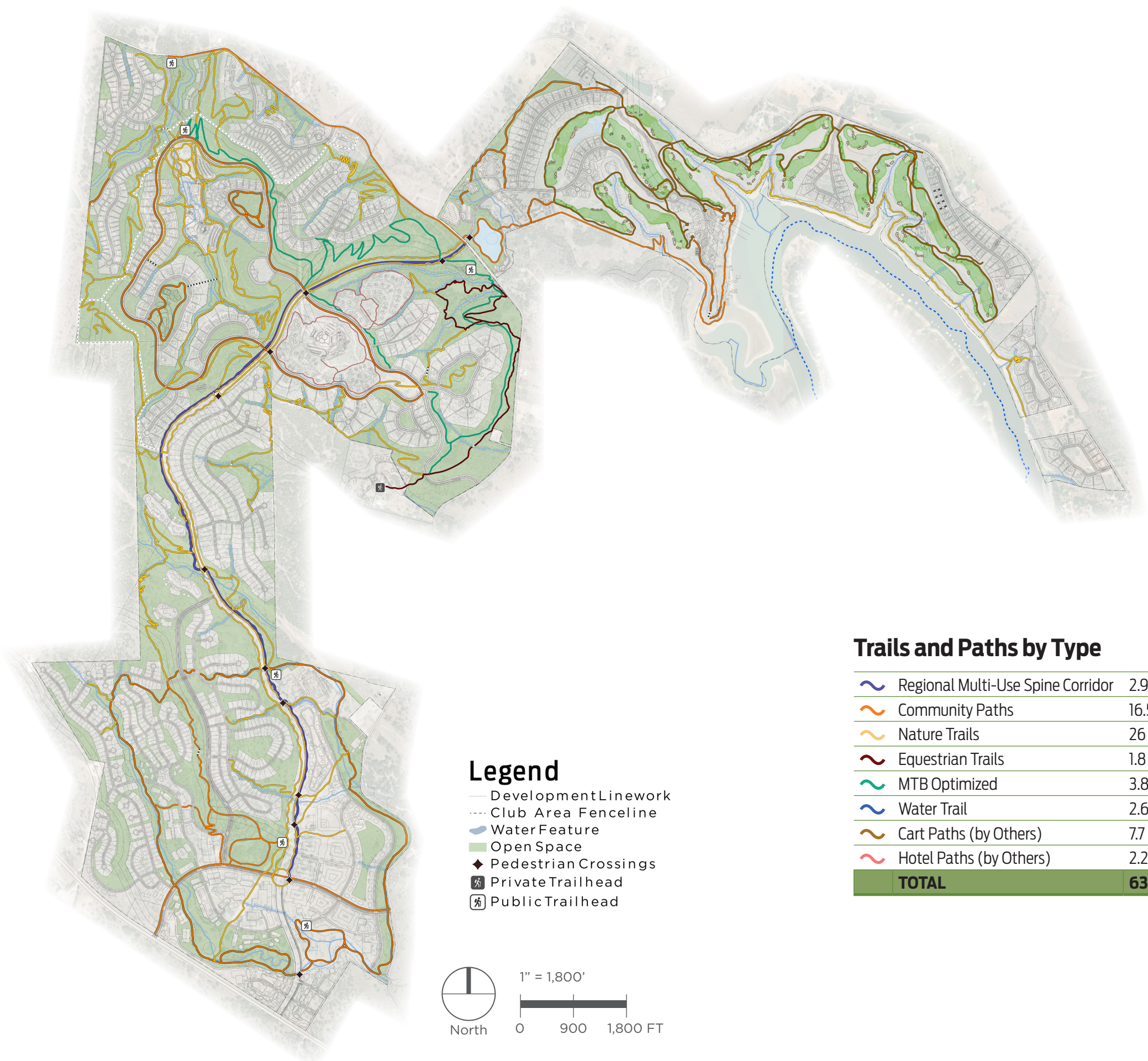


CONCEPTUAL TRAILS PLAN



Legend

- Development Linework
- Club Area Fenceline
- Water Feature
- Open Space
- Pedestrian Crossings
- Private Trailhead
- Public Trailhead



1" = 1,800'



North

0 900 1,800 FT

Trails and Paths by Type

Regional Multi-Use Spine Corridor	2.9 Mi
Community Paths	16.5 Mi
Nature Trails	26 Mi
Equestrian Trails	1.8 Mi
MTB Optimized	3.8 Mi
Water Trail	2.6 Mi
Cart Paths (by Others)	7.7 Mi
Hotel Paths (by Others)	2.2 Mi
TOTAL	63.5 Mi

Public vs. Private

Public Trails	33.4 Mi
Private Trails	27.1 Mi
Private Trails (Other Owner)	3 Mi
TOTAL	63.5 Mi

TRAIL TYPOLOGIES



Regional Multi-Use Spine Corridor

- “Spine” running along the property’s main collector road, connecting the property’s amenity areas
- Parallel tracks of paved and natural surface provide two different trail experiences. The paved path provides smooth, direct transportation while the natural surface trail is optimized for bikes and trail runners
- Landscape buffer between trail and road



Community Paths

- Located adjacent to roadways and property open space
- Trails are multi-directional and multi-use
- More refined trail surfaces and surrounding landscaping
- Connect key amenities within the development



Nature Trails

- Located throughout the development in open space and back of lots
- Rustic, crushed stone and natural surfacing
- Accessibly designed where slope allows
- Potential for some lower-elevation trails to submerge with water level
- Some nature trails are highly constrained and require significant improvements



Mountain Bike Trails

- Opportunity for mountain bike optimized gravity and flow trails
- Trails are directional and bike only
- Located mostly on hillsides in club area
- Opportunities for mountain bike features along nature trails as well



