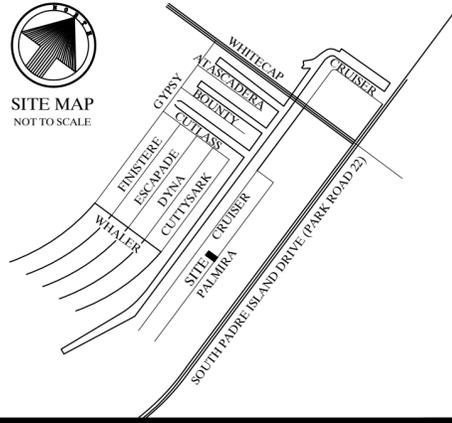


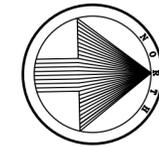


SITE MAP
NOT TO SCALE



REPLAT OF PADRE ISLAND - CORPUS CHRISTI SECTION 4 BLOCK 219, LOTS 4A & 4B

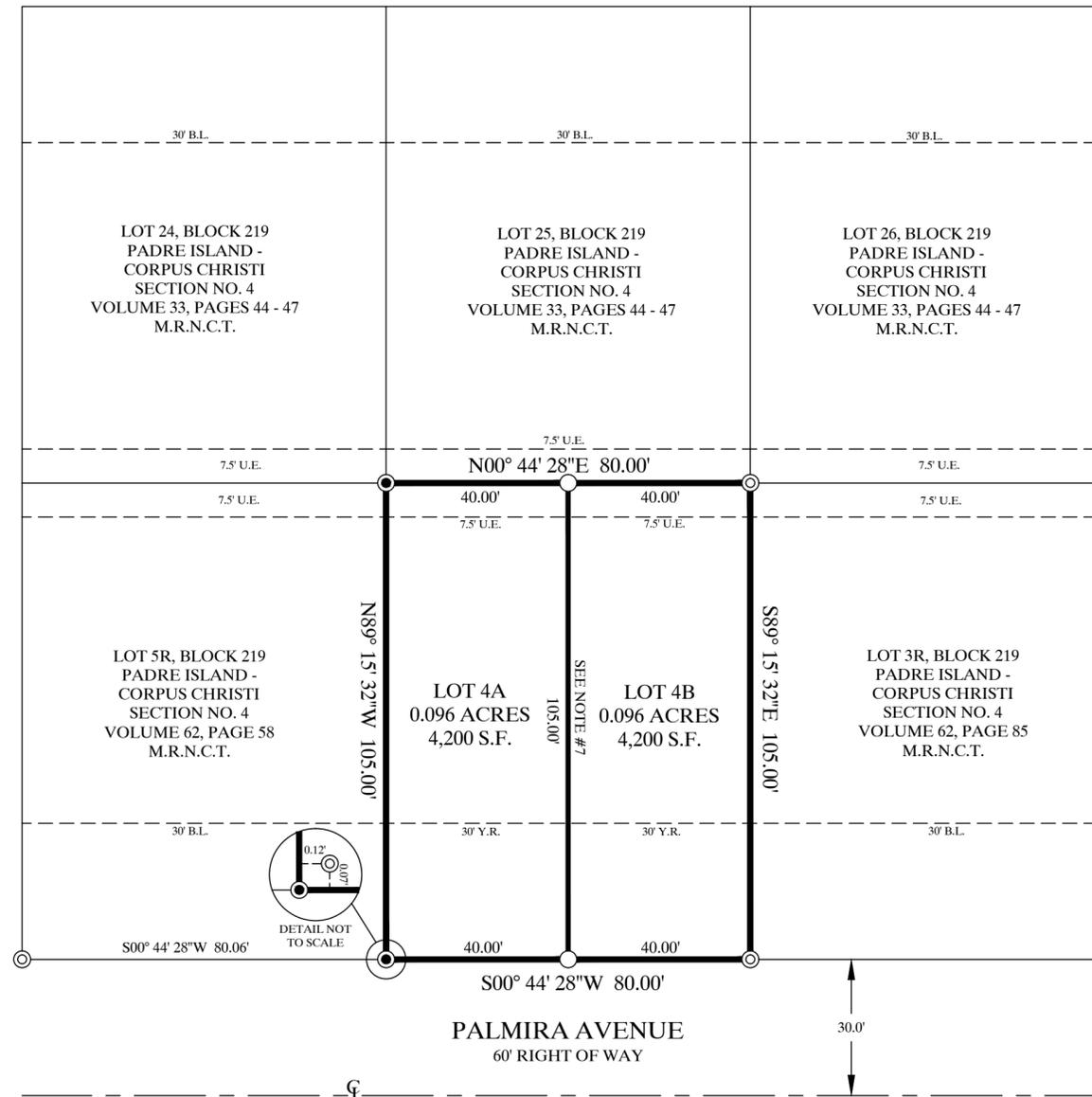
BEING A REPLAT OF BLOCK 219, LOT 4, PADRE ISLAND - CORPUS CHRISTI SECTION 4, AS SHOWN ON A MAP RECORDED IN VOLUME 33, PAGES 44-47, MAP RECORDS NUECES COUNTY, TEXAS.



