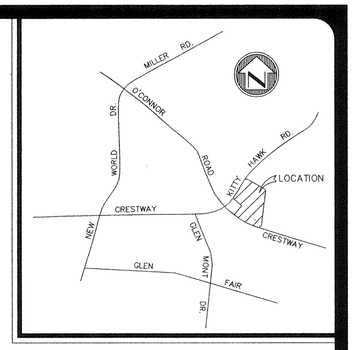
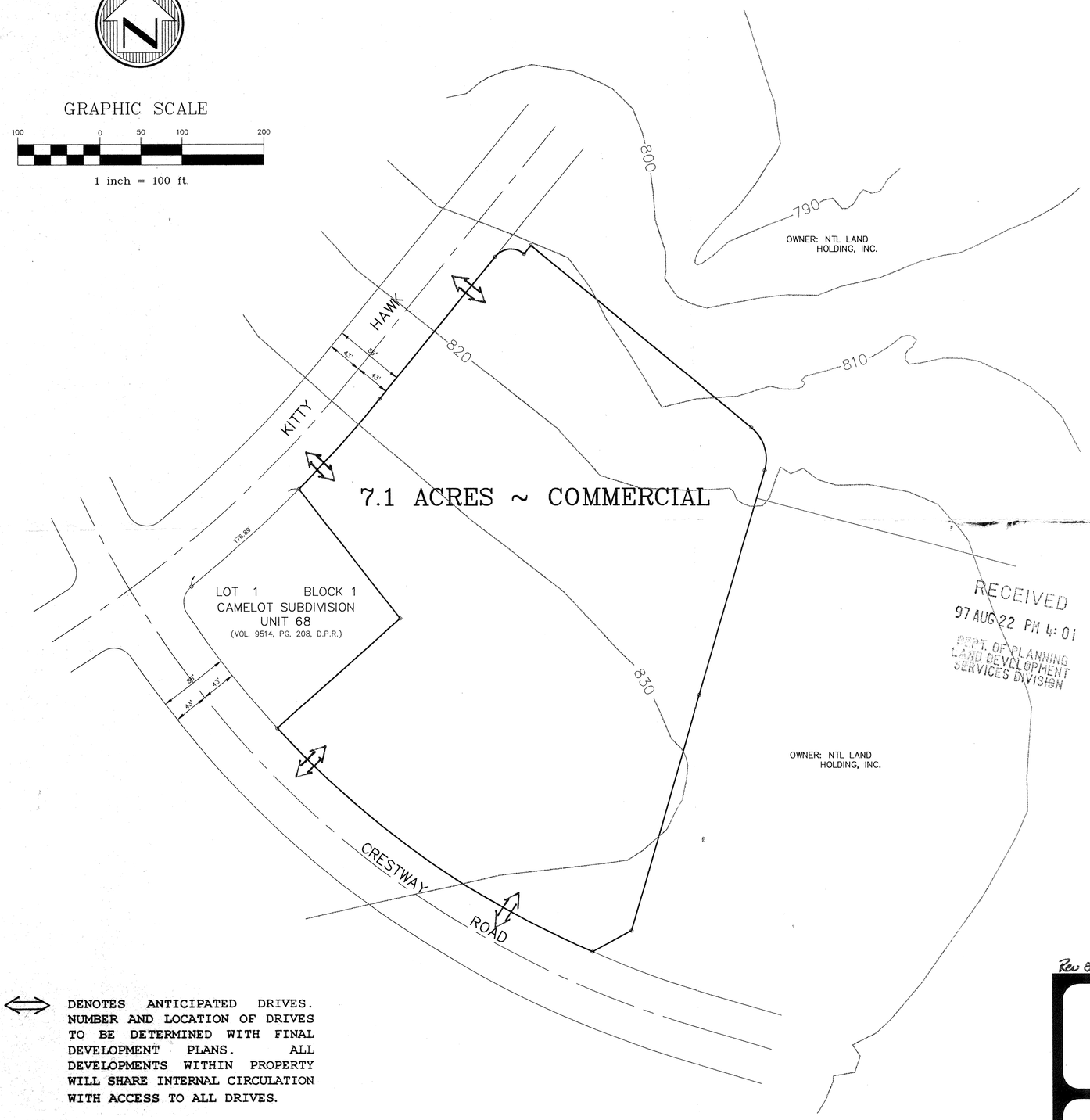
GRAPHIC SCALE

100 0 50 100 200

1 inch = 100 ft.



