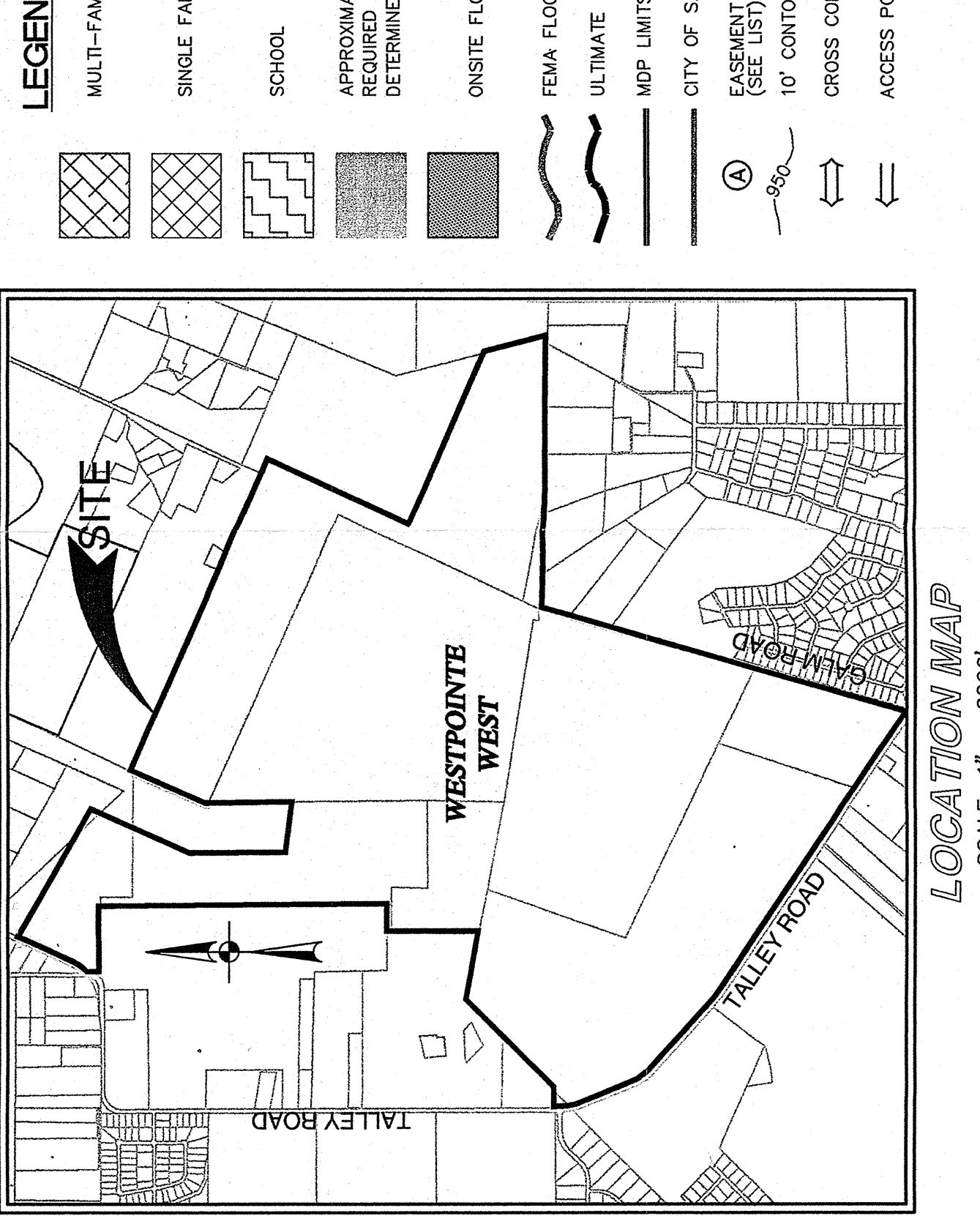
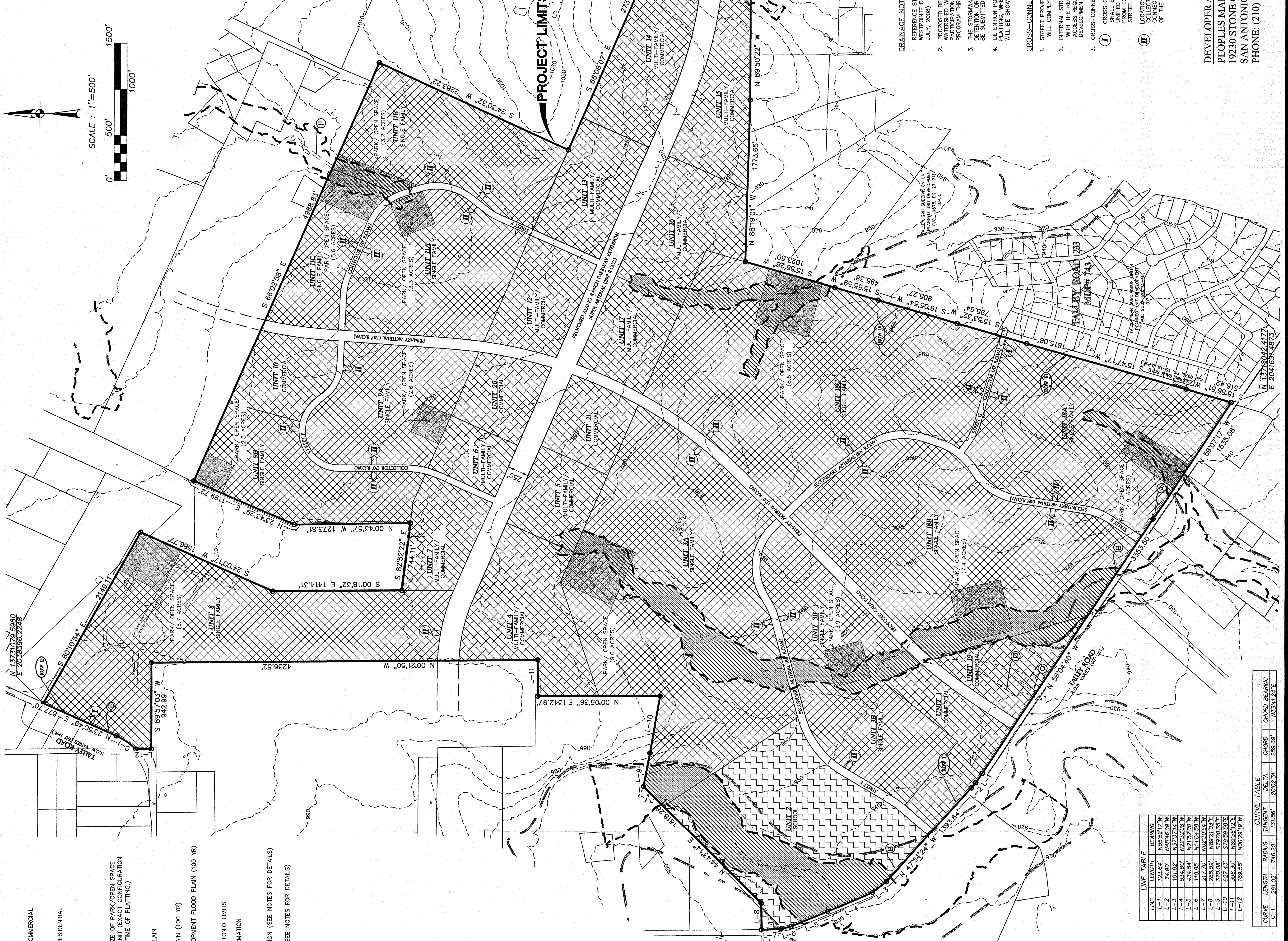


