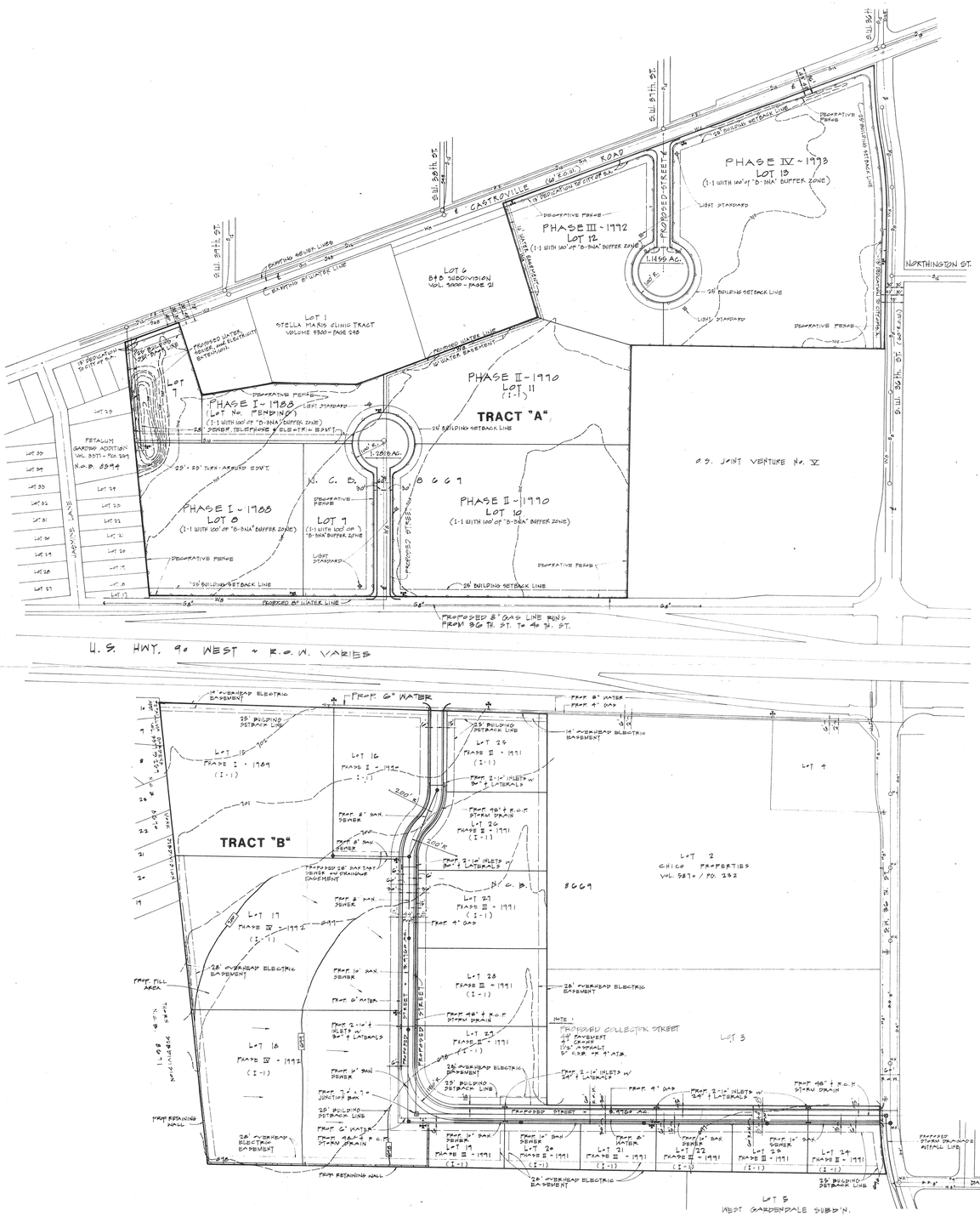


P. O. A. D. P.

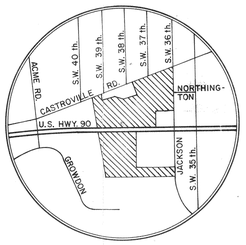
SEWER - CITY SEWER
WATER - CITY WATER

OWNER: TELACU DEVELOPMENT CORP.
2300 WEST COMMERCE
SAN ANTONIO, TEXAS
78207

NORTH

SCALE: 1" = 200'