GRAPHIC SCALE



(IN FEET)
1 inch = 25 ft.



- = PROPERTY CORNER
- ⊙ = FOUND 5/8" RE-BAR
- = SET 5/8" RE-BAR

NOTES:

1. THE RECEIVING WATERS FOR THE STORM WATER RUNOFF FROM THIS PROPERTY IS THE LAGUNA MADRE. THE TCEQ HAS CLASSIFIED THE AQUATIC LIFE USE FOR THE LAGUNA MADRE AS "EXCEPTIONAL" AND "OYSTER WATERS". TCEQ ALSO CATEGORIZED THE LAGUNA MADRE AS "CONTACT RECREATIONAL" USE.
2. THE SUBJECT SITE IS LOCATED ON A 100-YEAR FLOOD PLAIN, IN A FLOOD WAY, IN AN IDENTIFIED "FLOOD PRONE AREA", AS DEFINED BY THE U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT, PURSUANT TO THE FLOOD DISASTER PROTECTION ACT OF 1973, AS AMENDED, OR AN AREA IDENTIFIED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) AS AN AREA HAVING SPECIAL FLOOD HAZARDS. THIS PROPERTY IS LOCATED IN FLOOD ZONE "A13" AS INDICATED ON PANEL NUMBER 485464 0405 D, CITY OF CORPUS CHRISTI, TEXAS, WITH AN EFFECTIVE DATE OF SEPTEMBER 17, 1992, AND A BASE FLOOD ELEVATION OF 10'.
3. BEARINGS ARE BASED ON GLOBAL POSITIONING SYSTEM NAD 83 (93) 4205 DATUM.
4. THE TOTAL PLATTED AREA IS 0.192 ACRES.
5. THE YARD REQUIREMENT, AS DEPICTED, IS A REQUIREMENT OF THE UNIFIED DEVELOPMENT CODE AND IS SUBJECT TO CHANGE AS THE ZONING MAY CHANGE.
6. SET 5/8" RE-BAR = STEEL RE-BAR SET WITH YELLOW PLASTIC CAP LABELED BRISTER SURVEYING.
7. THE RECORDED PLAT AND PERMIT APPLICATIONS WILL BE IN COMPLIANCE WITH THE UNIFIED DEVELOPMENT CODE SECTION 4.4.3. RESIDENTIAL DEVELOPMENT STANDARDS; TABLE 4.4.3.A. RESIDENTIAL DEVELOPMENT (TWO-FAMILY AND TOWNHOUSE DISTRICTS); ATTACHED, TWO-FAMILY, PER CITY ORDINANCE 029770 DATED MARCH 19, 2013.



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