- PROPERTY LEGAL DESCRIPTION:**
 THIS TRACT IS SITUATED WITHIN THE FOLLOWING OFFICIAL PUBLIC RECORDS:
 74.72 ACRES (VOLUME 8104, PAGE 842)
 21.49 ACRES (VOLUME 8104, PAGE 843)
 21.49 ACRES (VOLUME 8104, PAGE 844)
 21.49 ACRES (VOLUME 8104, PAGE 845)
 21.49 ACRES (VOLUME 8104, PAGE 846)
 21.49 ACRES (VOLUME 8104, PAGE 847)
 21.49 ACRES (VOLUME 8104, PAGE 848)
 21.49 ACRES (VOLUME 8104, PAGE 849)
 21.49 ACRES (VOLUME 8104, PAGE 850)
 21.49 ACRES (VOLUME 8104, PAGE 851)
- EASEMENT INFORMATION:**
 NOTE: THESE EASEMENTS ARE LOCATED WITHIN THE PROPERTY OF ADJACENT TO THE PROPERTY:
 A. 20' WIDE PERMANENT WATER EASEMENT (VOL. 13001, PG. 2043) OF A EASEMENT
 B. 20' WIDE PERMANENT WATER EASEMENT (VOL. 13001, PG. 2043) OF A EASEMENT
 C. 20' WIDE ACCESS EASEMENT
 D. 15' ROW RESERVATION USE STRIP (VOL. 13001, PG. 2043) OF A EASEMENT
 E. 20' WIDE PERMANENT WATER EASEMENT (VOL. 13001, PG. 2043) OF A EASEMENT
 F. 30' WIDE ACCESS EASEMENT (VOL. 13001, PG. 1810) OF A EASEMENT
- RIGHT OF WAY DEDICATION:**
 THE RIGHT OF WAY DEDICATIONS ALONG THE PROPERTY BOUNDARIES AS SHOWN:
 (S) 15' ROW DEDICATION FOR EXISTING TALLEY ROAD (FUTURE 60' R.O.W.)
 (S) 15' ROW DEDICATION FOR EXISTING TALLEY ROAD (FUTURE 70' R.O.W.)
 (S) 15' ROW DEDICATION FOR EXISTING TALLEY ROAD (FUTURE 70' R.O.W.)

