PLAN HAS BEEN ACCEPTED BY THE CITY OF SAN ANTONIO DEVELOPMENT REVIEW COMMITTEE
Date: October 6, 1994
File # 390
Signed: David W. Pasley by RV

RECEIVED
94 SEP -7 PM 3:35
DEPT. OF PLANNING LAND DEVELOPMENT SERVICES DIVISION

THE MESAS OF STONE OAK

#390

DEVELOPER
RICHLAND PROPERTIES
ONE URBAN CENTER
4830 W. KENNEDY BLVD., STE. 5740
TAMPA, FLORIDA 33609

JERBO SAN ANN INC.
400 N MICHIGAN AVE. #1011
CHICAGO, IL 60611

FDIC
550 17th ST. NW
WASHINGTON, DC 20429

COMMERCE FEDERAL SAV.
ATTN C BENJAMIN McCALEB
P.O. BOX 460987
SAN ANTONIO, TX 78246

SCALE: 1"=200'-0"
0 100 200 400 800

MESA GRANDE MESA BLUFF SUMMARY

- NO. OF LOTS 862 lots
- ACREAGE 238.86 ac
- DENSITY 3.61 du/ac

PROPOSED "MESA GRANDE UNIT-4"
NO. OF LOTS 171 lots
LOT SIZE 55' X 120'
ACREAGE 34.89 ac
DENSITY 4.9 du/ac

PROPOSED "MESA GRANDE UNIT-3"
NO. OF LOTS 126 lots
LOT SIZE 55' X 120'
ACREAGE 28.83 ac
DENSITY 4.37 du/ac

PROPOSED "MESA GRANDE UNIT-6"
NO. OF LOTS 113 lots
LOT SIZE 55' X 120'
ACREAGE 26.17 ac
DENSITY 4.31 du/ac

PROPOSED "MESA GRANDE UNIT-5"
NO. OF LOTS 100 lots
LOT SIZE 55' X 120'
ACREAGE 23.14 ac
DENSITY 4.32 du/ac

PROPOSED "MESA GRANDE UNIT-2"
NO. OF LOTS 69 lots
LOT SIZE 55' X 120'
ACREAGE 14.23 ac
DENSITY 4.84 du/ac

PROPOSED "MESA GRANDE UNIT-1"
NO. OF LOTS 92 lots
LOT SIZE 55' X 120'
ACREAGE 21.29 ac
DENSITY 4.32 du/ac

MESA VISTA
NO. OF LOTS 42 lots
LOT SIZE
ACREAGE 10.0 ac
DENSITY

S-O I LTD PARTNERSHIP
C/O FLANNAGAN-BAL
P.O. BOX 811097
CHICAGO, IL 60681

60' R.O.W.

Width Transitions

"Improper" Transition 35-4102

HILL COUNTRY - EVANS ROAD COMMERCIAL 1.64 ac

PROPOSED "MESA BLUFF UNIT-1"
NO. OF LOTS 37 lots
LOT SIZE 160' X 160'
ACREAGE 34.64 ac
DENSITY 1.07 du/ac

PROPOSED "MESA BLUFF UNIT-2"
NO. OF LOTS 81 lots
LOT SIZE 80' X 120'
ACREAGE 27.38 ac
DENSITY 2.96 du/ac

OUT TRACT

THE SUMMIT SUBDIVISION

THE CHAMPIONS SUBDIVISION

ENTRANCE

40' R.O.W.

86' R.O.W.

HARDY OAK

EVANS ROAD

86' R.O.W.

Clear Vision Area

PROPOSED "MESA BLUFF UNIT-3"
NO. OF LOTS 77 lots
LOT SIZE 80' X 120'
ACREAGE 28.29 ac
DENSITY 2.72 du/ac

SITE
78260
78258
78259
LOCATION MAP

APPROVED P.U.D. MESA VERDE
NO. OF LOTS 252 lots
LOT SIZE 60' X 120'
ACREAGE 58.98 ac
DENSITY 4.27 du/ac

Site designs Density Calculations

SUBMITTED P.U.D. MESA CIELO
NO. OF LOTS 66 lots
LOT SIZE 65' X 120'
ACREAGE 16.73 ac
DENSITY 3.98 du/ac

STONE MOUNTAIN SUBDIVISION

PROPOSED MESA VERDE COMMERCIAL
ACREAGE 15.00 ac

STONE OAK INC.
19210 HUEBNER RD #102
SAN ANTONIO, TX 78258

SUNBELT SAV. NGS. FSB
P.O. BOX 160969
FRYING, TX 75016

PRELIMINARY OVERALL AREA DEVELOPMENT PLAN

REVISED 9-6-94

#390

NOTE:
ALL STREETS HAVE A 50' STREET R.O.W. UNLESS OTHERWISE NOTED.

