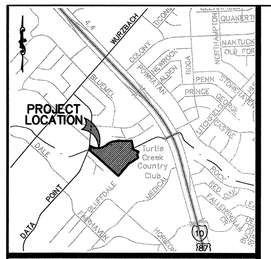


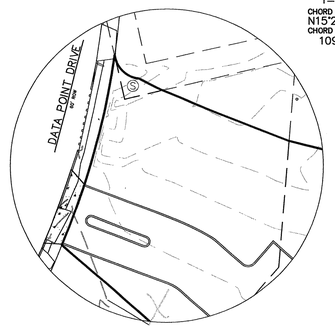
LOCATION MAP
(NOT TO SCALE)

BASIS OF BEARINGS FOR THIS PLAT: REGGIANO SUBDIVISION, VOLUME 9539, PAGE 61, DEED AND PLAT RECORDS.

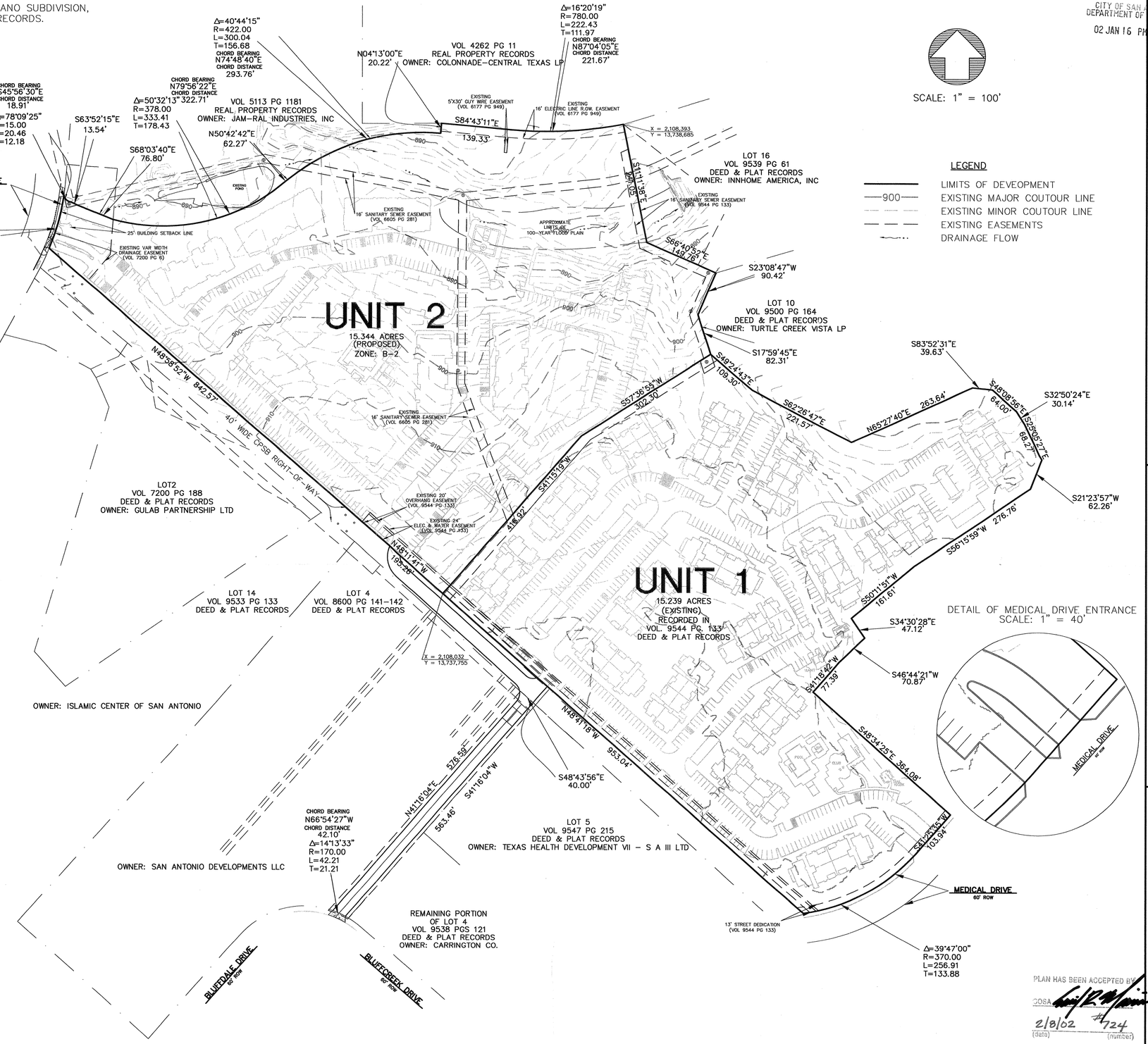
OWNER/DEVELOPER:
SIGNATURE RIDGE, L.P.
P.O. BOX 2778
BRYAN, TEXAS 77805
(979) 731-1900

