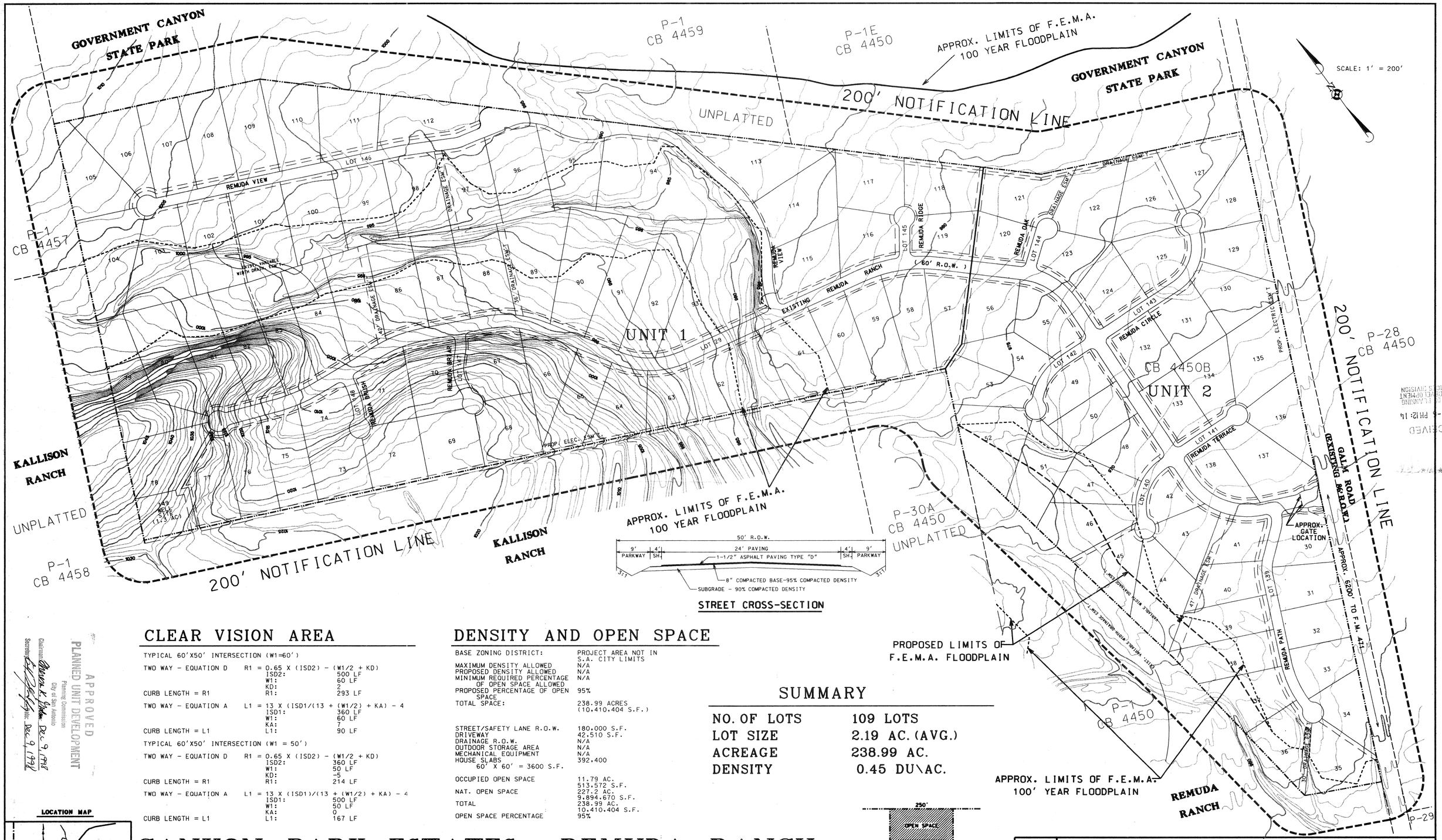


STREET CROSS-SECTION

CLEAR VISION AREA

TYPICAL 60'X50' INTERSECTION (W1=60')