Equestrian Trails

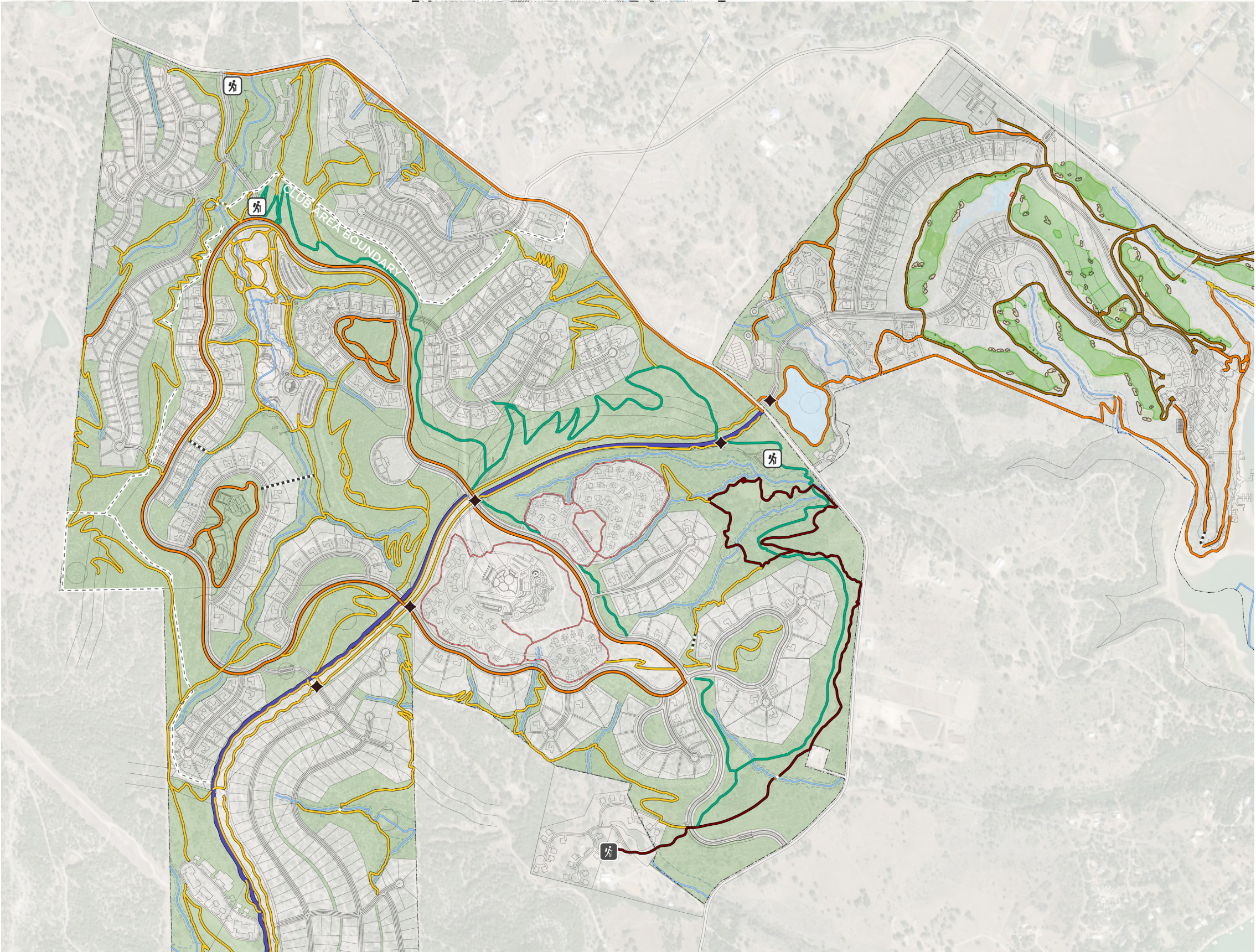
- Located in the Hilltop area with connection to Saddlebrook
- Rustic natural surfacing
- Potential for some lower-elevation trails to submerge with water level



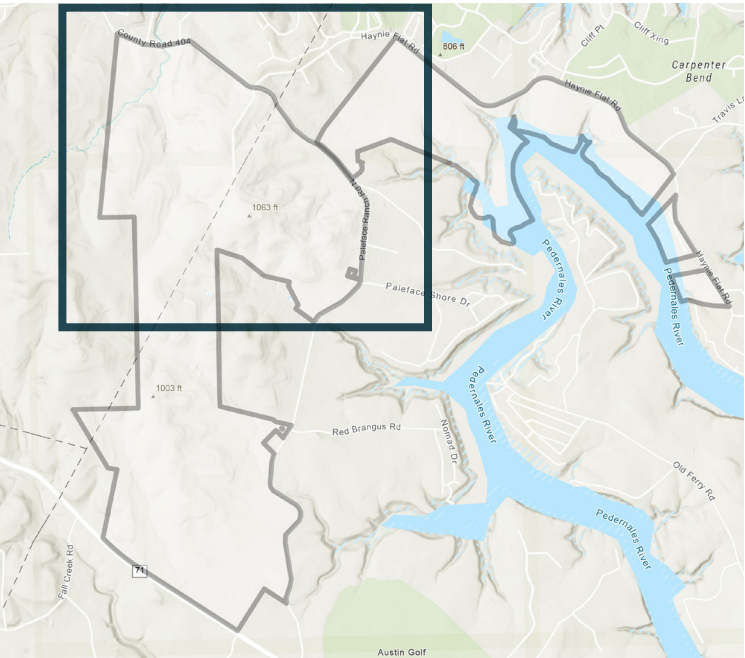
Blue Trail

- Opportunity for a point to point water trail between the Marina and Club area
- Opportunity to have a kayak/canoe/SUP concessionaire for rentals

