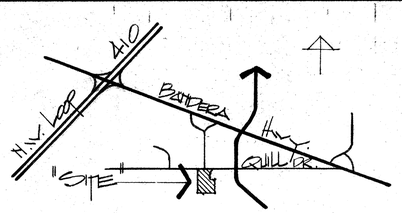
PRELIMINARY PLAN

Scale: 1" = 50'

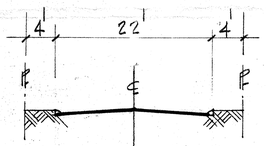


VICINITY MAP

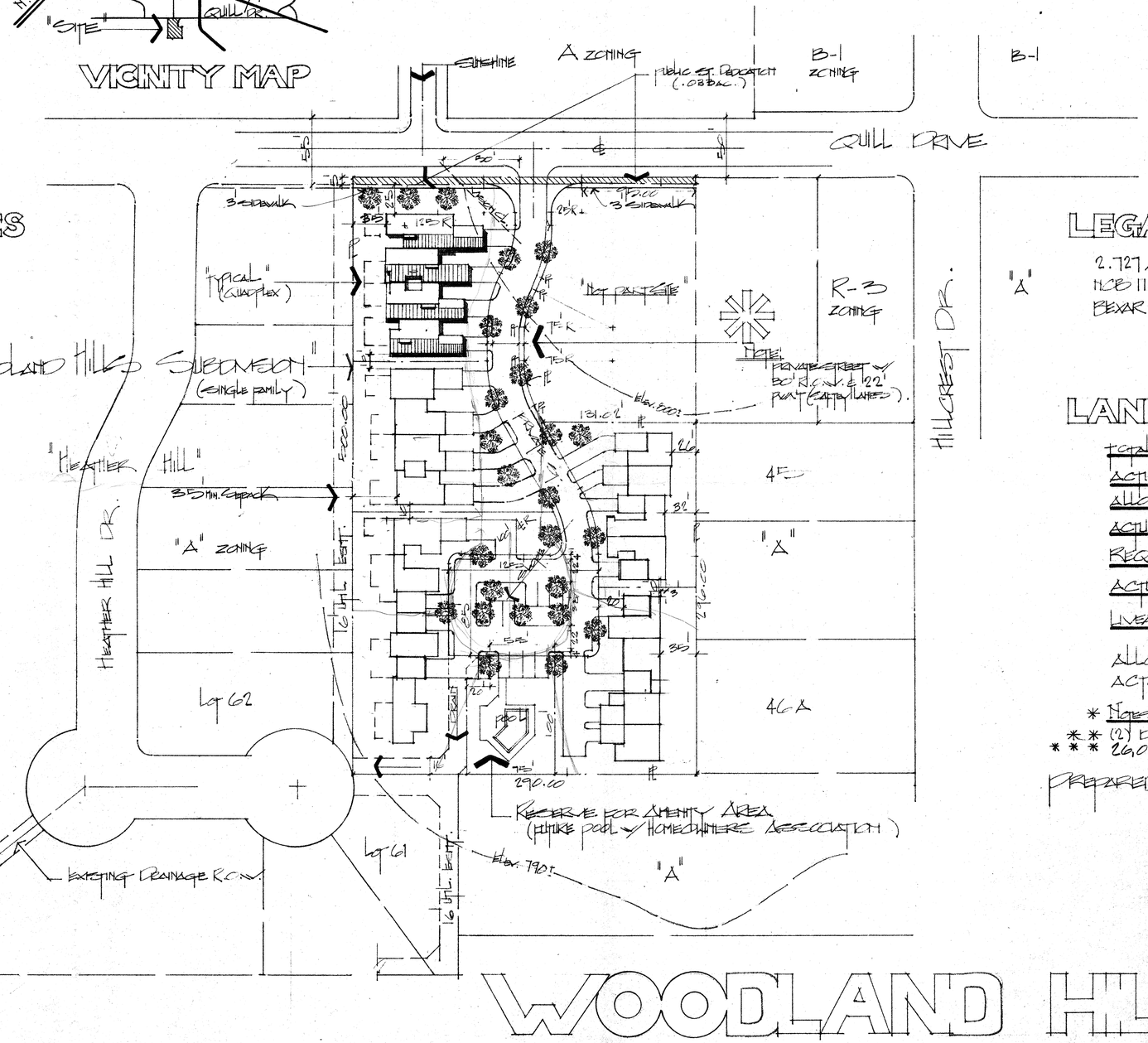
PRELIMINARY PLAN OF DEVELOPMENT
APPROVED
Planning Commission ☐
Zoning Commission ☐
City of San Antonio
Date_____ Chairman_____

GENERAL NOTES

1. CONCEPT IN REFERENCE TO TOPOGRAPHY, HYDROGRAPHY, & RELATED LAND USE.
2. SUBJECT TO REFINEMENT W/ PLATTING.
3. ALL GARAGES W/ MIN. 20' SETBACK.
4. SINGLE FAMILY USE W/ BLDG. GROUPS.



STREET SECTION
1" = 10'



LEGAL:

2.727 AC. OUT OF TRACT 44, BLOCK "C" NCB 11520, WOODLAND HILLS SUB., BEXAR COUNTY, TEXAS.

LAND USE INTENSITY DATA

total of 20 D.U.'s

ACTUAL TOTAL FLOOR AREA	24,000# *
ALLOWABLE FLOOR AREA	33,617#
ACTUAL OPEN SPACE	85,988#
REQUIRED OPEN SPACE	62,400# **
ACTUAL LIVEABILITY SPACE	59,968# ***
LIVEABILITY SPACE REQUIRED	40,800# **
ALLOWABLE DENSITY	8 D.U.'s/AC.
ACTUAL DENSITY	7.33 D.U.'s/AC.

* NOTES: (1) BASED UPON AVERAGE DWELLING UNIT SIZE OF 1200#.
** (2) DOES NOT INCL. ALLOWABLE BONUSES.
*** 26,020# FOR DRIVES, STREETS, & PARKING (UNCOVERED).

PREPARED FOR: RAFAEL C. WEBBERT

GLEN J. WESTON
PLANNING & ZONING CONSULTANT
San Antonio, Texas

Rev. 7/82
9/82

WOODLAND HILLS PUD

PUD 1 - R-1 PLAN

#106