DRAINAGE NOTES:
 1. REFERENCE STORM WATER MANAGEMENT PLAN FOR WESTPONTE DEVELOPMENT DATED APRIL 2008 (REVISED 10/24/08) SHALL BE APPLIED TO ALL AREAS OF THE DEVELOPMENT.
 2. ALL STORM DRAINAGE SHALL BE TO THE WESTPONTE WATERSHED WITHIN THE WESTPONTE WATERSHED. PARTICIPATION IN THE REGIONAL STORMWATER MANAGEMENT PLAN SHALL BE REQUIRED. ON-SITE DETENTION OR TREATMENT SHALL BE PROVIDED AS REQUIRED TO MAINTAIN THE EXISTING OR PROPOSED DOWNSTREAM IMPROVEMENTS. ALL DETENTION POND SHALL BE DESIGNED AT THE TIME OF DEVELOPMENT AND SHALL BE SHOWN ON THE FUTURE PLAT/PLANS.

CROSS-CONNECTION AND ACCESS NOTES:
 1. STREET PROJECTIONS TO ADJOINING PROPERTY OR INDIVIDUAL UNITS OF THE MASTER DEVELOPMENT PLAN SHALL COMPLY WITH SECTION 35-506(G)(2) OF THE CITY OF SAN ANTONIO'S UNIFIED DEVELOPMENT CODE.
 2. INTERNAL STREETS WITHIN INDIVIDUAL UNITS SHOWN ON THIS MASTER DEVELOPMENT PLAN SHALL COMPLY WITH THE REQUIREMENTS FOR CONNECTIVITY AS DESCRIBED IN SECTION 35-506(G)(1) AND SECONDARY DEVELOPMENT CODE.
 3. CROSS-CONNECTION TYPES WILL BE PROVIDED AS FOLLOWS:
 (L) CROSS CONNECTION WILL BE PROVIDED TO CONNECT TO EXISTING STREET IN ADJOINING AREA AND UNIFIED DEVELOPMENT CODE. ROADWAY CLASSIFICATION WITHIN THIS MAP AREA WILL BE CONTINUED EXISTING STREET IN ADJOINING AREA AND SHALL BE AT LEAST AS HIGH AS SUCH EXISTING STREET.
 (B) LOCATION OF ACCESS POINTS INTO INDIVIDUAL UNITS WITHIN THIS MAP FROM ARTERIALS AND SECONDARY STREETS SHALL BE DETERMINED AT THE TIME OF DEVELOPMENT AND SHALL BE SHOWN ON THE FUTURE PLAT/PLANS IN ACCORDANCE WITH SECTION 35-506(G) OF THE CITY OF SAN ANTONIO'S UNIFIED DEVELOPMENT CODE.



