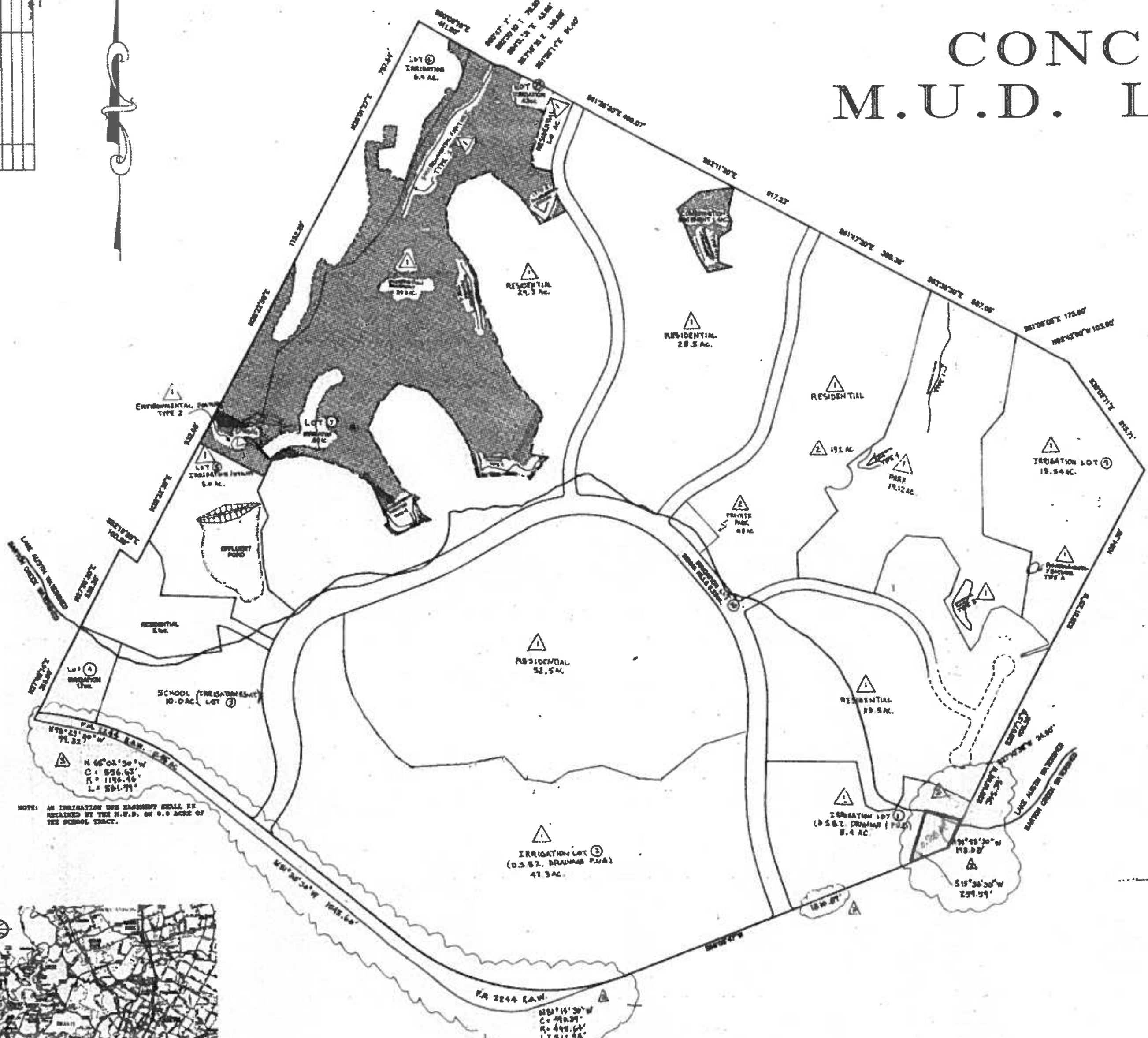
CONCEPTUAL
M.U.D. LAND PLAN

NO.	DATE	DESCRIPTION	BY
3	AUG. '03	CORRECTED ACREAGE + BODY	MAC
2	5/13/97	MISC. - [illegible]	MAC
1	[illegible]	[illegible]	[illegible]



SENNA HILLS DEVELOPMENT SUMMARY

BARTON CREEK WATERSHED

TOTAL AREA	118.0	AC		126.1 AC.
SCHOOL SITE	10.0	AC		10.0 AC.
NET AREA	115.5	AC		116.1 AC.
SINGLE FAMILY	115.0	UNITS		124.0 UNITS
DENSITY	1.0	UPA		1.0 UPA

LAKE AUSTIN WATERSHED

TOTAL AREA	172.4	AC	192.3 AC.
SINGLE FAMILY	310.5	UNITS	318.0 UNITS
DENSITY	1.7	UPA	1.7 UPA
WWTP & IRRIGATION POND	8.0	AC	8.0 AC.

LOT SUMMARY

SINGLE FAMILY	460.0	UNITS	442 UNITS
OVERALL DENSITY (310.5 AC)	1.5	UPA	1.4 UPA

LOT USE SUMMARY

USE	ACREAGE	ACREAGE
CONSERVATION EASEMENT	14.1	36.2
SINGLE FAMILY	189.0	160.0
PARK	14.50	19.12
SCHOOL	10.0	10.0
IRRIGATION	80.60	85.18
UTILITY	8.0	8.0
TOTAL	318.6	318.4

NOTE: NO IRRIGATION AREA WITHIN 150' OF CENTERLINE OF LAKE AUSTIN DRAWS

EFFLUENT HOLDING POND SHALL BE SET BACK A MINIMUM OF 100' FROM SPRINGS

AN IRRIGATION USE EASEMENT SHALL BE RETAINED BY THE M.U.D. ON 4.0 ACRE OF THE SCHOOL TRACT.

REQUIRED SET BACKS FROM ENVIRONMENTAL FEATURES

TYPE	SET BACK DESCRIPTION
1.	150' FROM CENTER LINE OF CREEK
2.	100' FROM SEASONAL SEEP
3.	25' FROM CENTER LINE OF SWALE IN THE UPLAND ZONE.
4.	25' LOT LINE OR BUILDING SETBACK

IRRIGATION LOT SUMMARY

[illegible]

* [illegible]

** L.U.E.'s ALLOWED ARE BASED ON [illegible] IRRIGATION ASSESSMENT REPORT [illegible]

GRAPHIC SCALE

(IN FEET)

1 inch = 400 ft.

DATE:

ADMINISTRATIVE APPOVAL
DATE GRANTED MAY 22, 1997
ALICE GLASCO, DIRECTOR, DEVELOPMENT REVIEW AND INSPECTIONS

ADMINISTRATIVE APPOVAL
DATE GRANTED [illegible]
TRACY WATSON, DIRECTOR DEPARTMENT OF PLANNING & DEVELOPMENT

Senna Hills

HUFFCUT & ASSOCIATES, INC.
[illegible] Austin, Texas [illegible]

SENNA HILLS PRELIMINARY
C8-92-0080