HILLTOP TRAILS

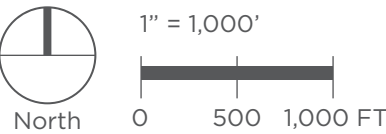


Key Map

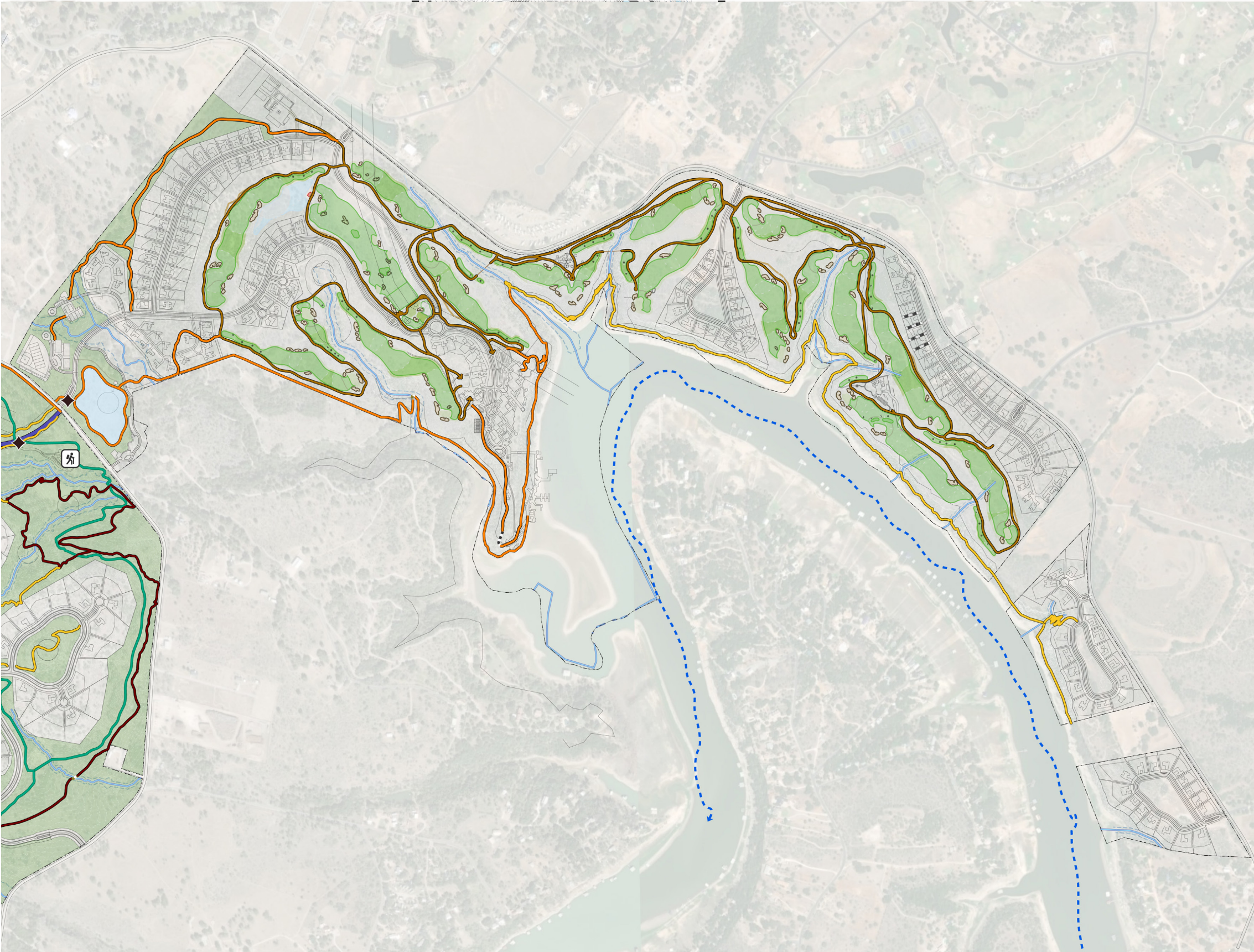


Legend

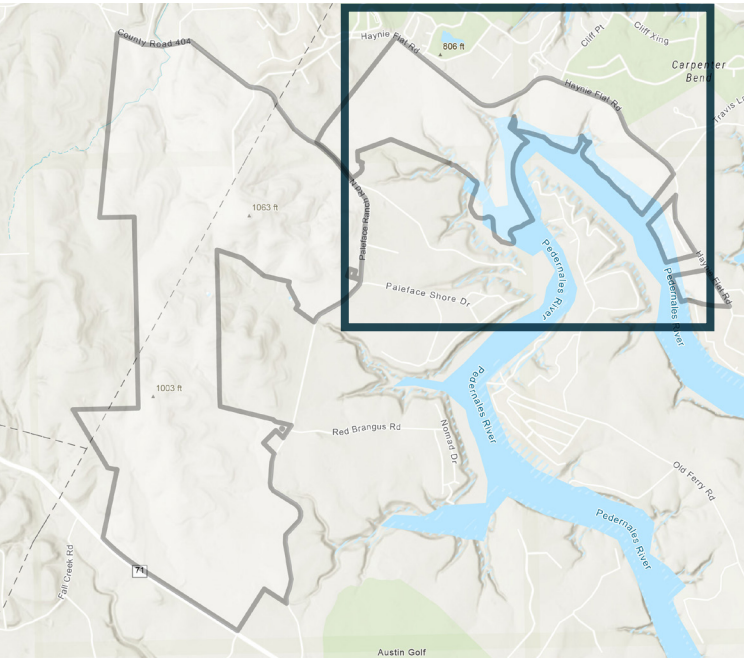
- Development Linework
- Club Area Fenceline
- Water Feature
- Open Space
- Pedestrian Crossings
- Private Trailhead
- Public Trailhead
- Regional Multi-Use Spine
- Community Paths
- Nature Trails
- Equestrian Trails
- MTB Optimized Trails
- Hotel Paths (by Others)
- Cart Paths
- Blue Trail
- Bridge
- Staircase