- LEGEND:**
 MULTI-FAMILY/COMMERCIAL
 SINGLE FAMILY RESIDENTIAL
 SCHOOL
 APPROXIMATE SIZE OF PARK/OPEN SPACE DETERMINED AT TIME OF PLATTING.
 ON-SITE FLOOD PLAIN
 FEMA FLOOD PLAIN (100 YR)
 ULTIMATE DEVELOPMENT FLOOD PLAIN (100 YR)
 MDP LIMITS
 CITY OF SAN ANTONIO LIMITS
 EASEMENT INFORMATION
 10' CONTOURS
 CROSS CONNECTION (SEE NOTES FOR DETAILS)
 ACCESS POINT (SEE NOTES FOR DETAILS)
- NOTES:**
 1. PROPERTY BOUNDARY IS BASED ON SURVEY PREPARED BY M.W. CUDE ENGINEERS, LLC DATED APRIL 9, 2008. BEARINGS REFERENCED TO SUBDIVISION PLAT OF REMUDA RANCH UNIT 1 PUD, VOLUME 8554, PAGES 89-95 OF THE 2008 PLAT RECORDS OF BEXAR COUNTY, TEXAS.
 2. PROPERTY IS WITHIN THE EDWARDS AQUIFER RECHARGE ZONE.
 3. PROPERTY IS OUTSIDE THE CITY LIMITS OF THE CITY OF SAN ANTONIO.
 4. WATER SERVICE TO BE PROVIDED BY SAN ANTONIO WATER SYSTEM.
 5. SANITARY SEWER SERVICE TO BE PROVIDED BY SAN ANTONIO WATER SYSTEM.
 6. GAS AND ELECTRIC SERVICES TO BE PROVIDED BY CPS ENERGY.
 7. TELEPHONE SERVICE TO BE PROVIDED BY AT&T OR TIME WARNER.
 8. CABLE TV TO BE PROVIDED BY AT&T OR TIME WARNER.
 9. PHASING OF UNIT DEVELOPMENT WILL NOT BE IN SEQUENTIAL ORDER AS NOTED ON THIS PLAN.
 10. A TRAFFIC IMPACT ANALYSIS TITLED WESTPONTE DEVELOPMENT WAS SUBMITTED WITH THIS M.D.P. AT THE TIME OF PLATTING.
 11. RESIDENTIAL UNITS WILL COMPLY WITH SECTION 35-503 OF THE UDC REGARDING PARK/OPEN SPACE REQUIREMENTS AS NOTED ON THIS PLAN.
 12. THE REQUIRED SIZE OF PARK/OPEN SPACE FOR EACH UNIT IS SHOWN ON THE LAND USE TABLE AND DISBURSERS OF PARK/OPEN SPACE FOR EACH UNIT WILL BE DETERMINED AT THE TIME OF PLATTING.
 13. FLOODPLAIN UNITS ON THIS MASTER DEVELOPMENT PLAN ARE ESTIMATED AND SUBJECT TO CHANGE. APPROVAL OF SUBDIVISION PLATS ASSOCIATED WITH THIS MASTER DEVELOPMENT PLAN IS SUBJECT TO REVIEW AND APPROVAL BY THE CITY OF SAN ANTONIO. ACCORDANCE WITH APPENDIX B, SECTION 35-610 OF THE CITY OF SAN ANTONIO UNIFIED DEVELOPMENT CODE.
FLOODPLAIN NOTE:
 THE REQUIRED SIZE OF PARK/OPEN SPACE FOR EACH UNIT IS SHOWN ON THE LAND USE TABLE AND DISBURSERS OF PARK/OPEN SPACE FOR EACH UNIT WILL BE DETERMINED AT THE TIME OF PLATTING.
- OWNER: *(Signature)* ENGINEER: *(Signature)*

