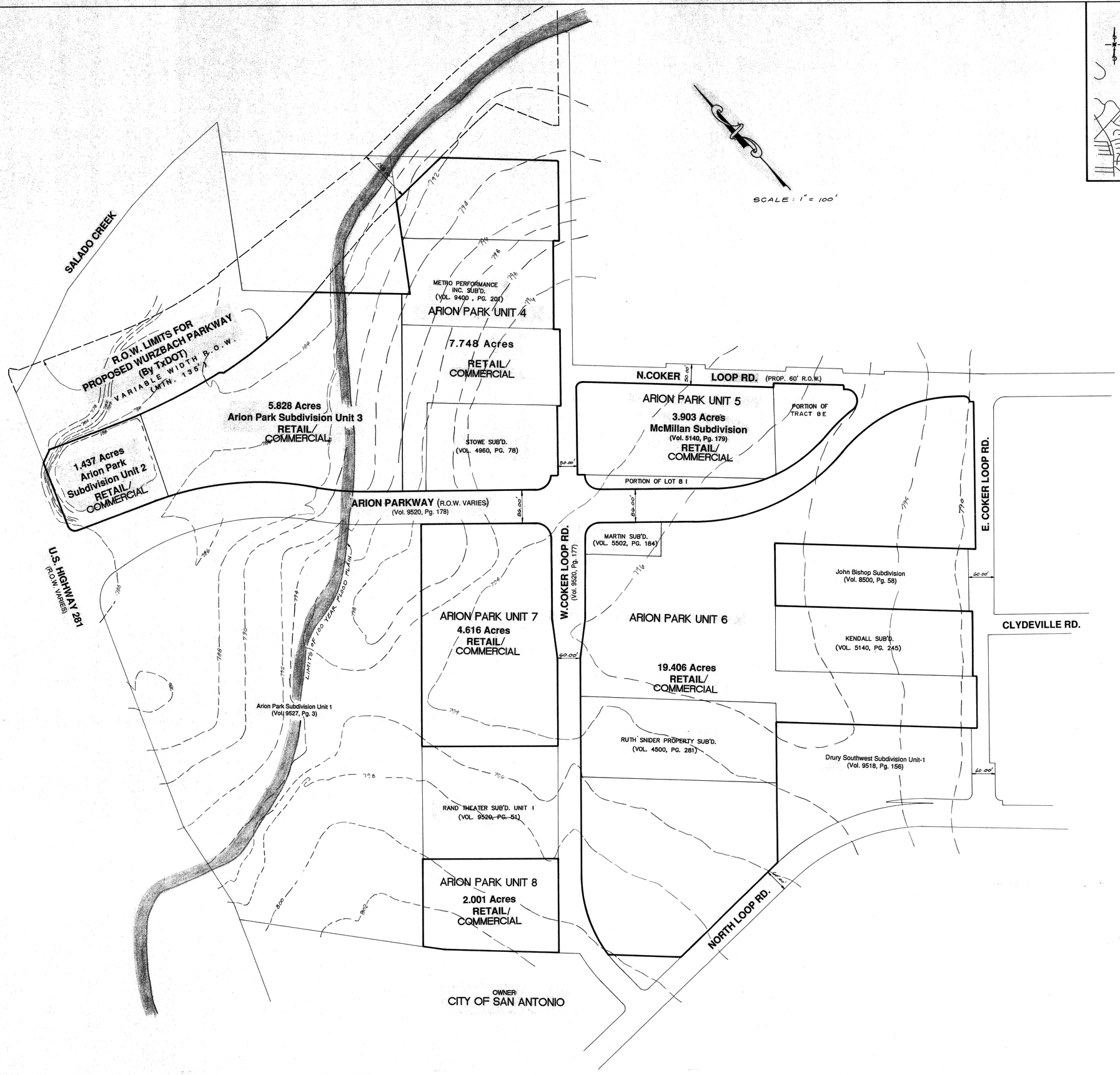

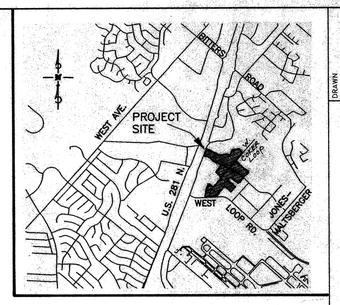

LOCATION MAP
NOT TO SCALE

DEVELOPER
PATTON VENTURES, WS
200 CONCORD PLAZA DR.
SUITE 710
SAN ANTONIO, TEXAS 78216

PLAN HAS BEEN ACCEPTED BY THE CITY OF SAN ANTONIO DEVELOPMENT REVIEW COMMITTEE
Date: May 9, 1996
File #: 423
Signed:

REVISED
PRELIMINARY OVERALL AREA DEVELOPMENT PLAN
423 ARION PARK SUBDIVISION
SAN ANTONIO, TEXAS

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

PREPARED FOR: BAXTER SOUTHWEST

DATE: APRIL, 1996
SCALE
Vertical 1" = N/A
Horizontal 1" = 100'
0 50' 100' 150'

SHEET 1 OF 1

PROJ NO. 1265-016-041

DRAWING FILE:

DRAWN BY:
CHECKED BY:
APPROVED BY:
FILE NO.
FILE LOCATION

DATE	NO.	DESCRIPTION
		REVISIONS

COPYRIGHT: 1996

VICKREY & ASSOCIATES, INC.
CONSULTING ENGINEERS
FACSIMILE TRANSMITTAL LETTER

Please deliver the following pages to:

DATE: May 9, 1996	JOB # 1265-016-041	# OF PAGES: 2
TO: Elizabeth Carol	FROM: **SUSAN LANDRETH**	
CO: City of San Antonio - Planning Department	VICKREY & ASSOCIATES, INC.	
FAX #: 207-4441	Tel. # (210) 349-3271	Fax #: (210) 349-2561

MESSAGES/COMMENTS:

Transmitting from HP FAX-900 FACSIMILE NO. (210) 349-2561. If you are not receiving clearly or experience problems, please call Operator immediately at (210) 349-3271.

OPERATOR