CITY OF SAN ANTONIO
DEPARTMENT OF PLANNING
02 JAN 16 PM 12:06

SCALE: 1" = 100'



DETAIL OF DATAPOINT DRIVE ENTRANCE
SCALE: 1" = 40'



DETAIL OF MEDICAL DRIVE ENTRANCE
SCALE: 1" = 40'

LEGEND

- LIMITS OF DEVEOPMENT
- 900 EXISTING MAJOR COUTOUR LINE
- EXISTING MINOR COUTOUR LINE
- EXISTING EASEMENTS
- DRAINAGE FLOW

MDP ANALYSIS

OF PHASES = 2
OF LOTS = 2
UNIT 1 AREA = 15.239 ACRES
UNIT 2 AREA = 15.344 ACRES
TOTAL AREA = 30.583 ACRES
PROPOSED USE : APARTMENTS

DENSITY ANALYSIS

UNITS, UNIT 1 = 346
UNITS, UNIT 2 = 288
DENSITY UNIT 1 = 22.70 UNITS/ACRES
DENSITY UNIT 2 = 18.77 UNITS/ACRES
OPEN SPACE UNIT 1= 3.300 ACRES
OPEN SPACE UNIT 2= 3.144 ACRES

PARKING SPACE SUMMARY UNIT 1

REQUIRED
TOTAL # OF UNITS = 346
SPACES REQUIRED = 346

PROVIDED
REGULAR SPACES = 466
HANDICAPPED SPACES = 10
GARAGE SPACES = 35
TOTAL # SPACES = 511

PARKING SPACE SUMMARY UNIT 2

REQUIRED
TOTAL # OF UNITS = 288
SPACES REQUIRED = 288

PROVIDED
REGULAR SPACES = 416
HANDICAPPED SPACES = 19
GARAGE SPACES = 30
TOTAL # SPACES = 465

NOTE: SIGNATURE RIDGE PHASE I PLAT WAS RECORDED ON THE 27TH OF AUGUST, 1999 IN VOLUME 9544, PAGE 133, DEED AND PLAT RECORDS.

PLAN HAS BEEN ACCEPTED BY
COSA
2/8/02 #724
(date) (number)
If no plats are filed, plan will expire
On 8/10/03
1st plat filed on

SGC
STEPHEN G. COOK ENGINEERING, INC.
REGISTERED LAND SURVEYORS
12000 STARCREST, SUITE 107
SAN ANTONIO, TEXAS 78247-4117
210/481-2533 * FAX:210/481-2150
WWW.SGCE.NET

SIGNATURE RIDGE, L.P.
SIGNATURE RIDGE APARTMENTS
SAN ANTONIO, TEXAS

MASTER DEVELOPMENT PLAN

PROJECT #: 227-002-100
DATE: 11/14/01

SHEET #: 1

FILE: S:\...\S-MPD.DWG REVISED: JANUARY 15, 2002