UNIT	LAND USE	ACREAGE	NUMBER OF DWELLING UNITS	NUMBER OF RESIDENTIAL LOTS	DENSITY DWELLING UNITS / ACRE	REQUIRED PARK/OPEN SPACE (ACRES)
1	COMMERCIAL	22.2	---	---	---	---
2	SCHOOL	79.2	---	---	---	---
3A	SINGLE FAMILY	152.7	650	41	9.0	---
3B	SINGLE FAMILY	97.4	270	41	3.9	---
4	COMMERCIAL/MF	38.0	1254	10	11.0	---
5	COMMERCIAL/MF	11.2	38	20	1.8	---
6	COMMERCIAL/MF	19.3	637	33	5.8	---
7	COMMERCIAL/MF	109.5	402	4.0	2.6	---
8	SINGLE FAMILY	42.7	180	4.2	2.5	---
9A	SINGLE FAMILY	41.7	175	4.2	2.5	---
9B	SINGLE FAMILY	18.2	---	---	---	---
10	COMMERCIAL	18.2	---	---	---	---
11A	SINGLE FAMILY	55.6	231	4.2	3.3	---
11B	SINGLE FAMILY	55.2	226	4.1	3.2	---
11C	SINGLE FAMILY	25.4	109	4.3	5.6	---
12	COMMERCIAL/MF	21.4	535	25	4.7	---
13	COMMERCIAL/MF	24.5	613	25	5.4	---
14	COMMERCIAL/MF	38.7	968	25	8.5	---
15	COMMERCIAL/MF	33.1	828	25	7.3	---
16	COMMERCIAL/MF	31.5	788	25	6.9	---
17	COMMERCIAL/MF	19.3	483	25	4.2	---
18A	SINGLE FAMILY	83.8	346	4.1	4.9	---
18B	SINGLE FAMILY	119.5	516	4.1	7.4	---
18C	SINGLE FAMILY	144.1	594	4.1	8.5	---
19	COMMERCIAL	18.5	---	---	---	---
20	COMMERCIAL	15.6	---	---	---	---
21	COMMERCIAL	15.6	---	---	---	---
	RIGHT OF WAY	106.0	---	---	---	---
GRAND TOTAL:		1,417.2	6,794	3,679		112.2

LAND USE	RESIDENTIAL	COMMERCIAL	RIGHT OF WAY
SINGLE FAMILY	3,679	---	---
MULTI-FAMILY	6,794	---	---
TOTAL	10,473	---	---

LAND USE	NUMBER OF DWELLING UNITS
SINGLE FAMILY	3,679
MULTI-FAMILY	6,794
TOTAL	10,473

REQUIRED PARK/OPEN SPACE
 SINGLE FAMILY: 1.0 ACRE/70 LOTS x 3,679 LOTS = 52.6 ACRES
 MULTI-FAMILY: 1.0 ACRE/114 UNITS x 6,794 UNITS = 58.6 ACRES
 TOTAL REQUIRED PARKS/OPEN SPACE = 112.2 ACRES

CURVE TABLE

CURVE	LENGTH	RADIUS	TANGENT	DELTA	CHORD	BEARING
C-1	281.07	746.20	131.86	203.63	298.69	N33X124.1
L-1	134.64	458.59	67.17	101.82	148.31	N52X91.7
L-2	104.83	342.77	51.41	77.49	112.48	N50X71.1
L-3	161.82	481.27	83.74	138.50	199.92	N42X74.2
L-4	534.67	1672.27	250.89	435.98	596.32	N22X30.8
L-5	107.91	352.94	161.98	197.39	273.48	N51X64.9
L-6	107.85	352.94	161.98	197.39	273.48	N13X138.0
L-7	212.70	705.92	323.96	394.78	546.96	N52X91.7
L-8	288.39	928.13	432.43	522.59	728.10	N52X91.7
L-9	104.83	342.77	51.41	77.49	112.48	N50X71.1
L-10	82.43	252.54	39.36	59.98	82.43	N52X91.7
L-11	398.38	1252.93	199.19	348.39	482.52	N52X91.7
L-12	188.58	602.91	94.29	164.19	228.26	N52X91.7