7334 Blanco Road • Suite 109 • San Antonio, Texas 78216 • (210) 349-3271 • FAX (210) 349-2561

PRELIMINARY OVERALL AREA DEVELOPMENT PLAN (POADP) APPLICATION

Date Submitted: 4/16/96

Name of POADP: ARION PARK SUBDIVISION

Owner/Agent: PATTON VENTURES, INC. **Phone:** 829-8999

Address: 200 CONCORD PLAZA DR. STE 710 SAN ANTONIO, TX. **Zip code:** 78216

Engineer/Surveyor: VICKREY & ASSOCIATES, INC. **Phone:** 349-3271

Address: 7334 BLANCO RD., STE. 109 SAN ANTONIO, TX **Zip code:** 78216

Existing zoning: R1, B2, B3 **Proposed zoning:** B2, B3

Texas State Plane Coordinates: X 163,572 Y 625,759
(at major street entrance/main entrance)

Plat is over/within/includes: San Antonio City Limits Yes ☑ No ☐
Edwards Aquifer Recharge Zone? Yes ☐ No ☑

Land Area Being Platted:	**Lots**	**Acres**
Single-Family (SF)	0	N/A
Non-Single Family (NSF)	0	N/A
Commercial & other	8	44.939
TOTAL =	8	44.939

Print Name: Susan Landreth **Signature:** [signature]

Date: 5/9/96 **Tel:** 349-3271 **Fax:** 349-2561

Last block at bottom of page is for the person actually submitting the application. Anyone may submit an application. However, this is the person staff wil contact regarding this application for clarification or additional information. Therefore, this should be your POC (point of contact).

... completed fully and typed or printed legibly, for acceptance.

