HOLLY PARK
LOT 5, BLOCK 1

BEING A PLAT OF 2.456 ACRES OUT OF LOT 5, SECTION 2,
BOHEMIAN COLONY LANDS AS RECORDED IN VOLUME A, PAGE 48
(M.R.N.C.T.) AND AS CONVEYED IN DOCUMENT NO. 2015049734
(W.D.R.N.C.T.) CORPUS CHRISTI, NUECES COUNTY, TEXAS

NOTES:

1. YARD REQUIREMENTS AS DEPICTED ARE A REQUIREMENT OF THE UNIFIED DEVELOPMENT CODE AND SUBJECT TO CHANGE, AS THE ZONING MAY CHANGE.

2. FOUND 5/8 INCH IRON RODS AT ALL LOT CORNERS, P.C.'S, P.T.'S, BLOCK CORNERS ETC., UNLESS OTHERWISE SPECIFIED.

3. AC. DENOTES ACRES OF LAND
S.F. DENOTES SQUARE FEET OF LAND
Y.R. DENOTES YARD REQUIREMENTS
B.L. DENOTES BUILDING LINE
U.E. DENOTES UTILITY EASEMENT
D.E. DENOTES DRAIN EASEMENT
C.L. DENOTES CENTERLINE OF ROADWAY
B.C. DENOTES BLOCK CORNER
D.H. DENOTES DRILL HOLE
"S" DENOTES SET 5/8" I.R.
"+" DENOTES GRADE ELEVATIONS

4. THIS PROPERTY LIES WITHIN FLOOD ZONE "C" ON FLOOD INSURANCE RATE MAP, COMMUNITY PANEL #485464-0285C, CITY OF CORPUS CHRISTI, TEXAS WHICH BEARS AN EFFECTIVE DATE OF OF JULY 18, 1985 AND IS NOT LOCATED IN A SPECIAL FLOOD HAZARD AREA.

5. THE RECEIVING WATER FOR THE STORM WATER RUNOFF FROM THIS PROPERTY IS THE OSO CREEK BASIN. THE TCEQ HAS NOT CLASSIFIED THE AQUATIC LIFE USE FOR THE OSO CREEK BUT IS RECOGNIZED AS AN ENVIROMENTALLY SENSITIVE AREA. THE OSO CREEK FLOWS DIRECTLY INTO THE OSO BAY. THE TCEQ HAS CLASSIFIED THE AQUATIC LIFE USE FOR THE OSO BAY AS "EXCEPTIONAL" AND "OYSTER WATERS" AND CATEGORIZED THE RECEIVING WATER AS "CONTACT RECREATION" USE.

6. TOTAL PLATTED AREA IS 2.456 ACRE WITH STREET DEDICATION.

7. BASIS OF BEARINGS ARE THE BEARINGS FROM HOLLY PARK AS RECORDED IN VOLUME 67, PAGES 106 (M.R.N.C.T.)

8. IF ANY LOT IS DEVELOPED WITH RESIDENTIAL USES, COMPLIANCE WITH THE OPEN SPACE REGULATION WILL BE REQUIRED DURING THE BUILDING PERMIT PHASE.

STATE OF TEXAS
COUNTY OF NUECES

THIS FINAL PLAT OF THE HEREIN DESCRIBED PROPERTY WAS APPROVED ON BEHALF OF THE CITY OF CORPUS CHRISTI, TEXAS BY THE PLANNING COMMISSION.

THIS THE _____DAY OF _____2016,

_____
DANIEL McGINN, A.I.C.P., INTERIM SECRETARY

_____
PHILIP J. RAMIREZ, A.I.A., LEED AP, CHAIRMAN

STATE OF TEXAS
COUNTY OF NUECES

THIS FINAL PLAT OF THE HEREIN DESCRIBED PROPERTY APPROVED BY THE DEVELOPMENT SERVICES ENGINEER OF THE CITY OF CORPUS CHRISTI, TEXAS.