LOCATION MAP



UTILITIES

WATER: BEXAR METROPOLITAN WATER DISTRICT

SEWER: SAN ANTONIO RIVER AUTHORITY

ELECTRIC: CITY PUBLIC SERVICE

TELEPHONE; S.W. BELL TELEPHONE CO.

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DEPT. OF PLANNING
LAND DEVELOPMENT
SERVICES DIVISION

PLAN HAS BEEN ACCEPTED BY

COSA

Sept 26, 1997 573

(date) (number)

If no plats are filed, plan will

expire on March 28, 1999

1st plat filed on _____

DEVELOPER:

LOST VALLEY HOMES
14502 THOUSAND OAKS
SAN ANTONIO, TEXAS 78232
PHONE: (210) 402-0866

Rev 8/8/97

⟺ DENOTES ANTICIPATED DRIVES. NUMBER AND LOCATION OF DRIVES TO BE DETERMINED WITH FINAL DEVELOPMENT PLANS. ALL DEVELOPMENTS WITHIN PROPERTY WILL SHARE INTERNAL CIRCULATION WITH ACCESS TO ALL DRIVES.

P.O.A.D.P. PLAN
for
CRESTWAY COMMERCIAL SUBDIVISION

W.F.CASTELLA & ASSOCIATES,INC.
Engineers – Surveyors – Planners
1039 W. Hildebrand – San Antonio, Texas 78201 – (210)734-5351

JOB NO. 46399.00

FILE: ~

DATE: 05/20/97

DESIGN:

DRAWN: B.H.

CHECKED:

SHEET 1 OF 1

I:\draw\DUGAS\46399 Tue May 20 16:37:35 1997 Brian Hanan

CITY OF SAN ANTONIO

POADP APPLICATION

The platting of property in two or more subdivision units requires the submission of a Preliminary Overall Development Plan, POADP. To be accepted for review a POADP shall comply with the provisions of ARTICLE II, Division 2 Preliminary Overall Development Plans of the San Antonio Unified Development Code and must be certified to contain the following:

Date Submitted: 8/13/97

Name of POADP: Crestway Commercial

Owners: Lost Valley Homes

Consulting Firm: W.F. Castella and Associates, Inc.

Address: 14502 Thousand Oaks
S.A, Tx. 78232

Address: 1039 W. Hildebrand
San Antonio, Texas 78201

Phone: (210) 402-0866

Phone: (210) 734-5351

Existing zoning: NA: County

Proposed zoning: NA: County

Texas State Plane Coordinates: X: _____ Y: _____

Site is over/within/includes:

San Antonio City Limits?	☐ Yes	☑ No
Edwards Aquifer Recharge Zone:	☐ Yes	☑ No
Projected # of Phases: ±3	☑ Yes	☐ No

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LAND DEVELOPMENT
SERVICES DIVISION

Land area being platted:

	Lots	Acres
Single Family (SF)		
Multi-family (MF)		
Commercial and non-residential	±4	7.1

Is there a previous POADP for this Site? Name No No. _____

Is there a corresponding PUD for this site? Name No No. _____

Plats associated with this POADP or site? Name No No. _____

Name _____ No. _____

Name _____ No. _____

Contact Person and authorized representative:

Print Name: Steven E. Hanan

Signature: Steve E. Hanan

Date: 8/13/97

Phone: (210) 734-5351

Fax: (210-734-5363

✓ name of the POADP and the subdivision;

✓ indication of development phases on the POADP;

✓ perimeter property lines of the POADP (in a line weight and character distinguishable from other lines);

✓ north arrow and scale of the map;

✓ proposed land use by location, type and acreage;

✓ delineation of the circulation system including all collectors, arterial, and local type "B" streets;

✓ contour lines at intervals no greater than ten (10) feet;

✓ legal recorded ownership of adjacent properties and if known proposed development of adjacent unimproved properties;

✓ existing adjacent or perimeter streets;

✓ one hundred year flood plain limits;

✓ location map indicating location and distance of the POADP to adjacent streets and at least two (2) major thoroughfares.

