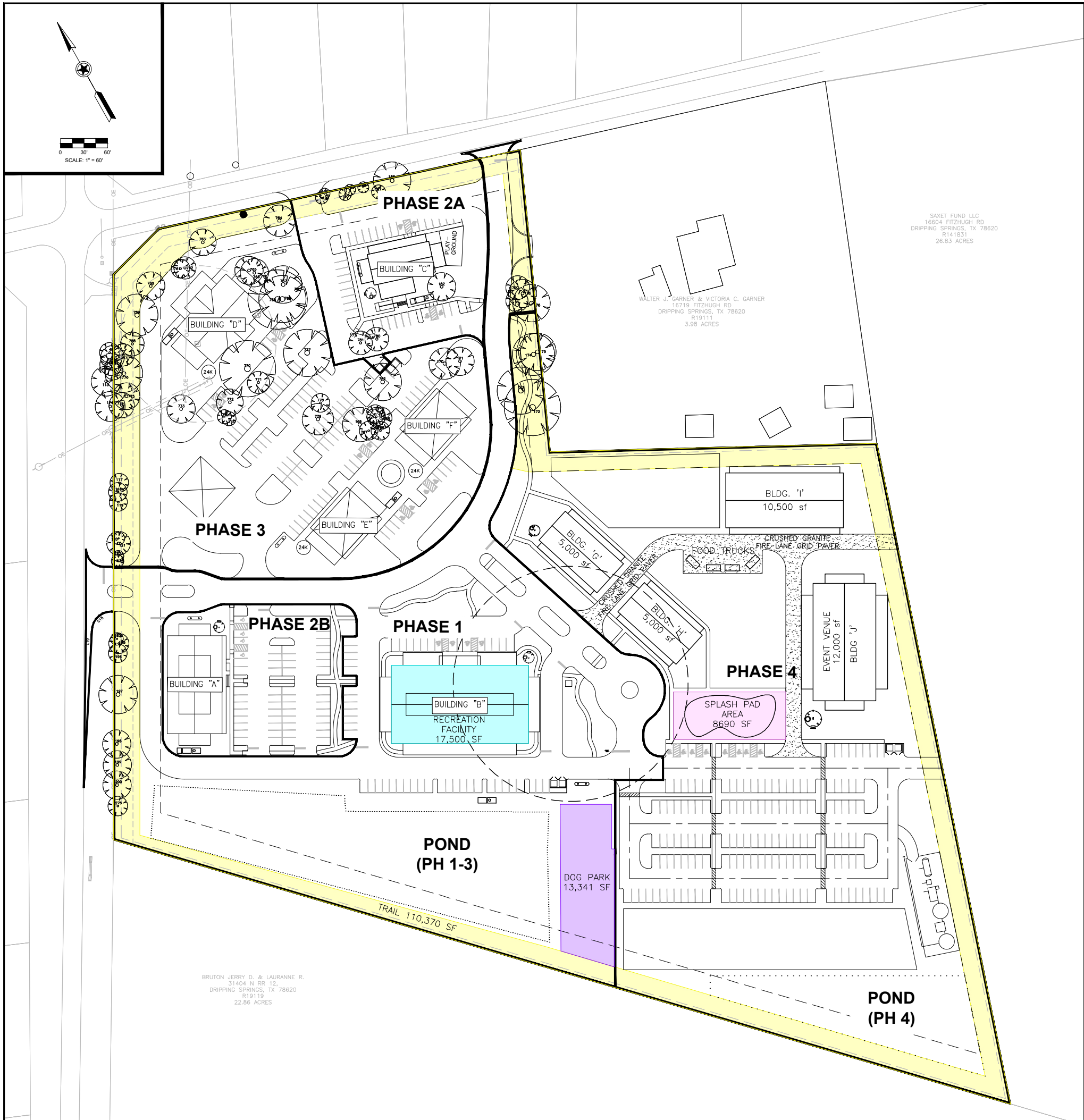


0 30' 60'
SCALE: 1" = 60'

SAXET FUND LLC
16604 FITZHUGH RD
DRIPPING SPRINGS, TX 78620
R141831
26.83 ACRES

WALTER J. GARNER & VICTORIA C. GARNER
16719 FITZHUGH RD
DRIPPING SPRINGS, TX 78620
R19111
3.98 ACRES

BRUTON JERRY D. & LAURANNE R.
31404 N RR 12,
DRIPPING SPRINGS, TX 78620
R19119
22.86 ACRES



PARKLAND

LEGEND

- DOG PARK
- RECREATION FACILITY
- SPLASH PAD
- BUFFER/ TRAIL

Phase	Building	Building Type	Building Area (SF)	Demand (GDP)	LUEs		Parkland Required (AC)
					at 215 GPD/ LUE	at 1 AC/ 25 LUEs	
Phase 1	Building 'B'	100% Recreation Facility	23,664	400	1.86		0.07
Phase 2A	Building 'C'	100% Restaurant	5,758	263	1.22		0.05
		34% Restaurant		400	1.86		0.07
Phase 2B	Building 'A'	51% Retail	8,750	56	0.26		0.01
		15% Coffee Shop		300	1.40		0.06
		80% Retail		99	0.46		0.02
Phase 3	Building 'D'	20% Restaurant	9,875	90	0.42		0.02
		100% Retail	5,700	72	0.33		0.01
		100% Retail	5,700	72	0.33		0.01
Phase 4	Building 'G'	50% Retail	5,000	31	0.15		0.01
		50% Restaurant		114	0.53		0.02
	Building 'H'	50% Retail	5,000	31	0.15		0.01
		50% Restaurant		114	0.53		0.02
		100% Retail	10,500	132	0.61		0.02
Building 'I'	100% Retail	10,500	132	0.61		0.02	
Building 'J'	100% Event Center	12,000	276	1.28		0.05	
Total:			91,947	2,451	11.40		0.46

Phase	Parkland Type	Parkland Area (SF)	Parkland Area (AC)	% Credit for Commerical Site	Credited Area (SF)	Credited Area (AC)
Phase 1	Dog Park	13,341	0.31	50%	6,671	0.15
Phase 1	Recreation Facility	17,500	0.40	50%	8,750	0.20
Phase 2A	-	-	-	-	-	-
Phase 2B	-	-	-	-	-	-
Phase 3	-	-	-	-	-	-
Phase 4	Splash Pad	8,690	0.20	50%	4,345	0.10
-	Trail	110,370	2.53	50%	55,185	1.27
Total:		149,901	3.44	-	74,951	1.72

GHOST HILL RANCH OVERALL PARKLAND

866.850.4200 www.atwell-group.com
TBP# NO. 12242
3815 S. CAPITAL OF TEXAS HIGHWAY, SUITE 300
AUSTIN, TX 78704