIUS	13'
6.	NUMBER OF LANES INTO UNIT	1
7.	LANE WIDTH	15'
8.	NUMBER OF CARS PER LANE	1



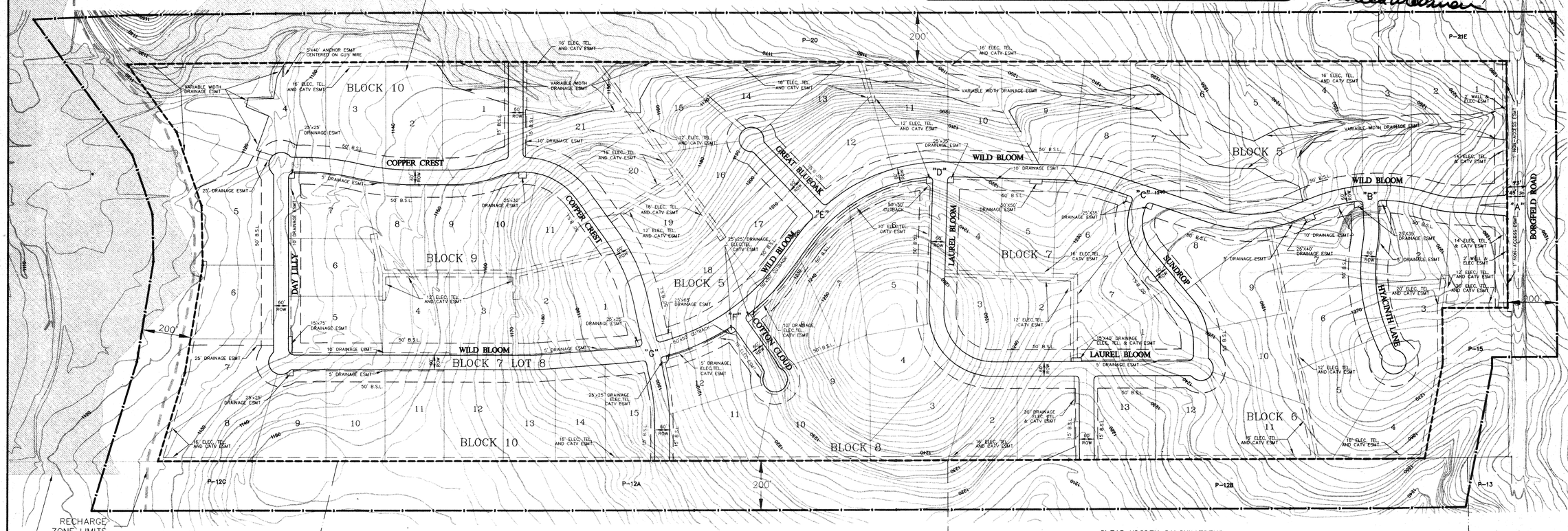
GATE DETAIL
SCALE: 1"=40'



LOCATION MAP
N.T.S.

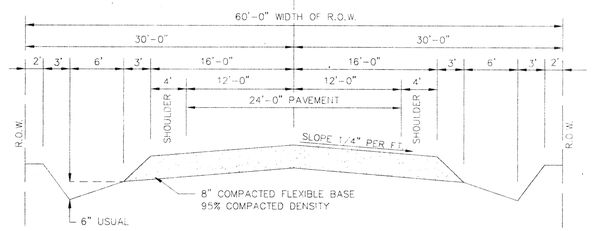
APPROVED
PLANNED UNIT DEVELOPMENT
Planning Commission
City of San Antonio
Chairman
Date 5-14-97
Rebecca Waldman

APPROXIMATE LIMITS OF SAN ANTONIO EXTRATERRITORIAL JURISDICTION



P.U.D. LEGEND

"A"	INTERSECTION LABEL
	PUD BOUNDRY
	200' AREA OF NOTIFICATION
P-12A	PARCEL NUMBER
50' B.S.L.	BUILDING SETBACK LINE
ELEC	ELECTRIC
TEL	TELEPHONE
CATV	CABLE TELEVISION
ESMT	EASEMENT