✓ a complete application and certification with six copies of the POADP map, all maps to be folded (accordion style & manageable size);

✓ POADP amendments or revisions must be graphically indicated and include a concise statement describing said amendment or revision on the POADP map;

✓ TIA requirements must be met prior to acceptance of a POADP, contact Amer Galani @ (210)207-2076;

✓ the POADP ☐ does ☑ does not abut State Highway Department facilities and one additional copy of the POADP plan has been submitted directly to TXDOT for their review. Contact Judy Friesenhahen @ (210) 615-5814;

✓ The POADP ☐ is ☑ is not located over the Edwards Aquifer recharge zone and one additional copy of the POADP has been submitted directly to the Aquifer Studies office of San Antonio Water Systems, contact Kirk Nixon (210) 704-7392;

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DEPT. OF LAND DEVELOPMENT PLANNING SERVICES DIVISION

I certify that the POADP application and accompanying maps are complete and that the conditions listed on this application have been met.

Certifying Representative:

Print Name: Steven E. Hanan Signature: Steven E. Hanan

If you have any questions please call Elizabeth Carol at 207-7900

CITY OF SAN ANTONIO

POADP APPLICATION

The platting of property in two or more subdivision units requires the submission of a Preliminary Overall Development Plan, POADP. To be accepted for review a POADP shall comply with the provisions of ARTICLE II, Division 2 Preliminary Overall Development Plans of the San Antonio Unified Development Code and must be certified to contain the following:

Date Submitted: 7/9/97

Name of POADP: CRESTWAY COMMERCIAL SUBDIVISION

Owners: LOST VALLEY HOMES

Consulting Firm: W.F. Castella and Associates, Inc.

Address: 14502 THOUSAND OAKS
SA TX 78232

Address: 1039 W. Hildebrand
San Antonio, Texas 78201

Phone: 402 0866

Phone: (210) 734-5351

Existing zoning: _____

Proposed zoning: _____

Texas State Plane Coordinates: X: _____ Y: _____

Site is over/within/includes:

San Antonio City Limits?	☐ Yes	☑ No
Edwards Aquifer Recharge Zone:	☐ Yes	☑ No
Projected # of Phases:	☐ Yes	☐ No UNKNOWN

Land area being platted:

	Lots	Acres
Single Family (SF)		
Multi-family (MF)		
Commercial and non-residential	UNKNOWN	7.1

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LAND DEVELOPMENT
SERVICES DIVISION

Is there a previous POADP for this Site? Name NO No. _____

Is there a corresponding PUD for this site? Name NO No. _____

Plats associated with this POADP or site? Name _____ No. _____

Name _____ No. _____

Name _____ No. _____

Contact Person and authorized representative:

Print Name: Steven E. Hanan

Signature: Steven E. Hanan

Date: 7/9/97

Phone: (210) 734-5351

Fax: (210-734-5363

✓ name of the POADP and the subdivision;

✓ indication of development phases on the POADP; Unknown at this time

✓ perimeter property lines of the POADP (in a line weight and character distinguishable from other lines);

✓ north arrow and scale of the map;

✓ proposed land use by location, type and acreage;

✓ delineation of the circulation system including all collectors, arterial, and local type "B" streets;

✓ contour lines at intervals no greater than ten (10) feet;

✓ legal recorded ownership of adjacent properties and if known proposed development of adjacent unimproved properties;

✓ existing adjacent or perimeter streets;

✓ one hundred year flood plain limits;

✓ location map indicating location and distance of the POADP to adjacent streets and at least two (2) major thoroughfares.