S-O II LIMITED PARTNER
C/O FLANNAGAN-BAL
P.O. BOX 811097
CHICAGO, IL 60681

APPROVED P.U.D. HIDDEN MESA
NO. OF LOTS 200 lots
LOT SIZE 55' X 120'
ACREAGE 44.82 ac
DENSITY 4.46 du/ac

STONE OAK PARKWAY
110' R.O.W.

10,200' TO U.S. HWY 281.

PROPOSED HIDDEN MESA COMMERCIAL I
ACREAGE 2.58 ac

3800' TO HUEBNER ROAD

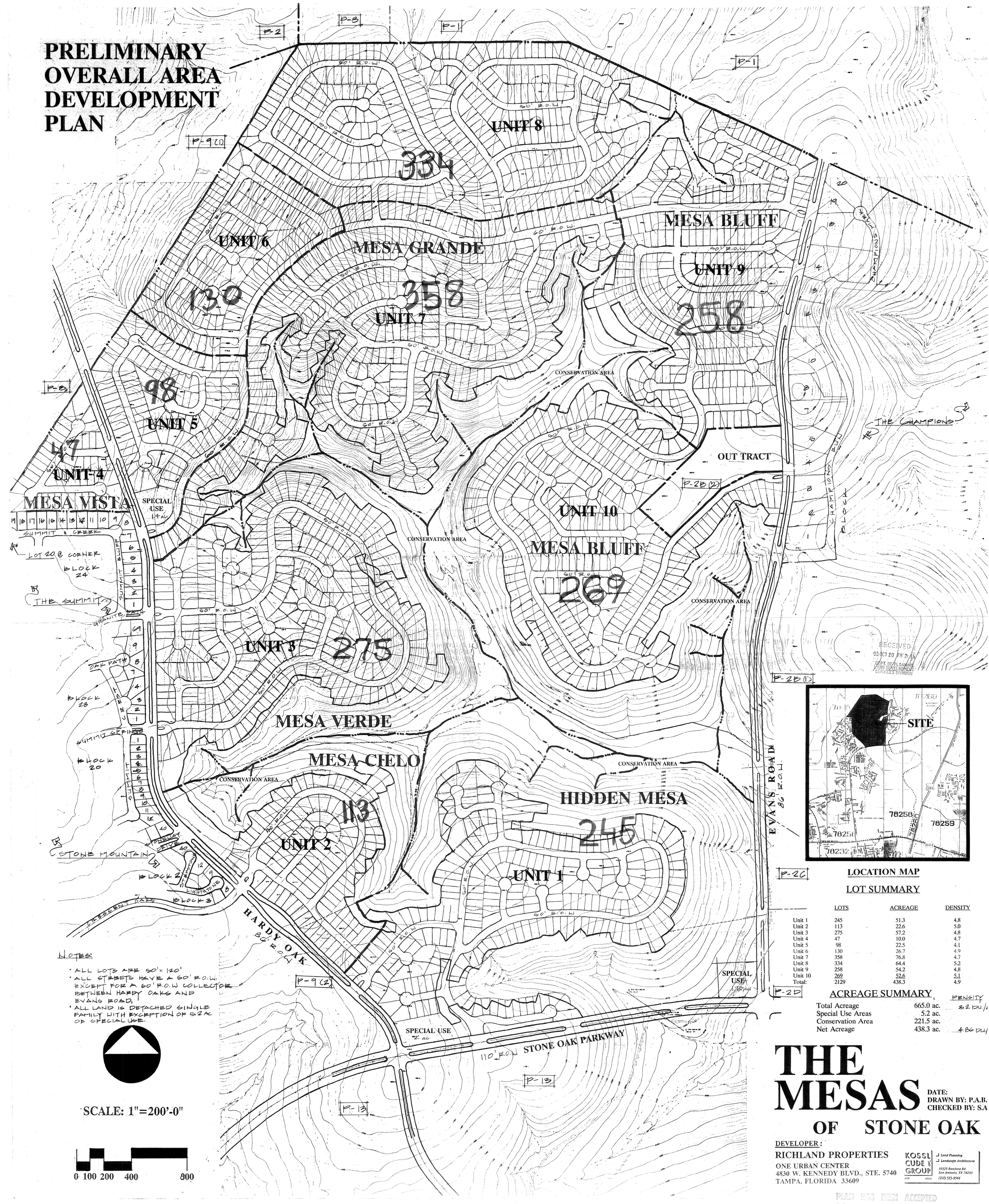
TEMPLE-INLAND INS. CORP
C/O LUMBERMANS IVN CORP
P.O. BOX 40
AUSTIN, TX 78767

PROPOSED HIDDEN MESA COMMERCIAL II
ACREAGE 7.95 ac

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

M.W. CUDE & ASSOCIATES, INC.
CONSULTING ENGINEERS
(210) 681-2951
MAILING ADDRESS: P. O. BOX 200905 SAN ANTONIO, TX 78270
LOCATION: 10325 BANDERA RD. SAN ANTONIO, TX 78250

PRELIMINARY OVERALL AREA DEVELOPMENT PLAN



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93 OCT 20 PM 2:16
DEPT. OF PLANNING AND DEVELOPMENT SERVICES DIVISION

LOCATION MAP

LOT SUMMARY

	LOTS	ACREAGE	DENSITY
Unit 1	245	51.3	4.8
Unit 2	113	22.6	5.0
Unit 3	275	57.2	4.8
Unit 4	47	10.0	4.7
Unit 5	98	22.5	4.1
Unit 6	130	26.7	4.9
Unit 7	358	76.8	4.7
Unit 8	334	64.4	5.2
Unit 9	258	54.2	4.8
Unit 10	269	52.6	5.1
Total:	2129	438.3	4.9

ACREAGE SUMMARY

		DENSITY
Total Acreage	665.0 ac.	3.2 DU/A
Special Use Areas	5.2 ac.	
Conservation Area	221.5 ac.	
Net Acreage	438.3 ac.	4.86 DU/A

NOTES:

- ALL LOTS ARE 50' x 120'
