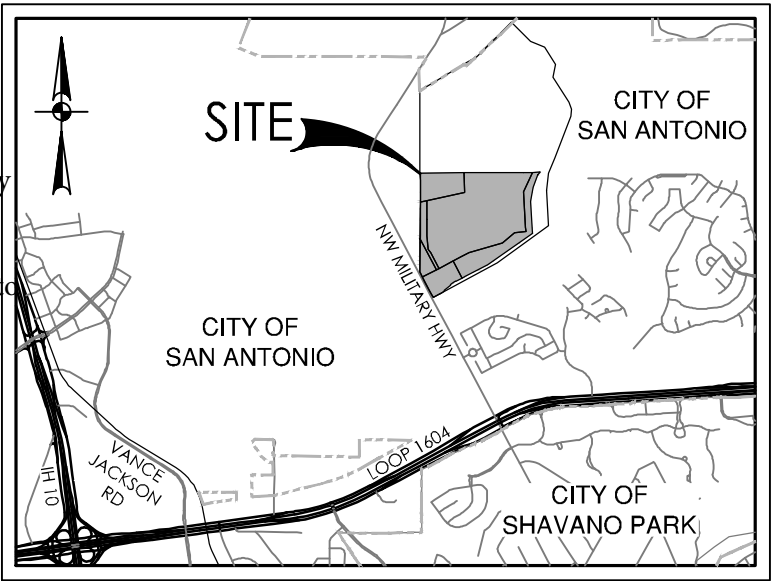


Z-2023-10700153 ERZD

From: "MXD MSAO-1 MLOD-1 MLR-1 AHOD ERZD" Mixed Use Camp Bullis Military Sound Attenuation Overlay Camp Bullis Military Lighting Overlay Military Lighting Region 1 Airport Hazard Overlay Edwards Recharge Zone District

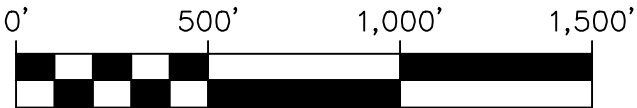
To: "MXD MSAO-1 MLOD-1 MLR-1 AHOD ERZD" Mixed Use Camp Bullis Military Sound Attenuation Overlay Camp Bullis Military Lighting Overlay Military Lighting Region 1 Airport Hazard Overlay Edwards Recharge Zone District for a Major Site Plan Amendment for a change from "MF-18" Limited Density Multi-Family District to "MF-33" Multi-Family District for 15 acres and "R-6" Residential Single-Family District to "R-6 PUD" Residential Single-Family Planned Unit Development District for 31.02 acres



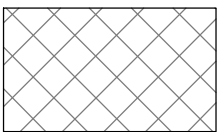
LOCATION MAP

NOT-TO-SCALE

SCALE: 1"= 500'

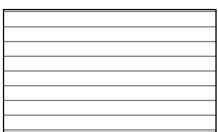


LEGEND

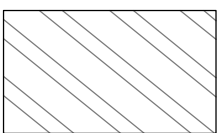


R-6 (29.97 ACRES)

*NOTE: SINGLE FAMILY DENSITY SHALL NOT EXCEED 2 UNITS PER ACRE BASED ON AVERAGE OF SINGLE FAMILY LOT PER OVERALL MXD ACREAGE.

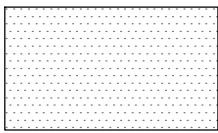


MF-33 (15.00 ACRES)

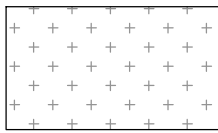


R-4 (132.60 ACRES)

*NOTE: SINGLE FAMILY DENSITY SHALL NOT EXCEED 2 UNITS PER ACRE BASED ON AVERAGE OF SINGLE FAMILY LOT PER OVERALL MXD ACREAGE.



C-2R (28.47 ACRES)



R6-PUD (31.02 ACRES)



PROPOSED RIGHT OF WAY

TOTAL ACREAGE OF PROPOSED DEVELOPMENT: 220.00 ACRES

*NOTE: TOTAL PROPOSED DEVELOPMENT SHALL NOT EXCEED 440 UNITS

I, Bitterblue, Inc. the property owner, acknowledge that this site plan submitted for the purpose of rezoning this property is in accordance with all applicable provisions of the Unified Development Code. Additionally, I understand that City Council approval of a site plan in conjunction with a rezoning case does not relieve me from adherence to any/all City-adopted Codes at the time of plan submittal for building permits."

PAPE-DAWSON
ENGINEERS

SAN ANTONIO | AUSTIN | HOUSTON | FORT WORTH | DALLAS
2000 NW LOOP 410 | SAN ANTONIO, TX 78213 | 210.375.9000
TYPE FIRM REGISTRATION #470 | TBPPLS FIRM REGISTRATION #10026800

ROGERS RANCH WEST QUARRY
SAN ANTONIO, TEXAS

MXD EXHIBIT

PLAT NO. _____
JOB NO. 4426-81
DATE JANUARY 2018
DESIGNER _____
CHECKED _____ DRAWN _____
SHEET 1 of 1