CLIFFSIDE TRAILS

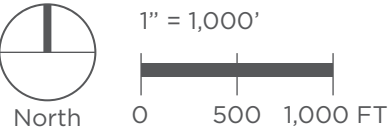


Key Map

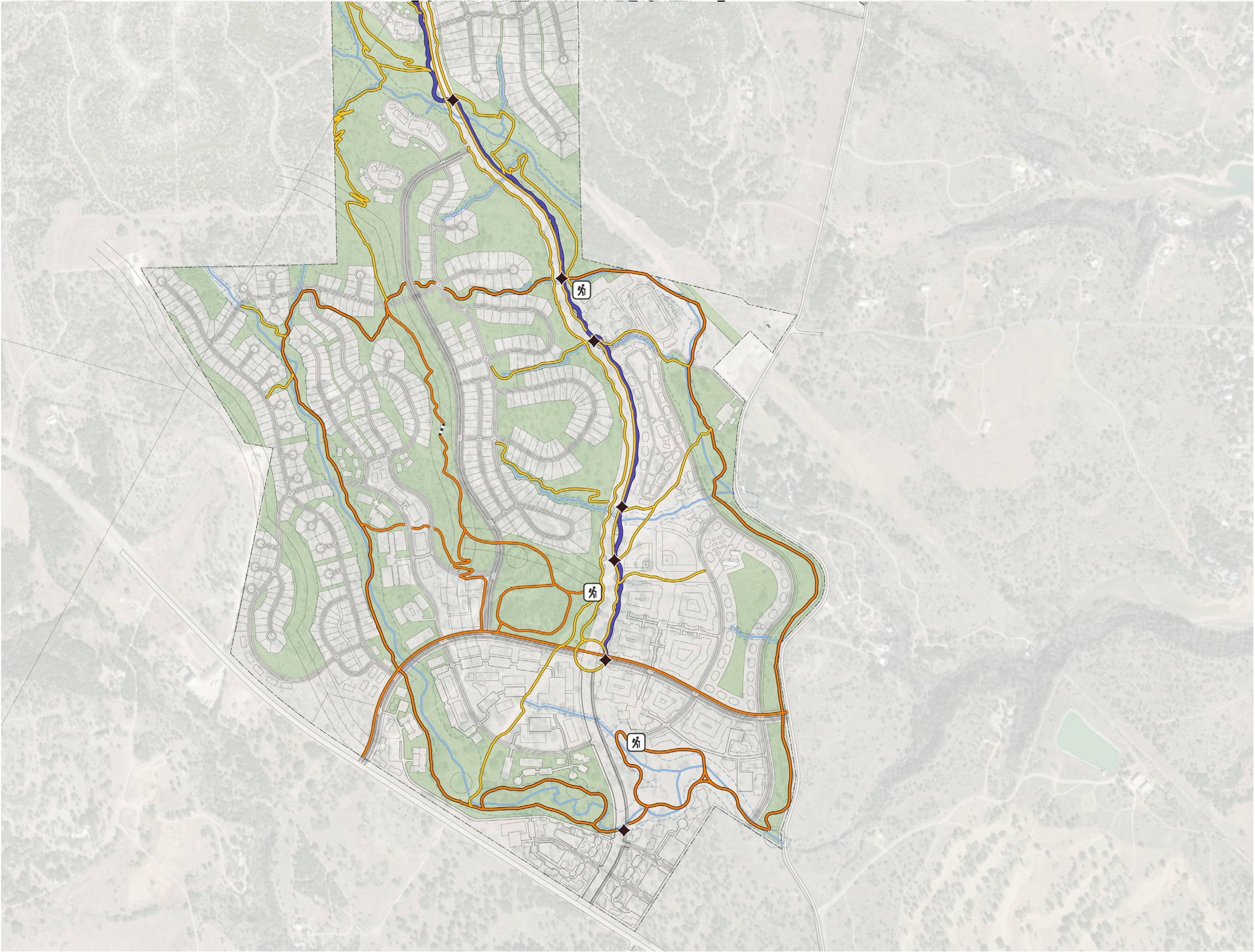


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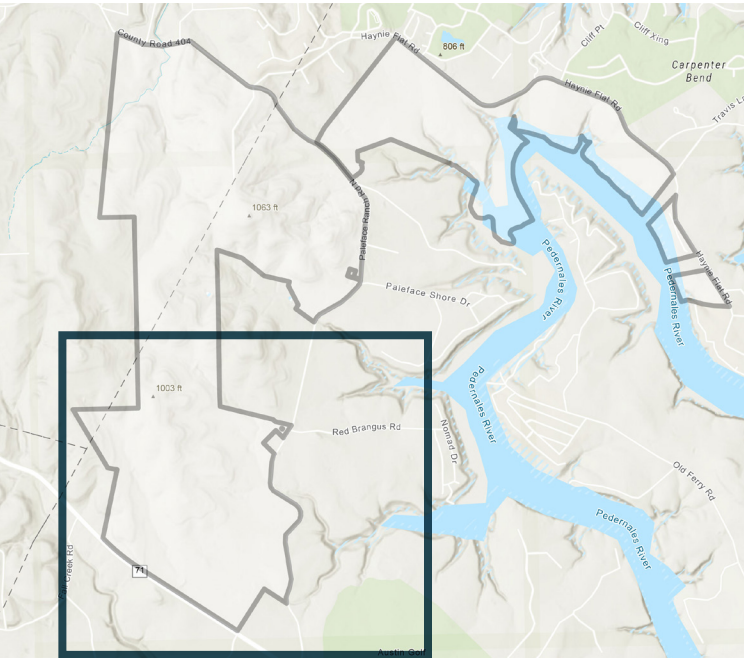
- Development Linework
- Club Area Fenceline
- Water Feature
- Open Space
- Pedestrian Crossings
- Private Trailhead
- Public Trailhead
- Regional Multi-Use Spine
- Community Paths
- Nature Trails
- Equestrian Trails
- MTB Optimized Trails
- Hotel Paths (by Others)
- Cart Paths
- Blue Trail
- Bridge
- Staircase



