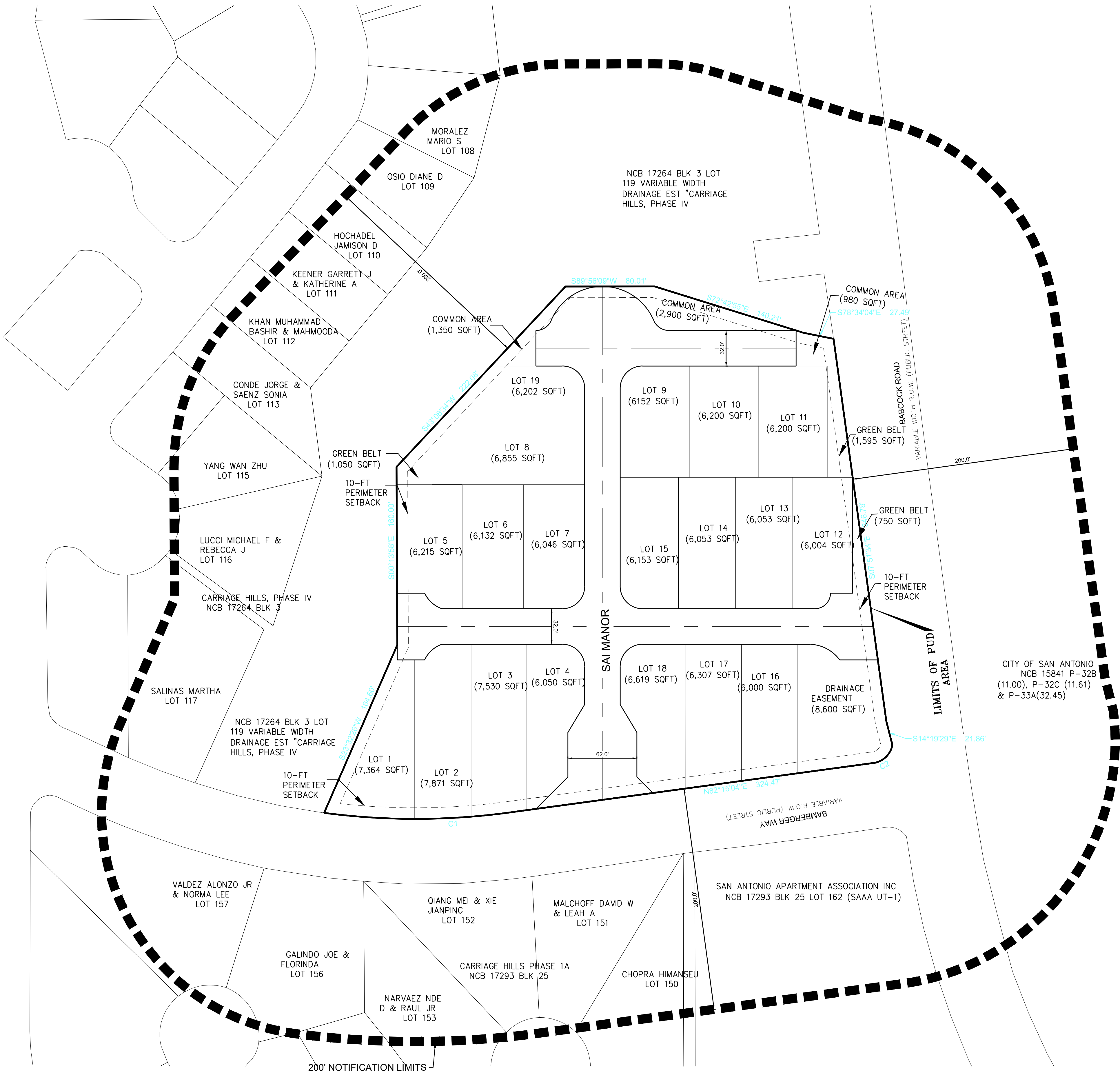




SAIMANOR (PLANNED UNIT DEVELOPMENT)