✓ a complete application and certification with six copies of the POADP map, all maps to be folded (accordion style & manageable size);

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✓ TIA requirements must be met prior to acceptance of a POADP, contact Amer Galani @ (210)207-2076;

✓ the POADP ☐ does ☑ does not abut State Highway Department facilities and one additional copy of the POADP plan has been submitted directly to TXDOT for their review. Contact Judy Friesenhahen @ (210) 615-5814;

✓ The POADP ☐ is ☑ is not located over the Edwards Aquifer recharge zone and one additional copy of the POADP has been submitted directly to the Aquifer Studies office of San Antonio Water Systems, contact Kirk Nixon (210) 704-7392;

I certify that the POADP application and accompanying maps are complete and that the conditions listed on this application have been met.

Certifying Representative:

Print Name: Steven E. Hanan Signature: Steven E. Hanan

If you have any questions please call Elizabeth Carol at 207-7900

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DEPT. OF PLANNING
LAND DEVELOPMENT
SERVICES DIV.

CITY OF SAN ANTONIO

September 26, 1997

Steven E. Hanan P.E.
W. F. Castella & Assoc.
1039 W. Hildebrand
San Antonio, TX 78201

Re: Crestway Commerical

POADP # 573

Dear Mr. Hanan:

The City Staff Development Review Committee has reviewed Crestway Commerical Subdivision Preliminary Overall Area Development Plan # 573. Please find enclosed a signed copy for your files. Although your plan was accepted, please note the following:

- Based on the topography, a Flood Plain Study and drainage review will probably be required during the platting process.
- This development will need to comply with tree preservation ordinance #85262. For additional information about these requirements you can contact Building Inspections at 207-7102.

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. If the proposed development is not platted in phases this POADP will be invalid. Platting will have to comply with the UDC.

If you have any questions or comments regarding this matter, please contact Ms. Elizabeth Carol, at (210) 207-7900.

Sincerely,

Emil R. Moncivais AIA, AICP
Director of Planning

EM/EAC

cc: Andrew J. Ballard, P. E., Acting City Engineer

PLANNING DEPARTMENT • P.O. BOX 839966 • SAN ANTONIO, TEXAS
TEL: (210) 207-7900

City of San Antonio
Planning Department
Subdivision Section

REQUEST FOR REVIEW

TO: Bill Burman **Date** 7/16/97

FROM: Cate

ITEM NAME: Crestway Commercial Subdiv. **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**

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

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

Comments: _____

William H. Burman — Planner I — 7-16-97

Signature **Title** **Date**

City of San Antonio
Planning Department
Subdivision Section

REQUEST FOR REVIEW

TO: Burt Date 8.28

FROM: Elizabeth A. Carol; Planner II

ITEM NAME: Crestway Comm FILE # NONE

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____

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LAND DEVELOPMENT
SERVICES DIVISION

- ☐ **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. Tel #**_____

Comments: Drainage Easements maybe require and will be address during the platting process

Burt Rubin [signature] Sr. Eng Tech 9-1-97

Signature **Title** **Date**

City of San Antonio
Planning Department
Subdivision Section

REQUEST FOR REVIEW

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97 JUL 16 PM 3:39
DEPT. OF PLANNING
LAND DEVELOPMENT
SERVICES DIVISION

TO: Burt Rubio **Date** 7/16/97

FROM: Cate

ITEM NAME: Crestway Commercial Subdiv **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. Tel #**_____

Comments: Drainage Easements maybe required and will be address during the platting ~~process~~ process.

Burt Rubio — **Signature**
Sr. Eng. Tech — **Title**
July 16, 1997 — **Date**

City of San Antonio
Planning Department
Subdivision Section

REQUEST FOR REVIEW

TO: Amer Date 7/16/97

FROM: Cate

ITEM NAME: Crestway Commercial Subdiv. 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. Tel #** _____

Comments: TIA Reqd

[signature] Eng Asst 7/22/97

Signature **Title** **Date**