- ALL STREETS HAVE A 50' R.O.W. EXCEPT FOR A 60' R.O.W COLLECTOR BETWEEN HARDY OAKS AND EVANS ROAD,
- ALL LAND IS DETACHED SINGLE FAMILY WITH EXCEPTION OF 5.2 AC OF SPECIAL USE.

SCALE: 1"=200'-0"

0 100 200 400 800

THE MESAS OF STONE OAK

DATE:
DRAWN BY: P.A.B.
CHECKED BY: S.A

DEVELOPER:
RICHLAND PROPERTIES
ONE URBAN CENTER
4830 W. KENNEDY BLVD., STE. 5740
TAMPA, FLORIDA 33609

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

PLAN HAS BEEN ACCEPTED BY THE CITY OF SAN ANTONIO DEVELOPMENT REVIEW COMMITTEE
Date November 16, 1993
File # 390
Signed

CITY OF SAN ANTONIO

October 6, 1994

Mr. Paul Barwick
Kossl Cude Group, Inc.
10325 Bandera Road
San Antonio, Texas, 78250

RE: Revised The Mesas of Stone Oak Subdivision POADP #390

Mr. Barwick:

The City Staff Development Review Committee has reviewed your revised The Mesas of Stone Oak Subdivision Preliminary Overall Area Development Plan #390. Please find enclosed a signed copy for your files. You may now submit individual subdivision plat units at your convenience.

Although your revised plan was accepted, please note that a non-access easement will be required along the eastern ROW of Hardy Oaks, the western ROW of Evans, and the northern ROW of Stone Oak Parkway adjacent to all residential lots at the time of plat submittal. Also, all entrance streets need to be properly aligned with existing median openings.