LOT No.	ACREAGE	DESCRIPTION
7	4.3190	LIGHT INDUSTRY
8	6.0236	" "
9	2.4175	" "
10	8.6769	" "
11	5.9921	" "
12	5.0531	" "
13	12.3830	" "
15	5.9217	" "
16	3.2229	" "
17	8.0427	" "
18	7.8497	" "
19	0.8574	" "
20	0.8574	" "
21	0.8574	" "
22	0.8574	" "
23	0.8574	" "
24	0.8574	" "
25	1.9169	" "
26	2.1809	" "
27	2.4219	" "
28	2.4219	" "
29	2.4219	LIGHT INDUSTRY



LOCATION MAP

PLAN HAS BEEN ACCEPTED BY THE CITY OF SAN ANTONIO DEVELOPMENT REVIEW COMMITTEE
Date: May 15, 1989
File # 246
Signed: McOwen

RECEIVED
1989 MAY 11 A 10:50
DEPT. OF PLANNING
CURRENT PLANNING
DIVISION

LEGEND

69.8	PROPOSED GRADE
W8"	EXISTING WATER
G4"	EXISTING GAS
S.S. 8"	EXISTING SANITARY SEWER
M.H.	EXISTING MANHOLE

FLOOD PLAIN CERTIFICATION

PROPERTY: 63.6496 ACRES OF LAND, TRACT "A", and 46.1607 ACRES OF LAND, TRACT "B", N.C.B. 8669, CITY OF SAN ANTONIO, BEXAR COUNTY, TEXAS.

I, HEREBY CERTIFY THAT THE SUBJECT PROPERTY IS NOT WITHIN A FLOOD AREA.

GEORGE OZUNA, JR.
REGISTERED PUBLIC ENGINEER

NOTE: PROPOSED R.O.W. TO LINK BETWEEN U.S. HWY. 90 AND 36 th. STREET HAS BEEN COORDINATED WITH THE TEXAS HIGHWAY DEP'T.

246

DEVELOPMENT PLAN

SAN ANTONIO WEST BUSINESS CENTER
63.6496 ACRES OF LAND, TRACT "A" and
46.1607 ACRES OF LAND, TRACT "B", N.C.B. 8669
SAN ANTONIO, BEXAR COUNTY, TEXAS

Ozuna & Associates, Inc.
Consulting Engineers
8118 Broadway San Antonio, Texas

Drawn By: G.S. | Date: MAY 4, 1989
Checked By: G.O. JR. | Job No.: 573008-89

REVISIONS	
date	description

SHEET 1 OF 1

INFORMATION SHEET FOR
PRELIMINARY OVERALL AREA DEVELOPMENT PLAN
(P.O.A.D.P.)

FILE NO. #86-13-57-42
(To be assigned by the Planning Dept.

MAUC P.O.A.D.P.
P.O.A.D.P. NAME

NAME OF DEVELOPER/SUBDIVIDER	ADDRESS	PHONE NO.
George Ozuna,	8118 Broadway	828-1431
NAME OF CONSULTANT	ADDRESS	PHONE NO.

GENERAL LOCATION OF SITE S.W. Corner of Castroville Rd. & 36th Street.

EXISTING ZONING (If Applicable) _____

PROPOSED WATER SERVICE	PROPOSED LAND USE	PROPOSED SEWER SERVICE
( ) City Water Board	( ) Single Family	( ) City of San Antonio
( ) Other District _____ Name	( ) Duplex	( ) Other System _____ Name
( ) Water Wells	( ) Multi-Family	( ) Septic Tank(s)
	( ) Business	
	( ) Industrial	

DATE FILED May 11, 1989

REVISIONS FILED: _____
(if applicable)

DUE DATE OF RESPONSE May 15, 1989
(Within 20 working days of receipt)

DATE OF RESPONSE _____
(Within 15 working days of receipt)

_____
(Date of expiration of plan, if no plats are received within 18 months of the plan filing)

REVIEWED BY STAFF ON _____

COMMENTS: _____

NEEDED INFORMATION:

INFORMATION REQUESTED: The POADP as an overview of the developer's projected land use shall include, at least the following information:

_____ (a) Perimeter property lines;
_____ (b) Name of the plan and the subdivisions;
_____ (c) Scale of map;
_____ (d) Proposed land uses by location, type, and acreage;
_____ (e) Existing and proposed circulation system of collector, arterial, and local type "B" streets (clearly identified) and their relationship to any adjacent major thoroughfares; and any proposed alternative pedestrian circulation system;
_____ (f) Contour lines at intervals no greater than ten feet;
_____ (g) Ownership from title and/or city or county records and, if known, proposed development for adjacent land;
_____ (h) Existing adjacent or perimeter streets (including right-of-way widths), intersections and developments;
_____ (i) One hundred (100) year flood plain limits as identified from the most current Flood Insurance Rate Maps published by the Federal Emergency Management Agency for the City of San Antonio and/or Bexar County;
_____ (j) Location map indicating the location and distance of the POADP in relation to adjacent streets and at least two (2) major thoroughfares;
_____ (k) Name and address of developer.