CITY OF SAN ANTONIO

May 9, 1996

Susan Landreth
Vickrey & Associates, Inc.
7334 Blanco Road, Suite 109
San Antonio, TX 78216

Re: Arion Park POADP # 423

Dear Ms. Landreth:

The City Staff Development Review Committee has reviewed your Arion Park Subdivision Preliminary Overall Area Development Plan # 423. 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 the following:

1. Based on the topography, a Flood Plain Study and drainage review will probably be required during the platting process.

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. 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 Elizabeth Carol, at 207-7900.

Sincerely,

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

DWP/EAC

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

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

CITY OF SAN ANTONIO

September 12, 1994

Ms. Ruth Hampton
Vickrey & Associates, Inc.
7334 Blanco Road
Suite 109
San Antonio, Texas, 78216-4978

RE: Arion Park Subdivision POADP #423

Ms. Hampton:

The City Staff Development Review Committee has reviewed your Arion Park Subdivision Preliminary Overall Area Development Plan #423. 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 the Wurzbach Parkway is on the Major Thoroughfare plan. Therefore, you will be required to plat, dedicate, and construct that portion adjacent to your property at the time of plat submittal in accordance with the Unified Development Code. Additionally, any access points along TxDot ROWs need to be be established in accordance with TXDot policies and to their satisfaction.

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,

D. Pasley by RV

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
Planning Department
Subdivision Section

REQUEST FOR REVIEW

RECEIVED
96 APR 19 PM 3:18
DEPT. OF PLANNING
DEVELOPMENT SERVICES DIVISION

TO: Mendi, Public Works Date April 17

FROM: Elizabeth A. Carol; Department of Planning

ITEM NAME: Arion Park Subd. FILE #

RE: PO ADP

SUBJECT: The attached item has been submitted to you for a recommendation to the Planning Commission or Director. Please review the item and forward your recommendation to the **Department of Planning, Land Development Services Division, Subdivision Section**. All responses shall be returned as soon as possible, but generally no later than the date shown below. Response time will commence from the date of receipt of this request or receipt of all the items your agency requires for this review. "Days" represent work days.

Please Return By:_____, 19_____

- ☐ Proposed plat-30 days
- ☐ Variance-15 days
- ☐ POADP's-10 days
- ☐ Plat deferral-30 days
- ☐ Plan / legal doc-15 days
- ☐ Other-15 days

☑ **I recommend approval** ☐ **I do not recommend approval**

On _____, **I notified** _____, **the engineer/ subdivider/agent, of the corrections needed to remove this objection. Telephone #**_____

Comments: Drainage to be address during the platting process.

A Flood Plain study will be required during the platting process.

Mendi [illegible] Asst. Drainage Eng. 4-18-96

Signature Title Date

City of San Antonio
Planning Department
Subdivision Section

REQUEST FOR REVIEW

TO: Amer Gilani Date April 17

FROM: Elizabeth A. Carol; Department of Planning

ITEM NAME: Arion Park Subdivision FILE #

RE: POADP

SUBJECT: The attached item has been submitted to you for a recommendation to the Planning Commission or Director. Please review the item and forward your recommendation to the **Department of Planning, Land Development Services Division, Subdivision Section**. All responses shall be returned as soon as possible, but generally no later than the date shown below. Response time will commence from the date of receipt of this request or receipt of all the items your agency requires for this review. "Days" represent work days.

Please Return By:_____, 19_____

- ☐ Proposed plat-30 days
- ☐ Variance-15 days
- ☐ POADP's-10 days
- ☐ Plat deferral-30 days
- ☐ Plan / legal doc-15 days
- ☐ Other-15 days

☑ **I recommend approval** ☐ **I do not recommend approval**

On _____, **I notified** _____, **the engineer/ subdivider/agent, of the corrections needed to remove this objection. Telephone #**_____

Comments:

A. Gilani — A. Traffic Planning Engr — 5/2/96

Signature **Title** **Date**

VICKREY & ASSOCIATES, INC.

