



**CITY of SAN ANTONIO**  
**Planning and Development Services**  
**Land Entitlement Section**

**TO:** Pape-Dawson Engineers, Inc.

**DATE:** March 25, 2009

**Address:** 555 East Ramsey  
San Antonio, Texas 78216

**FROM:** Robert L. Lombrano

**SUBJECT:** Kinder Ranch Alternative Pedstrian Plan

APP - 07-001A

---

The Planning Commission heard the Alternative Pedstrian Plan referenced above on March 25, 2009.

The following action was taken:

APPROVED With Conditions  
 DISAPPROVED

**CONDITIONS:**

- All pedestrian facilities in this plan are to be constructed to conform with the latest standards/guidelines of the Texas Accessibility Standards and the Americans with Disabilities Act.
-



DATE: November 14, 2006  
REVISIONS: December 11, 2006  
January 12, 2009

# Kinder Ranch Alternative Pedestrian Circulation Plan

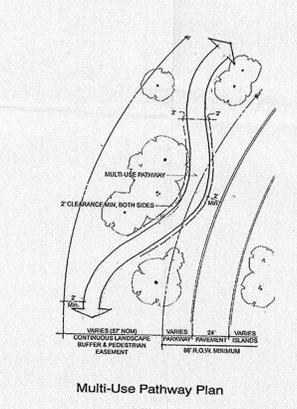
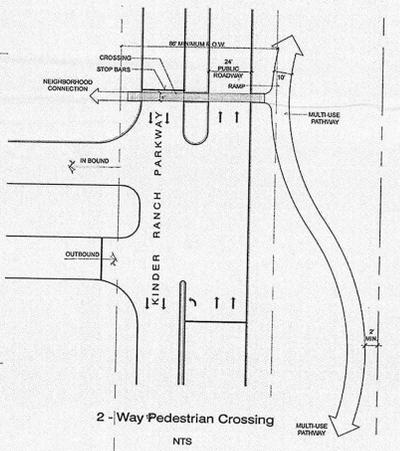
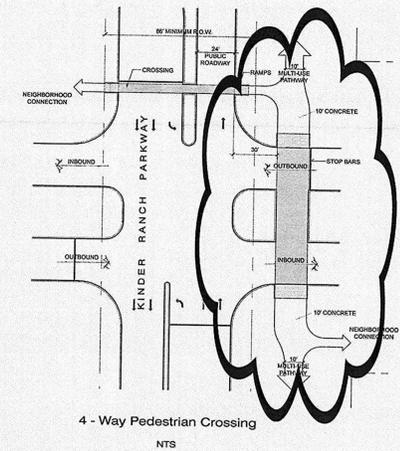
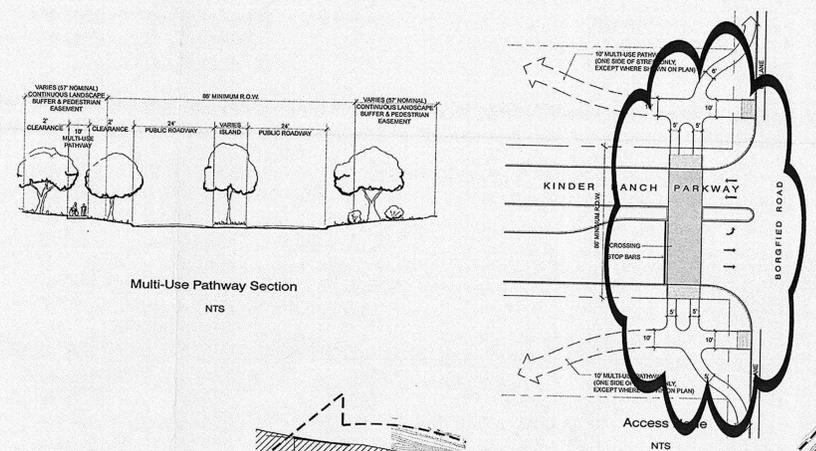
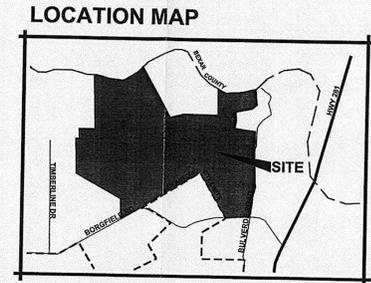
Dixie Watkins III & Associates  
Landscape Architecture  
Land Planning  
Natural and Cultural  
Resources Management  
11 Lynn Batts Lane, Suite 110  
San Antonio, Texas 78218  
(210) 828-6138 FAX: 210-828-6137