Additionally, the Traffic Planning Engineer has indicated that you appear to have insufficient clear vision area at the southern end of Mesa Bluff unit-3. Also, Mesa Grande units 3 & 4 appear to have improper transition of street ROW. Both of these issues will require compliance or a variance request at the time of plat submittal. Any gate detail and queing calculations need to be submitted prior to or with any respective plat units to the Traffic Planning Engineer.

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 Unified Development Code at the time of plat submittal.

PLANNING DEPARTMENT • P. O. BOX 839966 • SAN ANTONIO, TEXAS 78283-3966
TEL: (210) 207-7900 TDD: (210) 207-7911 FAX: (210) 207-4441

If you have any additional questions or comments regarding this matter, please contact Alex Garcia. He may be reached at (210)299-7900, Monday through Friday, 7:45AM-4:30PM.

Sincerely,

David W. Pasley

David W. Pasley, AICP
Director of Planning
Department of Planning

DWP/ALG

cc: Andrew J. Ballard, P.E., Traffic Planning Engineer

CITY OF SAN ANTONIO

P.O. BOX 839966
SAN ANTONIO, TEXAS 78283-3966

November 16,1993

Mr. Paul Barwick
Kossl Cude Group, Inc.
10325 Bandera Road
San Antonio, Texas, 78250

RE: The Mesas of Stone Oak Subdivision POADP #390

Mr. Barwick:

The City Staff Development Review Committee has reviewed your The Mesas of Stone Oak Subdivision Preliminary Overall Area Development Plan #390. Please find enclosed a signed copy for your files. You may now submit individual subdivision plat units at your convenience. Although your plan was accepted, please note that a non-access easement will be required along the eastern ROW of Hardy Oaks, the western ROW of Evans, and the northern ROW of Stone Oak Parkway adjacent to all residential lots at the time of plat submittal. Additionally, the entrance street for Unit-10 at Evans Road needs to be properly aligned with the median cut.

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 Unified Development Code at the time of plat submittal.

If you have any additional questions or comments regarding this matter, please contact Alex Garcia. He may be reached at (210)299-7900, Monday through Friday, 7:45AM-4:30PM.

Sincerely,

D. Pasl

David W. Pasley, AICP
Director of Planning
Department of Planning

DWP/ALG

cc: Andrew J. Ballard, P.E., Traffic Planning Engineer

HALLENBERGER ENGINEERING, L.C.
Engineers, Planners, Surveyors
11322 Sir Winston, San Antonio, Texas 78216
(210) 349-6571 FAX (210) 349-1549

TO CSA PLANNING DEPT.
114 W. COMMERCE, 4th FLOOR
SA TX 78205

Attn: Jay

Date: 11/01/99

Proj. No.:

Re: THE MESAS OF STONE OAK #390

✓ **WE ARE SENDING YOU** ☒ Attached ☐ Under separate cover via

☐ Application ☒ Prints ☐ Plans ☐ Specifications
☐ Cost Estimate ☐ Letter ☐ Copy of Letter ☐ Check
☐ Report ☐ Field Notes ☐ Redlined Plans
☐ Other

YOU ARE PICKING UP

NO.	COPIES	DESCRIPTION
1	1	PUD PLAN

THESE ARE TRANSMITTED as checked below:

☐ For your approval ☐ For your use ☐ As requested
☐ For review and comment ☐ For processing

☐ Other:

REMARKS: Jay, this was given to us by mistake. I'm returning it back to you.

