



# **LOCATION PLAN**

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SCALE: NTS

STATE OF TEXAS  
COUNTY OF NUECES

HONDO PROPERTIES, LLC., HEREBY CERTIFIES THAT IT IS THE OWNER OF THE LANDS EMBRACED WITHIN THE BOUNDARIES OF THE FOREGOING PLAT; THAT IT HAS HAD SAID LANDS SURVEYED AND SUBDIVIDED AS SHOWN; THAT STREETS SHOWN ARE DEDICATED TO PUBLIC USE FOREVER; THAT EASEMENTS AS SHOWN ARE DEDICATED TO PUBLIC USE FOR THE INSTALLATION, OPERATION AND USE OF PUBLIC UTILITIES; AND THAT THIS MAP WAS MADE FOR THE PURPOSE OF DESCRIPTION AND DEDICATION.

THIS THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_

DAVID MASSIE PARTNER

STATE OF TEXAS  
COUNTY OF NUECES

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY , AS

THIS PAGE IS ONE OF 25 PAGES.

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STATE OF TEXAS  
COUNTY OF NUECES

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

THIS THE        DAY OF        20

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

STATE OF TEXAS  
COUNTY OF NUECES

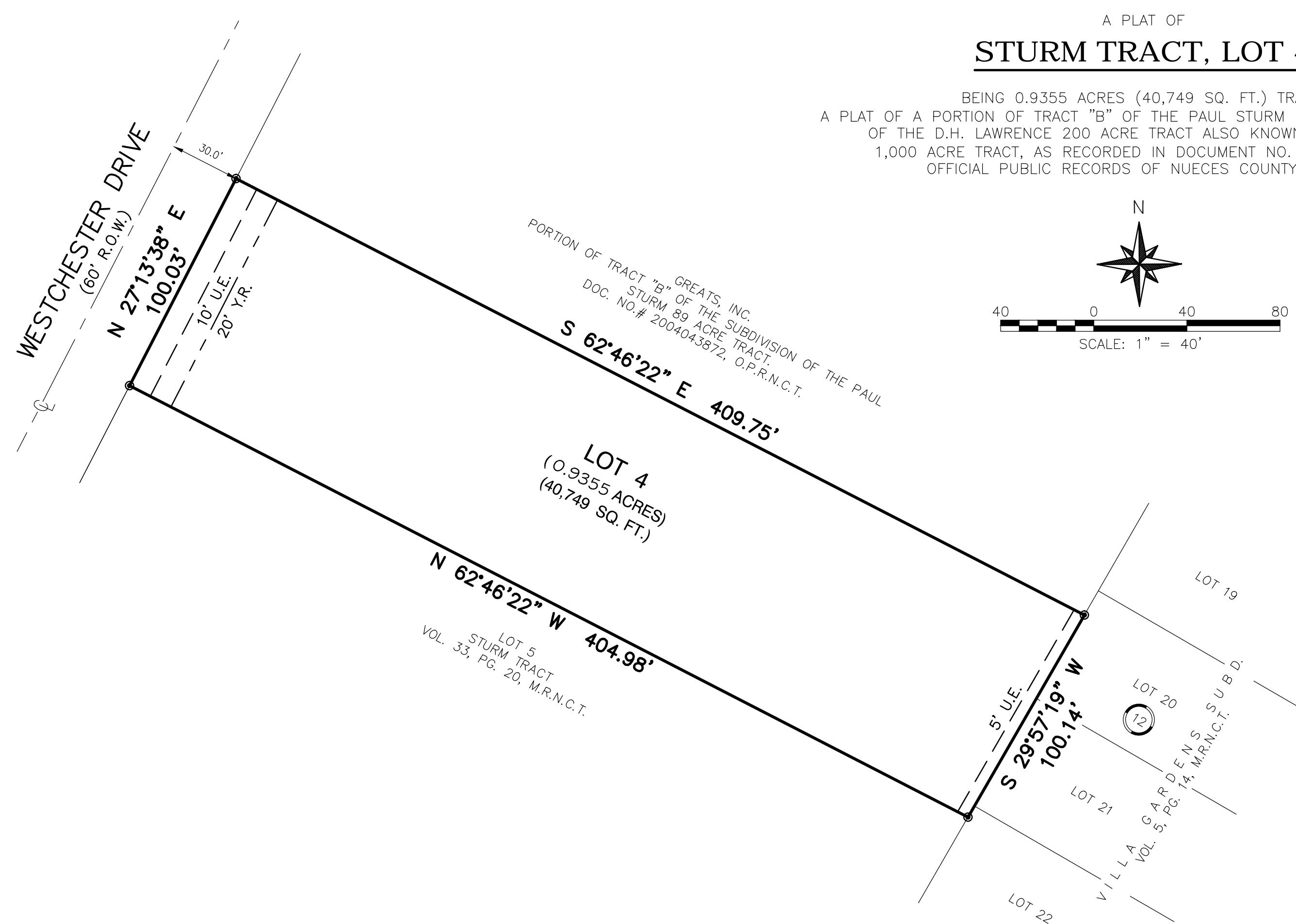
THIS FINAL PLAT OF THE HEREIN DESCRIBED PROPERTY APPROVED BY PLANNING  
COMMISSION OF THE CITY OF CORPUS CHRISTI, TEXAS.