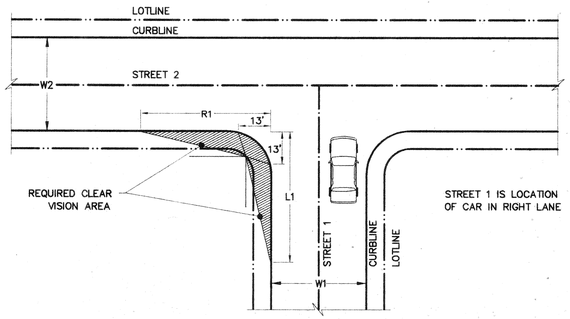


NOTE: IN SUBURBAN AREAS THE FINISHED CENTER LINE GRADE OF THE STREET SHOULD BE 4" LOWER THAN THE AVERAGE ELEVATION OF THE PROPERTY LINE ON EACH SIDE AS SHOWN HEREON. IN OTHER AREAS, FINISHED CENTER LINE SHALL NOT BE HIGHER THAN THE AVERAGE ELEVATION OF THE PROPERTY LINE ON EACH SIDE.

BEFORE PLACING ANY MATERIAL THE CONTRACTOR SHALL FURNISH THE COUNTY ROAD DEPARTMENT WITH REPORTS OF ANALYSIS OF THE PROPOSED MATERIAL MADE BY AN APPROVED LABORATORY.

PAVEMENT SHALL BE TWO COURSE SURFACE TREATMENT OF 1" COMPACTED ASPHALT.

TYPICAL STREET SECTION



TYPICAL CLEAR VISION INTERSECTION LAYOUT
N.T.S.

CLEAR VISION CALCULATIONS
TYPICAL 24' X 24' INTERSECTION (30 MPH)

TWO WAY - EQUATION D: R1 = 0.65 x (ISD2) - (W1/2 + KD)

RIGHT	ISD2:	300 LF
	W1:	24 LF
	KD:	2
CURB LENGTH = R1	R1:	181 LF

TWO WAY - EQUATION A: L1 = (13 x (ISD1))/(13 + (W1/2 + KA))

LEFT	ISD1:	300 LF
	W1:	24 LF
	KA:	7
CURB LENGTH = L1	L1:	118 LF

CLEAR VISION CALCULATIONS
TYPICAL 60' (40 MPH) X 30' INTERSECTION (30 MPH)

TWO WAY - EQUATION D: R1 = 0.65 x (ISD2) - (W1/2 + KD)

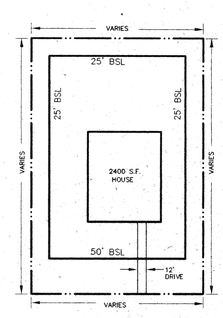
RIGHT	ISD2:	480 LF
	W1:	24 LF
	KD:	2
CURB LENGTH = R1	R1:	298 LF

TWO WAY - EQUATION A: L1 = (13 x (ISD1))/(13 + (W1/2 + KA))

LEFT	ISD1:	300 LF
	W1:	24 LF
	KA:	7
CURB LENGTH = L1	L1:	118 LF

INTERSECTION RECAP

NAME	TYPE	R1 REQ	L1 REQ
A	60'x24'	298'	118'
B	24'x24'	181'	118'
C	24'x24'	181'	118'
D	24'x24'	181'	118'
E	24'x24'	181'	118'
F	24'x24'	181'	118'
G	24'x24'	181'	118'



TYPICAL LOT

#97-009
PUD PLAN #97-009

DRAWN BY:	DESCRIBED BY:	APPROVED BY:	FILE NO:	FILE LOCATION:

REVISIONS

NO.	DATE	DESCRIPTION
1	-	
2	-	
3	-	
4	-	

97-009

VICKREY & ASSOCIATES, INC.
CONSULTING ENGINEERS
7334 Blanco Road Suite 109 San Antonio, Texas 78216
Telephone: (210)349-3271

PREPARED FOR:
TEXAS LAND COMPANY

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WOODLAND HILLS NORTH
P.U.D. PLAN
(PLANNED UNIT DEVELOPMENT)

DATE: DECEMBER 1996
SCALE
Vertical 1" = N/A
Horizontal 1" = 400
0 200 400 600

SHEET	OF
1	1

PROJ NO. 1579-000-051

DRAWING:
M:\SDSKPROJ\1579-000\DWG\PUDPLAN.DWG