THIS THE _____OF _____2016,

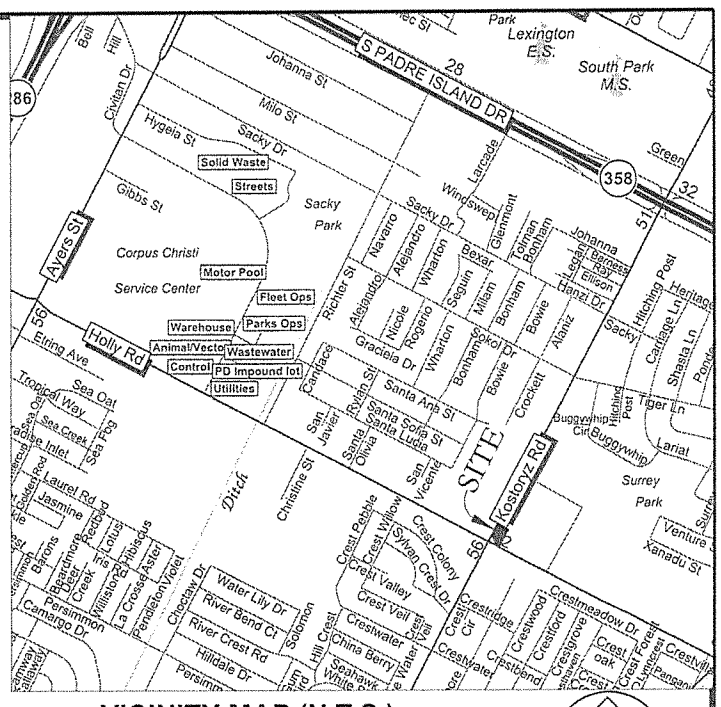
_____
RATNA POTTUMUTHU, P.E., LEED AP.
DEVELOPMENT SERVICES ENGINEER

STATE OF TEXAS
COUNTY OF NUECES

I, KARA SANDS, CLERK OF THE COUNTY COURT, IN AND FOR NUECES COUNTY TEXAS, HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT DATED THE _____ DAY OF _____. 2016, WITH IT'S CERTIFICATE OF AUTHENTICATION, WAS FILED FOR RECORD IN MY OFFICE THIS _____DAY OF _____, 2016 AT ____ O'CLOCK __M AND DULY RECORDED IN VOLUME ____, PAGE ____ (M.R.N.C.T.)

WITNESS MY HAND AND SEAL OF OFFICE IN CORPUS CHRISTI, TEXAS, THIS THE _____DAY OF _____2016.

_____ _____
KARA SANDS, COUNTY CLERK DEPUTY TO THE COUNTY CLERK



VICINITY MAP (N.T.S.)

STATE OF TEXAS
COUNTY OF NUECES

WE ED RACHAL FOUNDATION DO HEREBY CERTIFY THAT WE ARE THE HOLDERS OF A LIEN ON LOT 5, BLOCK 1 OWNED BY JASON JAIMES & OLIVIA JAIMES AND THAT WE APPROVE OF THE SUBDIVISION AND DEDICATION FOR THE PURPOSE AND CONSIDERATIONS EXPRESSED

THIS THE _____ DAY OF _____, 2016

_____
CHEIF EXECUTIVE OFFICER, PAUL ALTHEIDE

STATE OF TEXAS
COUNTY OF NUECES

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED PAUL ALTHEIDE KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT OF RECORD AND THAT HE ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED AND IN THE CAPACITY STATED

THIS THE _____ DAY OF _____, 2016

_____
NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

STATE OF TEXAS
COUNTY OF NUECES

WE, JASON JAIMES & OLIVIA JAIMES, HEREBY CERTIFY THAT WE ARE THE OWNERS OF LOT 5, BLOCK 1, EMBRACED WITHIN THE BOUNDS OF THE FOREGOING MAP; THAT I/WE HAD SAID LAND SURVEYED AS SHOWN; THAT STREETS AS SHOWN ARE DEDICATED TO THE PUBLIC FOREVER; THAT ALL EASEMENTS ARE DEDICATED TO THE PUBLIC FOR THE INSTALLATION, OPERATION AND USE OF THE PUBLIC UTILITIES; THAT THIS MAP WAS MADE FOR THE PURPOSES OF DESCRIPTION AND DEDICATION,

THIS THE _____OF _____2016,

_____ _____
JASON JAIMES OLIVIA JAIMES
OWNER OWNER

STATE OF TEXAS
COUNTY OF NUECES

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED JASON JAIMES & OLIVIA JAIMES AND KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT OF WRITING AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATION HEREIN EXPRESSED AND IN THE CAPACITY HEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS THE _____ DAY OF _____2016