Consulting Engineers

7334 Blanco Road • Suite 109 • San Antonio, Texas 78216 • (210) 349-3271 • Fax (210) 349-2561

TO: Subdivision Section
Planning Dept.
Municipal Plaza Bldg - 4th floor
114 W. Commerce 78205

DATE: 4/16/96

PROJECT: Arion Park

JOB NO: 1265-016-041

We are sending you:

- X Herewith
- ___ Under Separate Cover
- ___ By Mail ___
- X By Messenger
- ___ By ___
- ___ Tracings ___
- ___ Blue Line Prints
- ___ Xerox Copies
- ___ Other ___
- ___ Other ___
- ___ Plans
- ___ Specifications
- ___ Contracts
- ___ Estimate No. ___
- ___ Other ___

NO. OF COPIES	NO. OF SHEETS	LATEST DATE	DESCRIPTION
10		April, 1996	Revised POADP. # 423

These are sent:

- ___ As per your request
- ___ By request of ___
- ___ For your information
- ___ For your signature
- ___ For construction
- ___ Other ___

Remarks: Please review for reapproval. If you have any questions please call either Susan Landrett or myself.

Copies of: 44.939

TO: 45

Thank you

Received By: ___ Date: ___ Submitted By: Ruth Hampton

VICKREY & ASSOCIATES, INC.
Consulting Engineers
7334 Blanco Road • Suite 109 • San Antonio, Texas 78216 • (210) 349-3271 • Fax (210) 349-2561

TO: Ms Elizabeth Carol
Planning Dept.
Municipal Plaza Bldg - 4th floor
114 W. Commerce

DATE: 4/24/96
PROJECT: Arion Park.
JOB NO: 1265-016-041

We are sending you:

___ Herewith
___ Under Separate Cover
___ By Mail_____
___ By Messenger
___ By _____

___ Tracings_____
___ Blue Line Prints
___ Xerox Copies
___ Other _____
___ Other _____

___ Plans
___ Specifications
___ Contracts
___ Estimate No. ___
___ Other_____

NO. OF COPIES	NO. OF SHEETS	LATEST DATE	DESCRIPTION
6	1		Revised P.O.A.D.P.

These are sent:

X As per your request
X By request of Susan Landreth
Project Engineer

___ For your information
___ For your signature

___ For construction
___ Other_____

Remarks: Please let us know if there are any problems.

Copies of:_____

TO:_____

Thanks

Received By:_____ Date:_____ Submitted By: Ruth Hampton

REGULAR HOT SHOT XX DIRECT RUSH

TEL (210) 590-0055
FAX (210) 590-0066

2:59 Dean

SPEED PACK DELIVERY, INC.

PO BOX 34267 • SAN ANTONIO, TX 78265-4267

DATE: 4-24-96

CUSTOMER NUMBER:

XX PREPAID
COLLECT

THIRD PARTY BILLING:
NAME/ADDRESS

SHIPPER:
Ms. Elizabeth Carol 6488-NE
Ruth Hampton
VICKERY & ASSOC.
7334 BLANCO RD # 109
SAN ANTONIO 78216

SPECIAL INSTRUCTIONS

CONSIGNEE:
Ms. Elizabeth Carol
Municipal Plaza Building
114 W. Commerce St., 4th Floor
San Antonio, Texas 78216

COD AMOUNT: $

INTERLINE CARRIER

NO. PCS.	DESCRIPTION AND MARKS	WEIGHT	AMOUNT
1	Envelope 1541-002-036 and 1265-016-041		

DRIVER: 832

RECEIVED: 3:24

RECEIVED BY
PRINT: Roxie Andersen
SIGNATURE: Roxie Andersen

NOT RESPOSNIBLE FOR FREIGHT CLAIMS AFTER 48 HRS. NOT RESPONSIBLE FOR CONCEALED DAMAGE.

$50 DECLARED VALUE UNLESS SPECIFIED HERE: $ _____

WAITING TIME:
SERVICE CHARGE
INTERLINE CHARGE
TOTAL

CUSTOMER COPY