RANCH CORE TRAILS

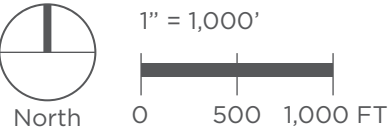


Key Map



Legend

- Development Linework
- Club Area Fenceline
- Water Feature
- Open Space
- Pedestrian Crossings
- Private Trailhead
- Public Trailhead
- Regional Multi-Use Spine
- Community Paths
- Nature Trails



REGIONAL MULTI-USE SPINE CORRIDOR

2.9 Mi 

- “Spine” running along the property’s main collector road, connecting the property’s amenity areas
- Paved multi-use and compacted crushed stone single-track surfacing
- The paved path provides smooth, direct transportation while the natural surface trail is optimized for bikes and trail runners.
- Landscape buffer between trail and road
- Paved path 8-10 feet wide, natural surface trail 4-6 ft wide
- Intended for all user types to include hikers, bicycles, and golf carts
- Overall running slope of 2-5%



North

1" = 1,800'

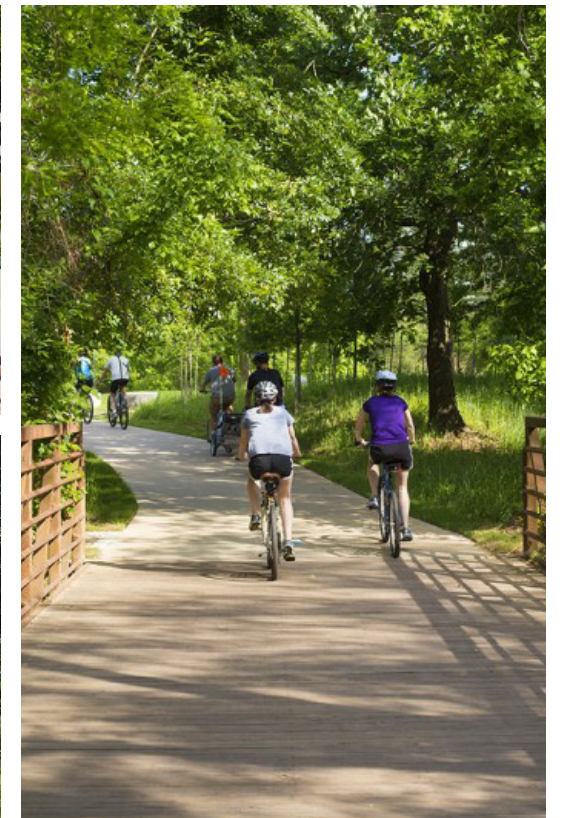
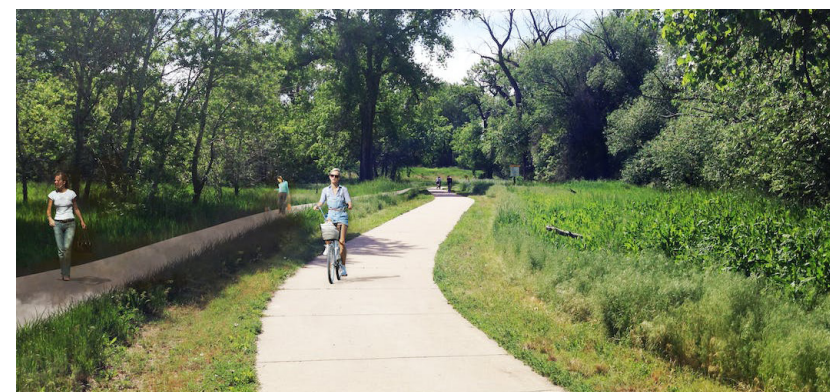
0 900 1,800 FT