THIS ALTERNATE PEDESTRIAN PLAN FOR #07-001A HAS BEEN SUBMITTED TO AND CONSIDERED BY THE PLANNING COMMISSION OF THE CITY OF SAN ANTONIO, TEXAS, AND IS HEREBY APPROVED BY SUCH COMMISSION.  
DATED THIS 25 DAY OF MARCH 9 A.D., 2008.

BY: *D. Watkins III*  
CHAIR  
BY: *F. P. P.*  
SECRETARY

**LEGAL DESCRIPTION**  
BEING: 778.0 ACRES OF LAND OUT OF THE GAUDALUPE HERRERA SURVEY No. 192, ABSTRACT no. 307, COUNTY BLOCK 4859, THE C.A. ROMPEL & G.A. OBST SURVEY No. 191, ABSTRACT No. 1172, COUNTY BLOCK 5185, THE GEORGE W. OTT SURVEY, ABSTRACT No. 562, COUNTY BLOCK 4854, THE GOTTLIB SURVEY, ABSTRACT No. 563 AND ABSTRACT No. 566, COUNTY BLOCK 4855 AND THE FREDRICH LEESCH SURVEY No. 1, ABSTRACT No. 970 AND SURVEY No. 192, ABSTRACT No. 459, COUNTY BLOCK 4858, AND BEING THE CALLED TEXAS AND THE CALLED 190.357 ACRES RECORDED IN VOLUME 4151, PAGE 1401 OF THE DEED RECORDS OF BEXAR COUNTY, BEXAR COUNTY, TEXAS.



NTS - THESE DETAILS ARE SCHEMATIC AND SUBJECT TO FINAL DESIGN AND ENGINEERING REQUIREMENTS, INCLUDING AASHTO AND THE CITY OF SAN ANTONIO UDC.

### DEFINITIONS

- PRIMARY MULTI-USE PATHWAY** - 10' wide continuous concrete section, meandering along Kinder Ranch Parkway in the right-of-way, pedestrian easements and/or landscape buffers.
- PROPOSED FUTURE CIBOLO CREEK GREENWAY** - Future Trail oriented along the Cibolo Creek in or adjacent to the Floodplain. (BY OTHERS)
- PEDESTRIAN CROSSINGS** - Crosswalks connecting pathways across Kinder Ranch Parkway.
- ACCESS NODES** - Connections between primary multi-use pathways, pedestrian pathways, and bike lanes, and bike lanes along public roadways and possible Cibolo Creek Pathway.