DATE OF PREPARATION: 03/30/2021

OWNER/DEVELOPER:
NAMAMI SAI LLC
6234 PALMETTO WAY,
SAN ANTONIO, TX, 78253

ENGINEER:
RAO'S CONSULTING ENGINEERS
P.O. BOX 592991
SAN ANTONIO, TEXAS 78258
TEL: (210)549-7557
FAX: (512)-856-4595

THIS WILL BE A PLANNED UNIT DEVELOPMENT WITH
INDIVIDUALLY OWNED LOTS, CONNECTED BY A
PRIVATE, "COMMON AREA" ACCESS EASEMENT

PROPERTY USE: SINGLE FAMILY DWELLING (R-6)

P.U.D. SUMMARY TABLE	
NUMBER OF LOTS	19 LOTS
TOTAL AREA OF OPEN SPACE	0.596 ACRE
TOTAL NUMBER OF DWELLING UNITS	19
DWELLING UNITS DENSITY	5/ ACRE
TOTAL AREA	3.84 ACRES

GENERAL NOTES:

- COORDINATES SHOWN ARE BASED ON THE NORTH AMERICAN DATUM OF 1983 (CORS 1986) FROM THE TEXAS COORDINATE SYSTEM ESTABLISHED FOR THE SOUTH CENTRAL ZONE DISPLAYED IN GRID VALUES DERIVED FROM THE NGS COOPERATIVE CORS NETWORK.
- BASIS OF BEARING IS THE NORTH AMERICAN DATUM OF 1983 (CORS 1986), FROM THE TEXAS COORDINATE SYSTEM ESTABLISH FOR THE SOUTH CENTRAL ZONE.
- THIS PROPERTY IS WITHIN THE CITY LIMITS OF THE CITY OF SAN ANTONIO.
- THERE ARE NOT PLATTED STREETS WITHIN THE PLATTED PROPERTY.
- ALL STREETS ARE PRIVATE.
- WATER AND SANITARY SEWER TO BE PROVIDED BY SAN ANTONIO WATER SYSTEM (SAWS).
- ELECTRIC AND GAS TO BE PROVIDED BY CPS ENERGY.

Curve Table					
Curve #	Length	Radius	Delta	Tangent	Chord Bearing
C1	173.94'	624.57'	15°57'23"	87.53'	N 89°34'28" E
C2	23.98'	20.00'	68°42'39"	13.67'	N 44°12'01" E

LEGAL DESCRIPTION:
DESCRIPTION OF A CALLED 3.84 ACRE TRACT OF LAND, SITUATED IN THE CITY OF SAN ANTONIO, TEXAS, OUT OF THE ANSELMO PRU SURVEY NO. 20, ABSTRACT NO. 574, N.C.B. 15841, BEXAR COUNTY, TEXAS, AND BEING THAT SAME 3.84 ACRE TRACT DESCRIBED IN CORRECTIVE WARRANTY DEED TO KAMARY INVESTMENTS, LTD., OF RECORD IN DOCUMENT NO. 20200265844, OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS

SAI MANOR PUD Density and Open Space Ratios	
Number of Lots	= 19 Lots/19 Dwelling Units
Base Zoning District	R-6
Maximum Density Allowed	N/A
Proposed Density	= 5 units per acre
Proposed Percentage of Open Space	= 20%
Total Acreage	= 3.84 acres

APPROVED
PLANNED UNIT DEVELOPMENT
PLANNING COMMISSION
CITY OF SAN ANTONIO

Chairman: _____ Date: _____
Secretary: _____ Date: _____

REV. NO. DESCRIPTION DATE

Notes:

LOCATION MAP
(NOT TO SCALE)

LEGEND

SIGNATURE/SEAL

PROJECT DESCRIPTION:

TITLE:
SAI MANOR
P.U.D. PLAN

DATE : APRIL 2021 JOB NO. 2020-3005
DESIGNED BY : RV DRG NO.
DRAWN BY : MO
CHECKED BY : RV

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