COMMUNITY PATHS

16.5 Mi 

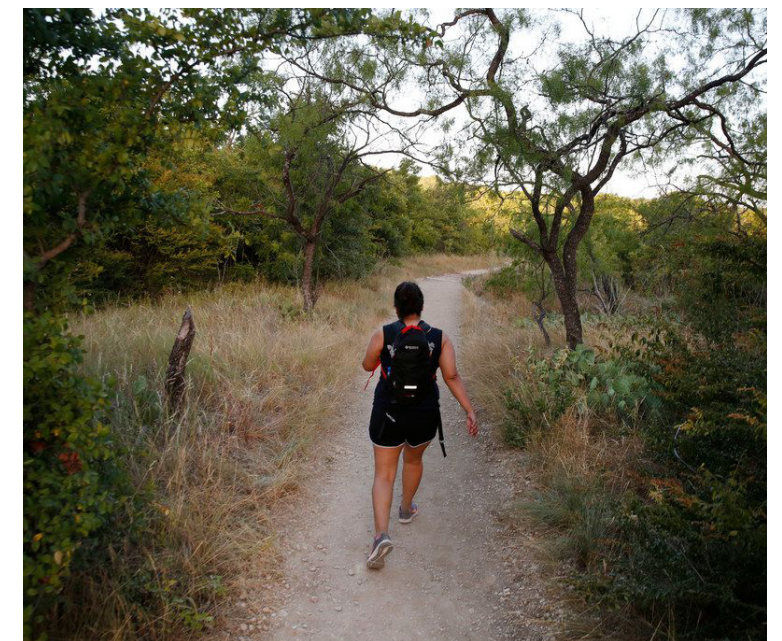
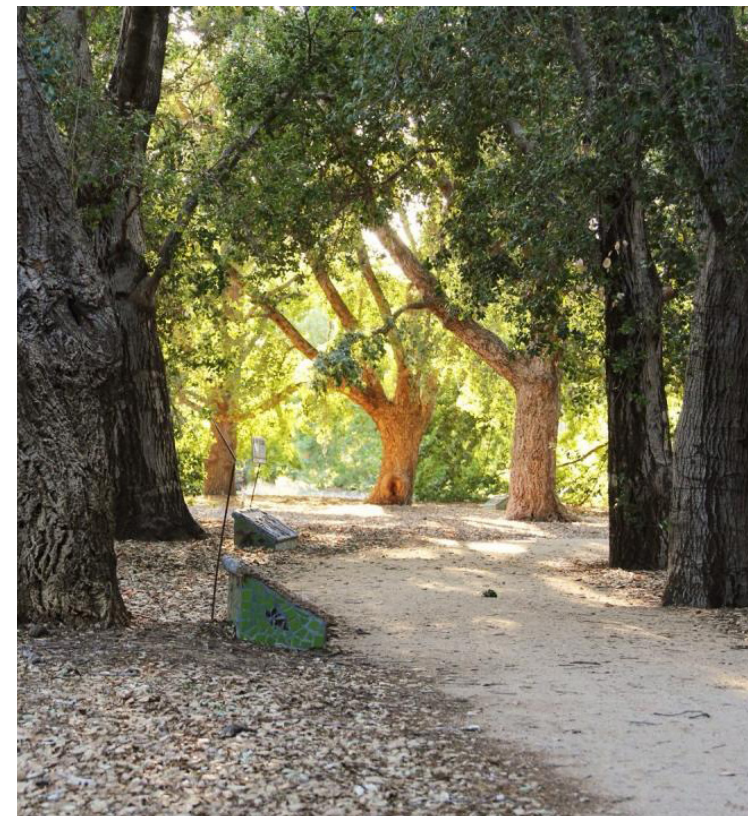
- Located adjacent to roadways and property open space
- Trails are multi-directional and multi-use
- More refined trail surfaces and surrounding landscaping
- Connect key amenities within the development
- 6-10 feet wide
- Intended for all non-motorized users to include hikers and bicyclists
- Overall running slope of 2-7%



NATURE TRAILS

26 Mi 

- Located throughout the development in open space and back of lots
- Rustic, crushed stone and natural surfacing
- Accessibly designed where slope allows
- Potential for some lower-elevation trails to submerge with water level
- Some nature trails are highly constrained and require significant improvements
- 4-6 feet wide
- Intended for non-motorized users (commonly pedestrians and bicyclists)
- Overall running slope of 2-10% (up to 15% for short segments)



North

1" = 1,800'



0 900 1,800 FT

EQUESTRIAN TRAILS

1.8 Mi 

- Located adjacent to the equestrian community
- Designated loop intended to provide specific access for equestrian riders and hikers with no bicycle user conflict
- Rustic natural surfacing with imported material where needed for stabilization and occasional grading
- Occasional at-grade water crossings
- Some equestrian trails are highly constrained and require significant improvements
- 3-6 feet wide, trail may feature wider areas to allow passing along trail
- Overall running slope of 4-12% (up to 20% for short segments)



North

1" = 1,800'



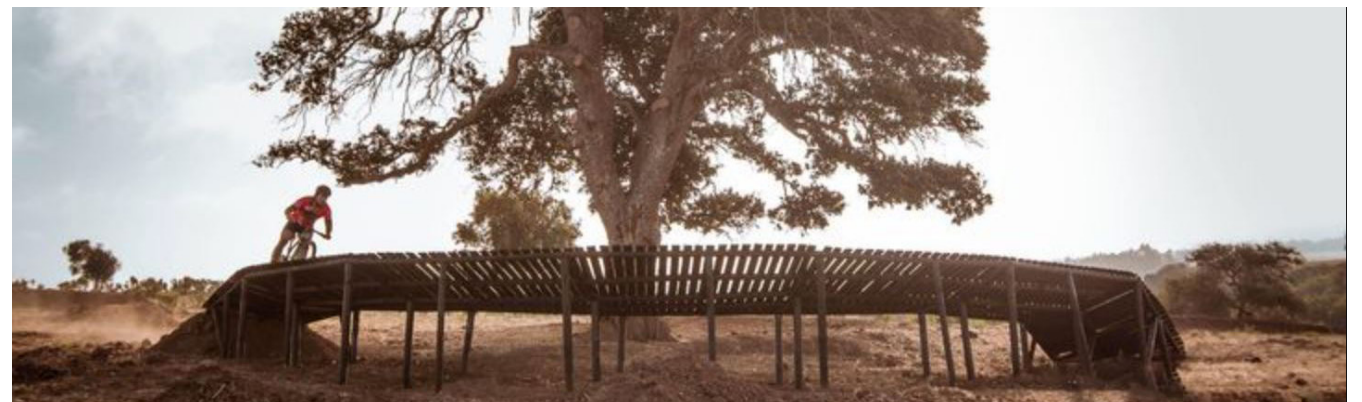
0 900 1,800 FT

MOUNTAIN BIKING TRAILS*

3.8 Mi 

- Located in hillsides throughout the club area
- Opportunity for mountain bike optimized gravity and flow trails
- Trails are directional and bike only
- Opportunities for mountain bike features along nature trails as well
- 4-6' desired width
- Trails are designed with features, specific for mountain biking users
- Overall running slope of 2-10%