THIS THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_\_

DANIEL MCGINN, A.I.C.P., SECRETARY

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



## GENERAL NOTES

1. TOTAL PLATTED AREA: 0.9355 ACRES (40,749 SQ. FT.).
2. THE TOPOGRAPHIC SURVEY FOR THIS PROJECT WAS PERFORMED ON 08/29/2015. BEARINGS WERE DETERMINED FROM A GPS SURVEY, TEXAS COORDINATE SYSTEM OF 1983, SOUTH ZONE. HORIZONTAL DATUM: NAD 83, VERTICAL DATUM: NAVD 88.
3. THE SUBJECT PROPERTY IS SITUATED WITHIN FLOOD ZONE "C", KNOWN AS AN AREA OF MINIMAL FLOODING AS INDICATED ON FEMA FIRM COMMUNITY PANEL NUMBER: 485464 0165 C, MAP REVISED DATE: JULY 18, 1985, FOR NUECES COUNTY, TEXAS.
3. THE RECEIVING WATER FOR THE STORM WATER RUNOFF FROM THIS PROPERTY IS THE CORPUS CHRISTI INNER HARBOR. THE TCEQ HAS CLASSIFIED THE AQUATIC LIFE USE FOR THE CORPUS CHRISTI INNER HARBOR AS "INTERMEDIATE".
4. YARD REQUIREMENTS AS DEPICTED ARE A REQUIREMENT OF THE UNIFIED DEVELOPMENT CODE AND SUBJECT TO CHANGE AS THE ZONING MAY CHANGE.
5. "IF ANY LOT IS DEVELOPED WITH RESIDENTIAL USES, COMPLIANCE WITH THE OPEN SPACE REGULATION WILL BE REQUIRED DURING THE BUILDING PERMIT PHASE."

- Y.R. = YARD REQUIREMENT
- U.E. = UTILITY EASEMENT
- O.P.R.N.C.T. = OFFICIAL PUBLIC RECORDS OF NUECES COUNTY, TEXAS.
- M.R.N.C.T. = MAP RECORDS OF NUECES COUNTY, TEXAS.
- D.R.N.C.T. = DEED RECORDS NUECES COUNTY TEXAS.
- O.P.R.N.C.T. = OFFICIAL PUBLIC RECORDS NUECES COUNTY, TEXAS.
- ALL PROPERTY CORNERS SET ARE 5/8" IRON RODS WITH PLASTIC CAP STAMPED "XDS" ALL OTHER PROPERTY CORNERS ARE NOTATED

XAVIER D. SANDOVAL, R.P.L.S.  
TEXAS LICENSE NO. 5886

The logo for XDS Surveying & Mapping. It features a large, stylized 'XDS' at the top, with 'SURVEYING' on the left and 'MAPPING' on the right, all in a serif font. Below this, the text 'XDS LAND SURVEYING, LLC.' is written in a smaller serif font, followed by the address '308 SAN RAFAEL DRIVE', 'PORTLAND, TX 78374', and the phone number '210.718.7189'.