DISTRIBUTION: TRAFFIC _____ TRANSPORTATION STUDY OFFICE _____

COMMENTS: _____

CITY OF SAN ANTONIO

P. O. BOX 9066
SAN ANTONIO, TEXAS 78285

December 8, 1986

Mr. George Ozuna
Ozuna & Associates
8118 Broadway
San Antonio, Texas

RE: M.A.U.C. POADP
(File #86-13-57-42)

What action was taken, i.e. accepted or held in abeyance??

Dear Mr. Ozuna:

This is to inform you that the POADP committee has reviewed your revised plan for M.A.U.C.

Please note that this action by the committee does not establish any commitment for the provision of utilities, services or zoning of any type now or in the future by the City of San Antonio. Additionally, this action does not confer any vested rights to plat under the existing Subdivision Regulations. Any platting will have to comply with the Subdivision Regulations in force at the time of platting.

If you have any questions, please contact Roy Ramos at 299-7900.

Sincerely,

M C O'Neal

Michael C. O'Neal, AICP
Planning Administrator
Dept. of Planning

MCO/RR/sm
Encl.

Roy

CITY OF SAN ANTONIO

P O BOX 9066
SAN ANTONIO, TEXAS 78285

May 15, 1989

Mr. George Ozuna, Jr.
Ozuna & Associates, Inc.
8118 Broadway
San Antonio, Texas 78209

RE: M.A.U.C. POADP #246

Dear Mr. Ozuna:

The Development Review Committee has reviewed and accepted your revised plan for the M.A.U.C. site except as noted in the paragraph below. The plan has been assigned File #246 for future reference.

Staff notes that Section 35-A204, Table V, of the Unified Developmment Code, requires a 400' centerline radius for collector streets. It is therefore recommended that your staff work with the Traffic Engineer to bring your proposed collector street to standards.

Please note that this action by the Committee does not establish any commitment for the provision of utilities, services or zoning of any type now or in the future by the City of San Antonio. Additionally, this action does not confer any vested rights to plat under the existing Subdivision Regulations. Any platting will have to comply with the Subdivision Regulations in force at the time of platting.

If you have any questions, please contact Roy Ramos at 299-7900.

Sincerely,

MCONeal

Michael C. O'Neal, AICP
Planning Administrator
Department of Planning

MCO/RR/el
Encl.

OZUNA & ASSOCIATES, INC. CONSULTING ENGINEERS
8118 BROADWAY SAN ANTONIO, TEXAS 78209 (512) 828-1431

TRANSMITTAL LETTER

TO: City of San Antonio
City Planning Department
P.O. Box 839966
San Antonio, Texas 78283-3966

DATE: May 2, 1989

RE: San Antonio West Business Center
Subdivision Plat - 890131

JOB NO. S 23008-89

ATTENTION: Willie Vann

x Enclosed

DESCRIPTION	NO. OF SETS
1) Blue Lines of P.O.A.D.P.	6

____ As Requested ____ For Your Information ____ Other

x For Approval ____ For Signature

REMARKS:
Please review the above for approval of P.O.A.D.P. by the Planning Commission.
M.A.U.C. #246

BY: Ricardo Martinez
Ricardo Martinez

cc: File

OZUNA & ASSOCIATES, INC. CONSULTING ENGINEERS
8118 BROADWAY SAN ANTONIO, TEXAS 78209 (512) 828-1431

TRANSMITTAL LETTER

TO: City of San Antonio
City Plannind Department
P.O. Box 839966
San Antonio, Texas 78283-3966

ATTENTION: Willie Vann

DATE: May 11, 1989

RE: San Antonio West Business Center
Subdivision Plat - 890131

JOB NO. S 23008-89

X Enclosed

DESCRIPTION	NO. OF SETS
Bluelines of Revised P.O.A.D.P.	6

RECEIVED
1989 MAY 1 A 10: 51
DEPT OF PLANNING
CURRENT PLANNING
DIVISION

X As Requested ____ For Your Information ____ Other
X For Approval ____ For Signature

REMARKS:
Please review the above for approval of revised P.O.A.D.P. by the Planning Commission.

BY: Ricardo Martinez

cc: File