*Mountain bikes may also utilize nature trails throughout Thomas Ranch



North

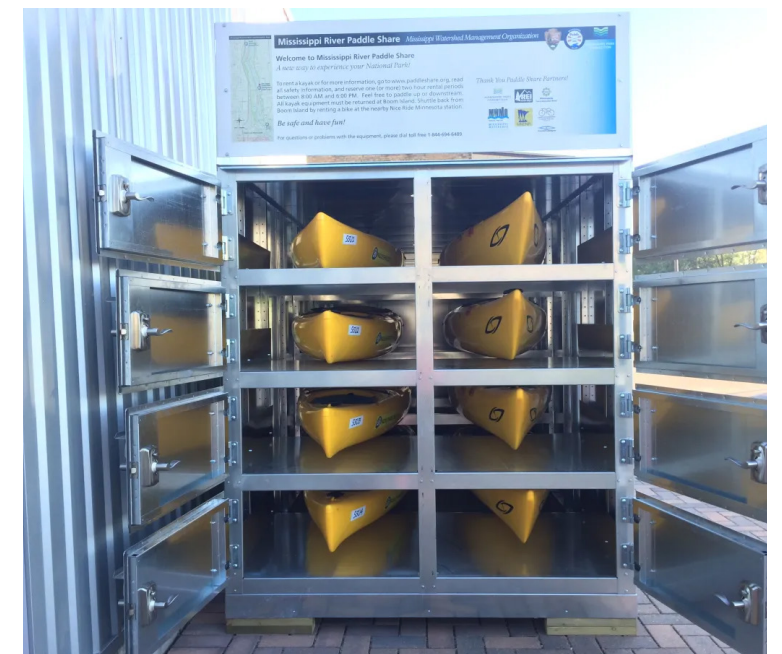
1" = 1,800'

0 900 1,800 FT

BLUE TRAIL

2.6 Mi

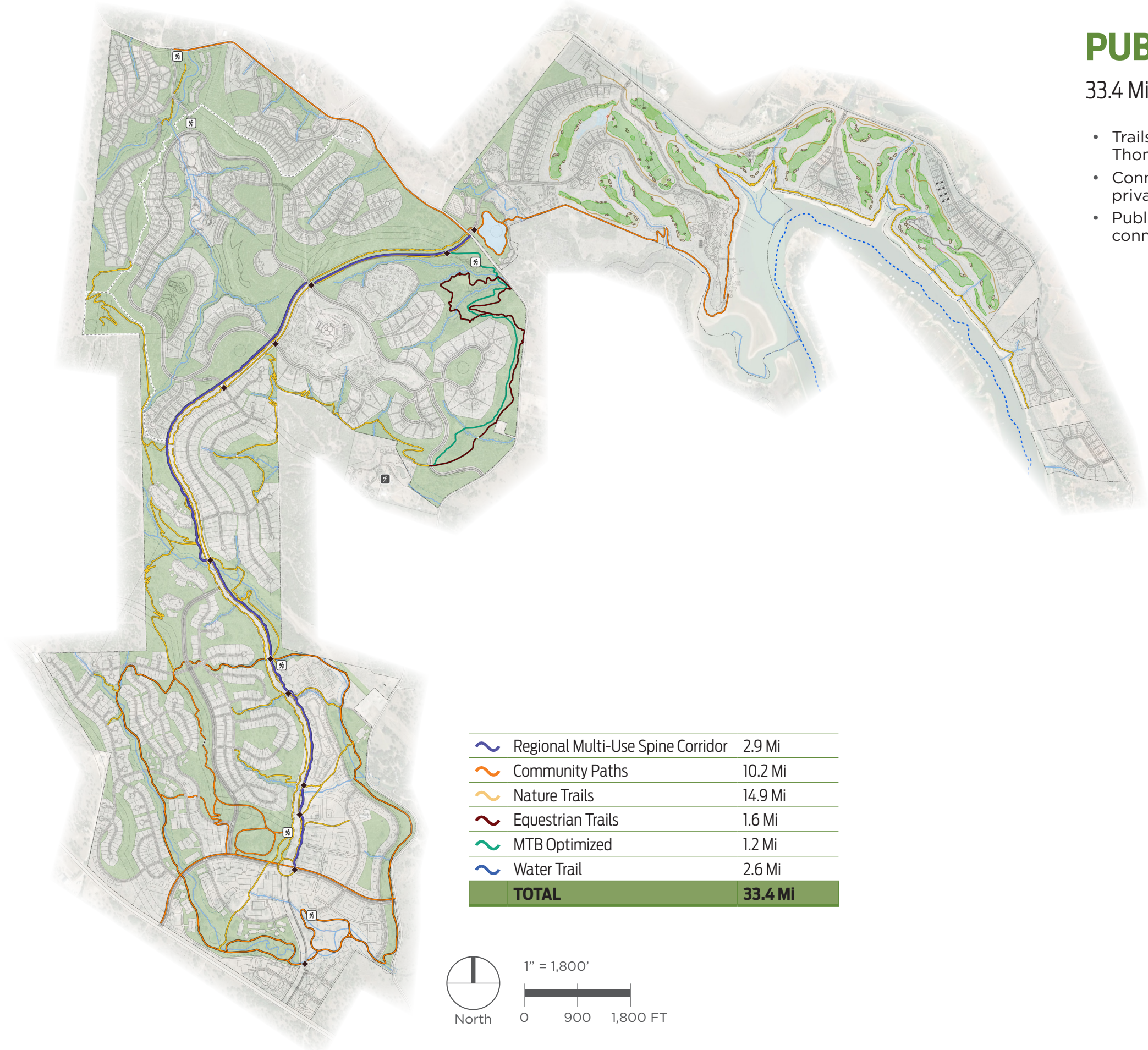
- Opportunity for a point to point water trail on the Pedernales River
- Opportunity to have a kayak/canoe/SUP concessionaire for rentals
- Amenitized private access to waterfront from golf club area
- Rustic public access to waterfront from community paths and nature trails



PUBLIC TRAILS

33.4 Mi







- Trails connect key amenities and destinations throughout Thomas Ranch
- Connections to private residences will be designated as private connections
- Public trails through the club area include one north/south connection and the spine road