_____
NOTARY PUBLIC IN AND FOR NUECES CO., TEXAS

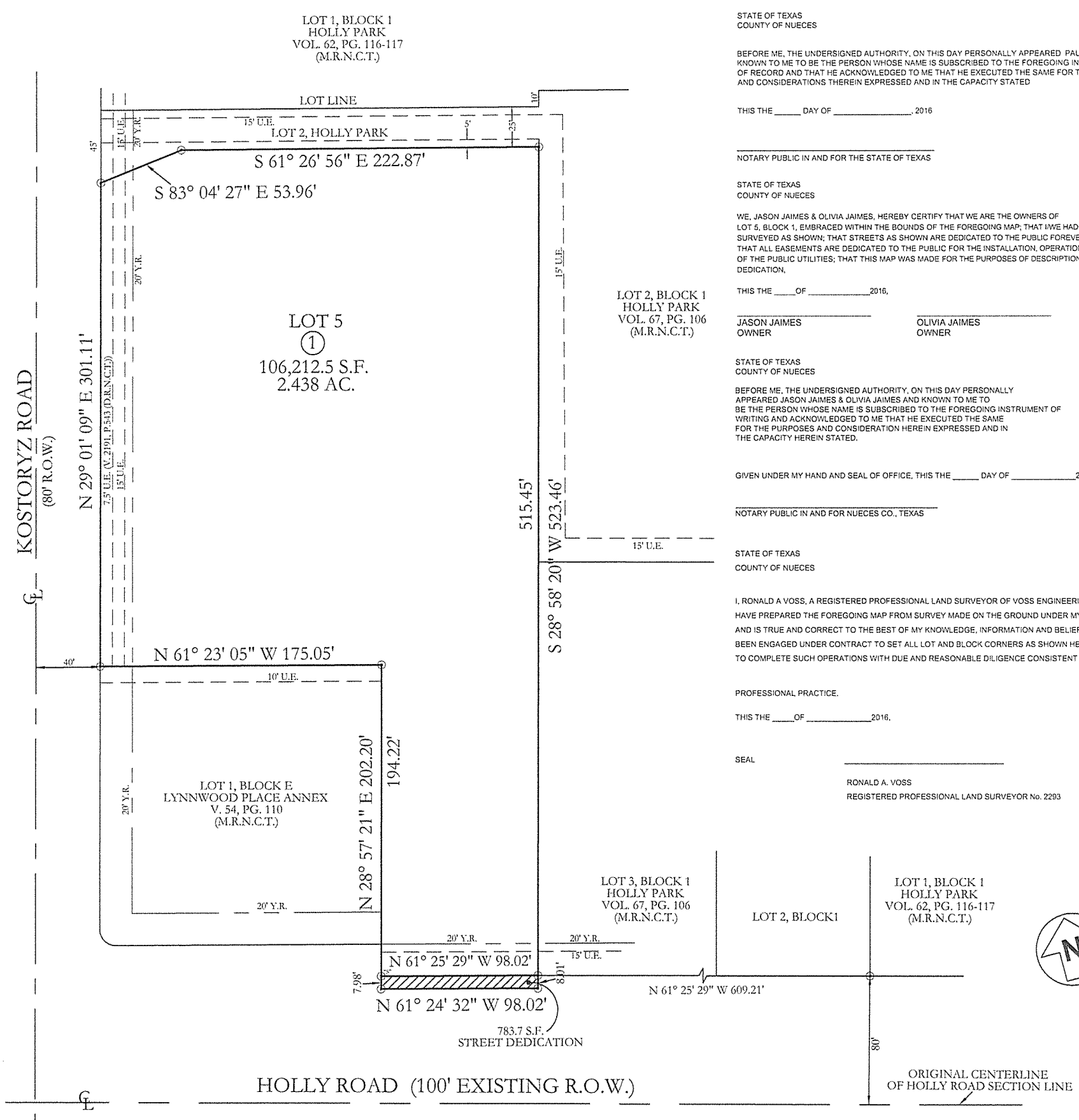
STATE OF TEXAS
COUNTY OF NUECES

I, RONALD A VOSS, A REGISTERED PROFESSIONAL LAND SURVEYOR OF VOSS ENGINEERING, INC., HAVE PREPARED THE FOREGOING MAP FROM SURVEY MADE ON THE GROUND UNDER MY DIRECTION AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF; I HAVE BEEN ENGAGED UNDER CONTRACT TO SET ALL LOT AND BLOCK CORNERS AS SHOWN HEREIN AND TO COMPLETE SUCH OPERATIONS WITH DUE AND REASONABLE DILIGENCE CONSISTENT WITH SOUND PROFESSIONAL PRACTICE.

THIS THE _____OF _____2016.

SEAL _____

RONALD A. VOSS
REGISTERED PROFESSIONAL LAND SURVEYOR No. 2293



VOSS ENGINEERING, INC.
ENGINEERING AND LAND SURVEYING
6838 GREENWOOD DRIVE, CORPUS CHRISTI, TEXAS 78415
PHONE: (361)854-6202 FAX: (361)853-4696

0' 30' 60' 120'
GRAPHIC SCALE: 1" = 60'

DATE:	REVISED:	OFFICE:	JOB #:
06/09/2016		RV & RG	16-5685
FIRM NO. F-166			