

<u>NOTES:</u>
1. TO

- TOTAL PLATTED AREA CONTAINS 4.3480 ACRES OF LAND INCLUDING STREET DEDICATION.
- 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".
- YARD REQUIREMENT (Y.R.) AS DEPICTED ARE A REQUIREMENT OF THE UNIFIED DEVELOPMENT CODE AND SUBJECT TO CHANGE AS THE ZONING MAY CHANGE.
 BEARINGS BASIS IS THE TEXAS COORDINATE SYSTEM, NAD83, SOUTH ZONE 4205.
- 5. 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 0130 C, EFFECTIVE DATE: JULY 18, 1985, FOR CITY OF CORPUS CHRISTI, TEXAS, NUECES COUNTY.
- 6. *SURVEYOR DOES NOT GUARANTEE OR WARRANT THE ACCURACY OR CORRECTNESS OF FEMA FIRM MAPS.
- 7. NO PRIVATE DRIVEWAY ACCESS ONTO LOT 1, BLOCK 3; LOT 17, BLOCK 5; LOT 4, BLOCK 7 AND LOT 23, BLOCK 4 ALONG WOOD CREEK DRIVE. LOT 8, BLOCK 7 AND LOT 11, BLOCK 3, ALONG STONEWALL DRIVE.

		CUR	VE TABLE			
CURVE	LENGTH	RADIUS	Delta	Tangent	Chord Dir	Chord
C18	23.56	15.00	90°00'00''	15.00	N35°57'00''W	21.21
C19	23.56	15.00	90°00'00''	15.00	S54°03'00''W	21.21
C21	23.56	15.00	90°00'00''	15.00	S35°57'00''E	21.21
C22	23.56	15.00	90°00'00''	15.00	N54°03'00''E	21.21
C24	23.56	15.00	90°00'00''	15.00	S54°03'00''W	21.21
C25	23.56	15.00	90°00'00''	15.00	N35°57'00"W	21.21
C26	23.56	15.00	90°00'00''	15.00	S54°03'00''W	21.21
C28	23.56	15.00	90°00'00''	15.00	N54°03'00''E	21.21
C29	23.56	15.00	90°00'00''	15.00	S35°57'00"E	21.21
C30	23.56	15.00	90°00'00''	15.00	N54°03'00''E	21.21
C34	23.56	15.00	90°00'00''	15.00	N35°57'00''W	21.21
C35	23.56	15.00	90°00'00''	15.00	S54°03'00''W	21.21
C36	10.04	15.00	38°20'34"	5.22	N61°46'43"W	9.85
C37	104.73	36.00	166°41'08"	308.44	N54°03'00''E	71.51
C38	10.04	15.00	38°20'34"	5.22	S10°07'17"E	9.85
C45	23.56	15.00	90°00'00''	15.00	S35°57'00"E	21.21
C46	23.56	15.00	90°00'00''	15.00	N54°03'00''E	21.21
C47	2.75	15.00	10°31'11"	1.38	N75°41'25"W	2.75
C48	7.28	15.00	27°49'23"	3.72	N56°31'08"W	7.21
C50	41.52	36.00	66°05'10"	23.42	N30°07'31"E	39.26
C51	16.57	36.00	26°22'30"	8.44	N16°06'19"W	16.43
C52	10.04	15.00	38°20'34"	5.22	\$10°07'17"E	9.85

STATE OF TEXAS
COUNTY OF NUECES

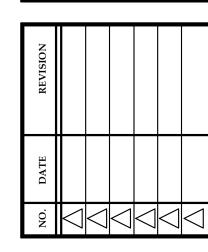
I, XAVIER D. SANDOVAL, A REGISTERED PROFESSIONAL LAND SURVEYOR, HAVE PREPARED THE FOREGOING MAP FROM A SURVEY MADE ON THE GROUND UNDER MY DIRECTION AND IT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF. I HAVE BEEN ENGAGED UNDER CONTACT TO SET ALL LOT AND BLOCK CORNERS AS SHOWN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

THIS THE ___ DAY OF _____, 2016.

XAVIER SANDOVAL
REGISTERED PROFESSIONAL LAND SURVEYOR
NO. 5886

4.3436 ACRES OUT OF MCKINZIE PARTITION TRACT 1-B RECORDED IN DOC. NO. 2007014711 AND TRACT 1-C DOC. NO. 2007014515, OFFICIAL PUBLIC RECORDS, NUECES COUNTY, TEXAS DS LAND SURVEYING, LLC.
308 SAN RAFAEL DRIVE
PORTLAND, TX 78374
PHONE: 210.718.7189
FIRM REGISTRATION
NO. 10194170

PLE HILLS UNIT 7 PHASE ON



SHEET NUMBER

001

OF 001