



October 20, 2022

Braselton Development Company Ltd
5337 Yorktown Boulevard Suite 10D
Corpus Christi, Texas 78413

RE: 22PL1101
Rancho Vista Subdivision
Unit 29
(Final – 8.86 Acres)

DEVELOPMENT SERVICES

2406 Leopard
First Floor
Corpus Christi
Texas 78408
Phone 361-826-3240
www.cctexas.com

Administration
Fax 361-826-3006

Land Development
Fax 361-826-3571

Project Management
Fax 361-826-3006

Building Permits
Fax 361-826-4375

Dear Sir / Madam:

On Wednesday, **October 19, 2022**, the Planning Commission held a public hearing on your land subdivision located east of Rodd Field Road and south of Yorktown Boulevard. After reviewing facts and taking public testimony, the Planning Commission **approved** the referred plat.

The final plat must be recorded with the Nueces County Clerk's office by **October 19, 2023**. **Please note this letter will be the only notification of the plat expiration date.** A final plat shall not expire if construction of improvements has been initiated and substantial progress continues toward completion of the improvements.

Prior to plat recordation, the following requirements must be met, and fees paid:

	Requirements/Fees/Credits	Fees
1.	*Water Lot fee (45 Lots x \$200.20/Lot)	\$9,009.00
2.	*Wastewater Lot fee (45 Lots x \$432.30/Lot)	\$19,453.50
3.	*Addressing fee for Final Plats.	\$100.00
4.	*Recording fee for one page (+ \$50.00 for any additional pages)	\$160.00
5.	*Total Development Service Surcharge fees:	\$1,292.51
6.	Park Development fee: (45 units x \$462.50/unit)	\$20,812.50
7.	Public Improvement Plans, Construction and Acceptance are required for improvements including Water, Wastewater, Stormwater, Fire Hydrant(s), Manhole(s), Streets, Sidewalk(s).	
8.	Prior to plat recordation, Units 23 & 24 (Final) are required to be filed and recorded prior to plat recordation Unit 29 (Final).	
9.	Prior to recordation, show the document number for all utility and temporary ROW easements dedicated by separate instrument for Blocks 38, 39, 49 and 50.	
10.	Prior to plat recordation coordinate with AEP on street light fees and provided confirmation of payment.	
11.	One (1) full size original (18" x 24") of the plat with original notarized signatures for recordation.	
12.	Email the plat CAD file (Dwg) to platapplication@cctexas.com	
13.	Provide a tax certificate with submittal of the original tracing indicating all taxes are current.	
14.	Any other requirements in prior Technical Review Committee or Staff or governmental agency or utility comments, or City ordinance, code, regulation, law or policy, that must be met prior to recordation	

**Please make checks payable to the City of Corpus Christi*

Please note this letter will be the only notification of the plat expiration date. A final plat shall not expire if construction of improvements has been initiated and substantial progress continues toward completion of the improvements. If you have any questions regarding the above, please call Gloria Garcia at (361) 826-3525.

Sincerely,
Mark J. Orozco
Sr. City Planner

MJO: gg
cc: Urban Engineering