TWO WAY - EQUATION D	R1 = 0.65 X (ISD2) - (W1/2 + KD)		
		ISD2:	500 LF
		W1:	60 LF
		KD:	2
CURB LENGTH = R1		R1:	293 LF
TWO WAY - EQUATION A	L1 = 13 X (ISD1/(13 + (W1/2) + KA) - 4		
		ISD1:	360 LF
		W1:	60 LF
		KA:	7
CURB LENGTH = L1		L1:	90 LF

TYPICAL 60'X50' INTERSECTION (W1 = 50')

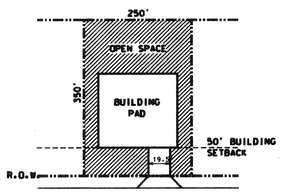
TWO WAY - EQUATION D	R1 = 0.65 X (ISD2) - (W1/2 + KD)		
		ISD2:	360 LF
		W1:	50 LF
		KD:	-5
CURB LENGTH = R1		R1:	214 LF
TWO WAY - EQUATION A	L1 = 13 X (ISD1)/(13 + (W1/2) + KA) - 4		
		ISD1:	500 LF
		W1:	50 LF
		KA:	0
CURB LENGTH = L1		L1:	167 LF

DENSITY AND OPEN SPACE

BASE ZONING DISTRICT:	PROJECT AREA NOT IN S.A. CITY LIMITS
MAXIMUM DENSITY ALLOWED	N/A
PROPOSED DENSITY ALLOWED	N/A
MINIMUM REQUIRED PERCENTAGE OF OPEN SPACE ALLOWED	N/A
PROPOSED PERCENTAGE OF OPEN SPACE	95%
TOTAL SPACE:	238.99 ACRES (10,410,404 S.F.)
STREET/SAFETY LANE R.O.W.	180,000 S.F.
DRIVEWAY	42,510 S.F.
DRAINAGE R.O.W.	N/A
OUTDOOR STORAGE AREA	N/A
MECHANICAL EQUIPMENT	N/A
HOUSE SLABS 60' X 60' = 3600 S.F.	392,400
OCCUPIED OPEN SPACE	11.79 AC. 513,572 S.F.
NAT. OPEN SPACE	227.2 AC. 9,894,670 S.F.
TOTAL	238.99 AC. 10,410,404 S.F.
OPEN SPACE PERCENTAGE	95%

SUMMARY

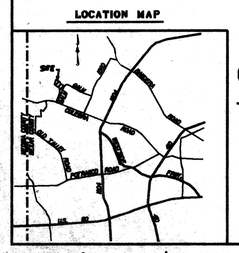
NO. OF LOTS	109 LOTS
LOT SIZE	2.19 AC. (AVG.)
ACREAGE	238.99 AC.
DENSITY	0.45 DU\AC.



TYPICAL LOT

APPROVED
PLANNED UNIT DEVELOPMENT
Planning Commission
City of San Antonio
Chairman: Aaron K. Smith Date: Dec. 9, 1998
Secretary: [illegible] Date: Dec. 9, 1998

LOCATION MAP



CANYON PARK ESTATES at REMUDA RANCH

PLANNED UNIT DEVELOPMENT

AZTX PROPERTIES, LTD. 2200 E. RIVER ROAD, STE. 124 TUCSON AZ, 85718

CANYON PARK ESTATES at REMUDA RANCH
PLANNED UNIT DEVELOPMENT

STATE OF TEXAS — DUANE A. MOY — 68252 — REGISTERED PROFESSIONAL ENGINEER — 11/6/98

M.W. CUDE ENGINEERS, L.L.C.
CIVIL ENGINEERS & SURVEYORS
(210) 681-2951
MAILING ADDRESS: P.O. BOX 700568, SAN ANTONIO, TEXAS 78270
LOCATION: 10325 BANDERA RD., SAN ANTONIO, TEXAS 78250

DRAWN BY:	E.C.	DATE:	AUGUST 15, 1998
CHECKED BY:	S.L.V.	JOB NO. :	118051-08

DATE	DESCRIPTION

SHEET ___ OF ___

C:\PROJECTS\GALM\CANESTPUD.DGN

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SERVICES DIVISION

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