### NOTES:

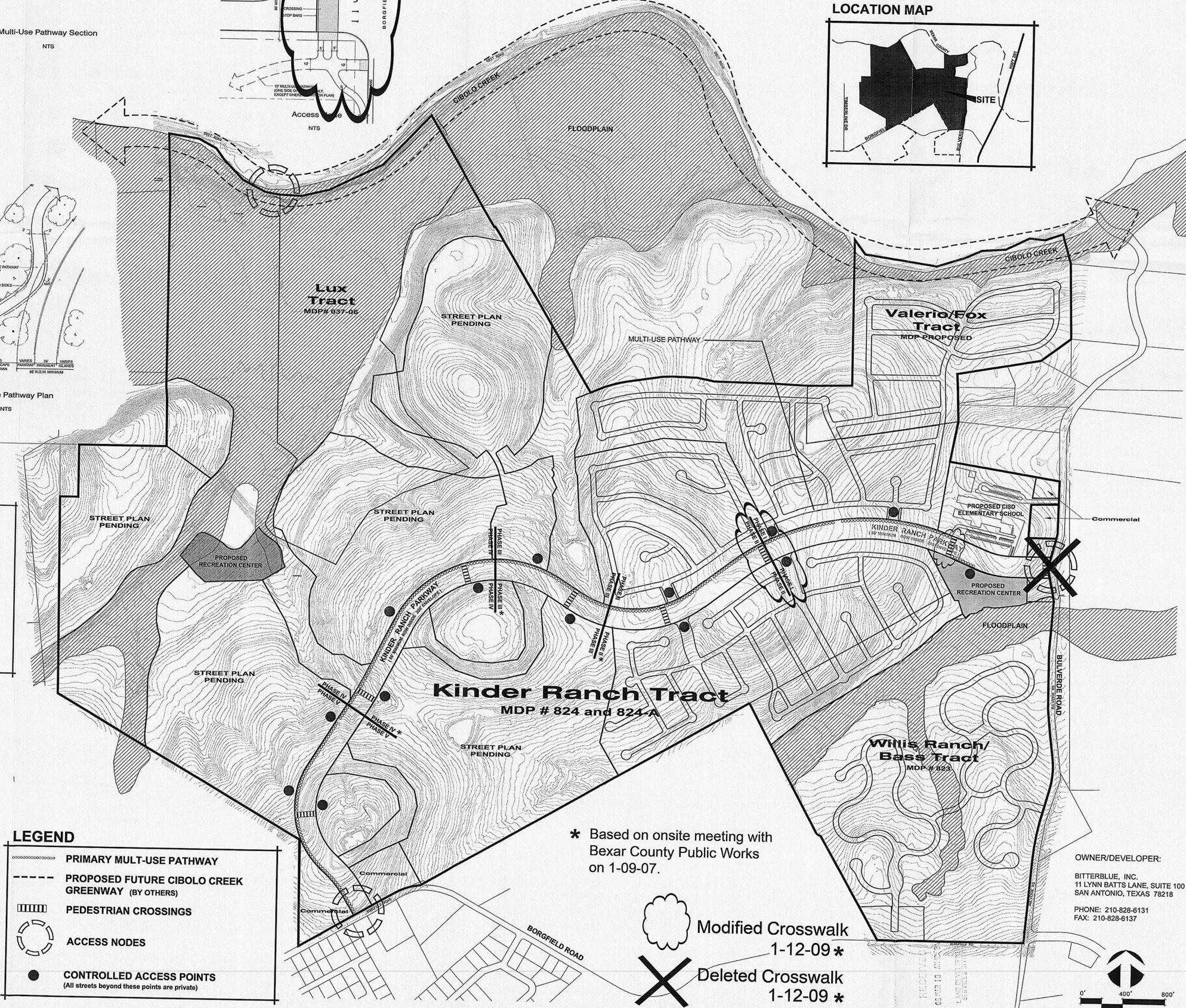
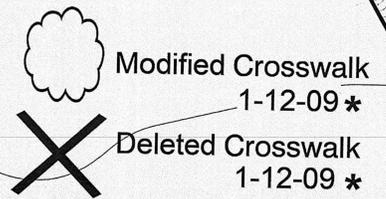
- \* NOTE: Phasing to coincide with Revised Master Development Plan to be supplied by Pape-Dawson.
- NOTE: Exact alignment of roads, and both configuration and location of future lots is subject to change, and will defer to the Kinder Ranch Master Development Plan 824 or 824-A
- NOTE: All walk and pathway alignments are shown as conceptual, and exact location and alignment will be site justified by individual tree and land form elements.
- NOTE: Proposed Pedestrian Plan will adhere to all sections of code pertaining to both geometry and ADA components.
- NOTE: All Multi-Use Pathways will comply with the City of San Antonio and AASHTO Guidelines for bicycles.
- NOTE: All sign components of the Multi-Use Pathways will comply with the Manual on Uniform Traffic control Chapter 9, including:



### LEGEND

- PRIMARY MULTI-USE PATHWAY
- PROPOSED FUTURE CIBOLO CREEK GREENWAY (BY OTHERS)
- PEDESTRIAN CROSSINGS
- ACCESS NODES
- CONTROLLED ACCESS POINTS (All streets beyond these points are private)

\* Based on onsite meeting with Bexar County Public Works on 1-09-07.



## alternative pedestrian circulation plan

OWNER/DEVELOPER:  
BITTERBLUE, INC.  
11 LYNN BATTS LANE, SUITE 100  
SAN ANTONIO, TEXAS 78218  
PHONE: 210-828-6131  
FAX: 210-828-6137