Sender: Nico Cavazos

Received by: M. Gonzalez

©1994 emj

THE MESAS OF SONTERRA

BLOCK	LOT	OWNER
1	1	TIPS, ROBERT D. & JULIE K. 9023 WETMORE SAN ANTONIO,TX 78216
	2	TIPS, ROBERT D. & JULIE K. 9023 WETMORE SAN ANTONIO,TX 78216
	3	TIPS, ROBERT D. & JULIE K. 9023 WETMORE SAN ANTONIO,TX 78216
	4	GARTLEY, DAVID C. & MARY M. 16334 ROUGH OAK SAN ANTONIO, TX 78232
	5	MARTINEZ, RICHARD E.V. 23680 REDBARK DR. MORENO VALLEY, CA 92557
	7	BYROM, JAMES A. & THELMA P. 23515 S. BREEZE ST. SAN ANTONIO, TX 78258
	8	BYROM, JAMES 23515 BREEZE S. SAN ANTONIO, TX 78258
	10	MONTALVO, DANIEL A. & MARY C. 7815 BROADWAY ST., #204-B SAN ANTONIO, TX 78209
	11	WOLF, DAVID M. & CORINNE 165 RAMPART #102 SAN ANTONIO, TX 78216
	12	WOLFF, HERBERT H. & CORINNE E. 165 RAMPART #102 SAN ANTONIO, TX 78216
	13	WOLFF, DAVID & MARIA E. CARDOSA, ROBERT 23405 S. BREEZE ST. SAN ANTONIO, TX 78258
	14	BLY-GRINDLE, ESTHER 2203 PEACH BLOSSOM SAN ANTONIO, TX 78247

BLOCK	LOT	OWNER
	18	WALLS, ROC MANNING & JOE R. 19 HOMESTEAD RD. SAN MARCOS, TX 78666
	19	BEXAR COUNTY
	20	UNTALAN, MANUEL A. & TERESA 150 E. SANTA BARBARA DEDEDO, GUAM 96912
	40	STONE MOUNTAIN OWNERS ASSOC., INC. 901 NE LOOP 410, SUITE 810 SAN ANTONIO, TX 78209
2	9	ROBINETTE, LINDA D. & LARRY N. 18006 GREEN KNLS SAN ANTONIO, TX 78258
	12	MCLENNAN, STUART G. JR. JEAN D. GIBBS 25002 STEPSTONE DR. SAN ANTONIO, TX 78258
3	8	FIRST STATE SAVINGS ASSOC. ATTN. TOM WURN P.O. BOX 791370 SAN ANTONIO, TX 78279
20	1	PIERCE, JAMES T. 1147 SUMMIT CREST SAN ANTONIO, TX 78258
	2	ROBASKA, P. GORDON, JR. 1143 SUMMIT CREST SAN ANTONIO, TX 78258
	3	VINSON, STEVEN MORRIS & LIZETTE RENE 1139 SUMMIT CREST SAN ANTONIO, TX 78258
	4	WAGNER, JEFFREY A. & PATRICIA WAGNER, GERALD H. 1135 SUMMIT CREST SAN ANTONIO, TX 78258
	5	MONTE, ARTHUR L. & DOROTHY J. 1131 SUMMIT CREST SAN ANTONIO, TX 78258

BLOCK	LOT	OWNER
	6	GREINKE, CHARLES R. & DOROTHY 1127 SUMMIT CREST SAN ANTONIO, TX 78258
	7	VIDA, WILLIAM S. & ALICE F. 1123 SUMMIT CREST SAN ANTONIO, TX 78258
	8	COOPER, GEORGE A. & JERRI L. 14234 SWALLOW DR. SAN ANTONIO, TX 78217
	9	HELLMICH, EDWIN FR. & SUSAN 1115 SUMMIT CREST SAN ANTONIO, TX 78258
	10	COPPER, WYCLIFFE D. 1111 SUMMIT CREST SAN ANTONIO, TX 78258
	11	RAINER, WILLIAM J. 90 CLUB RD. RIVERSIDE, CT 06878
	12	TARO, MARY CAROLYN 1103 SUMMIT CREST SAN ANTONIO, TX 78258
23	1	DEES, SIDNEY H. 1203 SUMMIT CREST SAN ANTONIO, TX 78258
	2	GOFORTH, JOHN W. & NANCY E. 1207 SUMMIT CREST SAN ANTONIO, TX 78258
	3	SEVERSON, JOHN D. & LISA M. 1211 SUMMIT CREST SAN ANTONIO, TX 78258
	4	ASHBAUGH, KEITH E. & DEMERIUS 1215 SUMMIT CREST SAN ANTONIO, TX 78258
	7	BROWN, STEPHEN F. & TRACY R. 1339 OAK PATH SAN ANTONIO, TX 78258
	8	ERICKSON, BRIAN J. & KAREN J. 1343 OAK PATH SAN ANTONIO, TX 78258