PRIVATE TRAILS

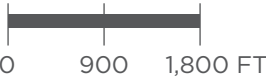
30.1 Mi

- Trails connect key amenities and destinations throughout Thomas Ranch
- Private trails are more refined, intended to provide a unique and elevated outdoor experience for club members and their guests

	Community Paths	6.3 Mi
	Nature Trails	11.1 Mi
	Equestrian Trails	0.2 Mi
	MTB Optimized	2.6 Mi
	Cart Paths (by Others)	7.7 Mi
	Hotel Paths (by Others)	2.2 Mi
TOTAL		30.1 Mi

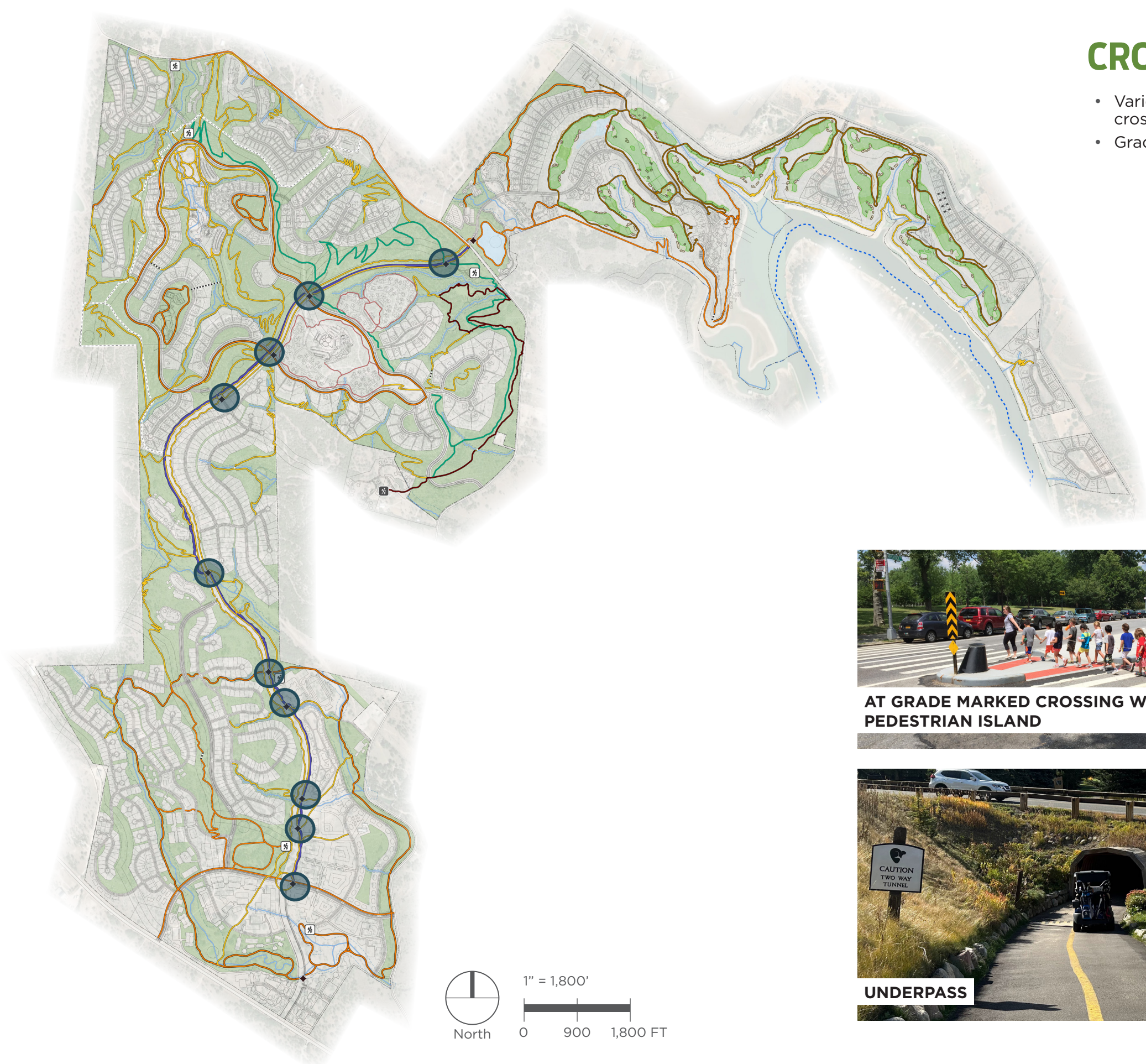


1" = 1,800'



CROSSINGS

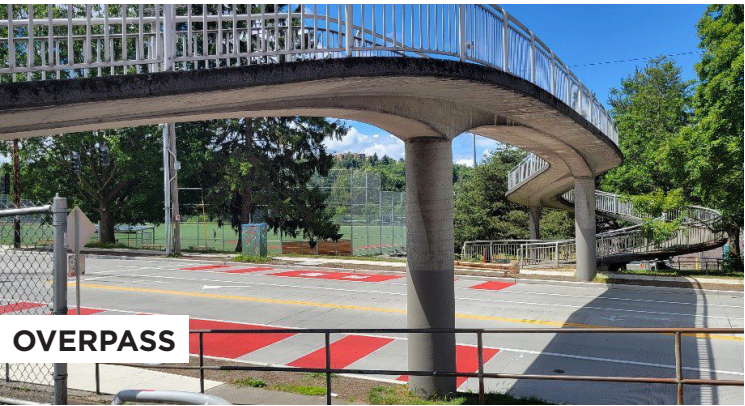
- Variety of street crossings to include at grade crosswalks, underpasses, and overpasses.
- Grade separated crossings are preferred



AT GRADE MARKED CROSSING WITH PEDESTRIAN ISLAND



UNDERPASS



OVERPASS



ELEVATED CROSSING WITH BUMP OUTS