BLOCK	LOT	OWNER
	9	MURPHY, RICHARD L. BANCROFT, MARY W. 1342 OAK PATH SAN ANTONIO, TX 78258
	69	CONGER, GERY R. & AURORA E. 28006 GRANITE PATH SAN ANTONIO, TX 78258
24	1	PASIERB, EDWARD GARY & RITA 1303 SUMMIT BLF SAN ANTONIO, TX 78258
	2	WILSON, DANIEL W. & PHYLLIS J. 1307 SUMMIT BLUFF SAN ANTONIO, TX 78258
	3	NIX, RANDALL B. & ELAINE D. 1311 SUMMIT BLF SAN ANTONIO, TX 78258
	4	MAROTTI, CONNIE A. 1315 SUMMIT BLF SAN ANTONIO, TX 78258
	5	MIMINCHT, MICHAEL L. & LISA K. 1319 SUMMIT BLUFF SAN ANTONIO, TX 78258
	6	SMITH, CARL P. & RONDA S. 1323 SUMMIT BLF SAN ANTONIO, TX 78258
	7	PORTIS, STANLEY W. & AUDRA 1327 SUMMIT BLUFF SAN ANTONIO, TX 78258
	8	JOHNSON, RANDY L. & CHERYL A. 1331 SUMMIT BLUFF SAN ANTONIO, TX 78258
	9	ROCHA, HECTOR & MAGDALENA 1430 SUMMIT CREEK SAN ANTONIO, TX 78258
	10	MILLER, JOHN R. & HUONG C. 1426 SUMMIT CREEK SAN ANTONIO, TX 78258

BLOCK	LOT	OWNER
	11	WELLS, PAUL R. & CONCEPCION M. 1422 SUMMIT CREEK SAN ANTONIO, TX 78258
	12	ROOT, WILLIAM L. & LINDA J. 1418 SUMMIT CREEK SAN ANTONIO,TX 78258
	13	DELEON, ROBERT & SYLVIA 11311 SIR WINSTON, STE 110 SAN ANTONIO,TX 78216
	14	ENGELSTAD, SALLY & PAUL J. 1410 SUMMIT CRK. SAN ANTONIO, TX 78258
	15	SAGEMUEHL, RICHARD & CHRISTY 1406 SUMMIT CREEK SAN ANTONIO, TX 78258
	16	KOSTOS, NATHAN A. & JOSEPHINE 1402 SUMMIT CREEK SAN ANTONIO, TX 78258
	17	CORDES, ALAN DEAN & LUCILLE 1338 SUMMIT CRK SAN ANTONIO, TX 78258
	18	GOFF, WILLIAM JEFF, JR. DEBORAH L. 1334 SUMMIT CRK. SAN ANTONIO, TX 78258
	19	ROBERTSON, JAMES R. JUDITH 1330 SUMMIT CREEK SAN ANTONIO, TX 78258
	20	TRUMBLE, RICKEY L. & CAROL A. 1326 SUMMIT CREEK SAN ANTONIO, TX 78258
P-1 P-3		COMMERCE FEDERAL SAVINGS ATTN: C. BENJAMIN MC CALEB P.O. BOX 460587 SAN ANTONIO, TX 78246
P-2		JERBO SAN ANN INC. 980 N. MICHIGAN AVE. #1011 CHICAGO, IL 60611

BLOCK	LOT	OWNER
P-2B(2)		RAMERT, JAN D. 706 ARIZONA ASH SAN ANTONIO, TX 78232
P-2B(1)		SUNBELT SAVINGS, FSB 4901 LBJ FREEWAY DALLAS, TX 75244
P-2C		STONE OAK INC. 19210 HUEBNER RD. #102 SAN ANTONIO, TX 78258
P-2D		SUNBELT SAVINGS FSB P.O. BOX 160969 IRVING, TX 75016
P-8		S-O II LIMITED PARTNERSHIP C/O FLANNAGAN-BAL P.O. BOX 811097 CHICAGO, IL 60681
P-9(1)		FDIC 550 17TH ST. NW WASHINGTON, DC 20429
P-9(2)		S-O II LIMITED PARTNERSHIP C/O FLANNAGAN-BAL P.O. BOX 811097 CHICAGO, IL 60681
P-13		TEMPLE-INLAND INSURANCE CORP. C/O LUMBERMENTS INVEST CORP. P.O. BOX 40 AUSTIN, TX 78767