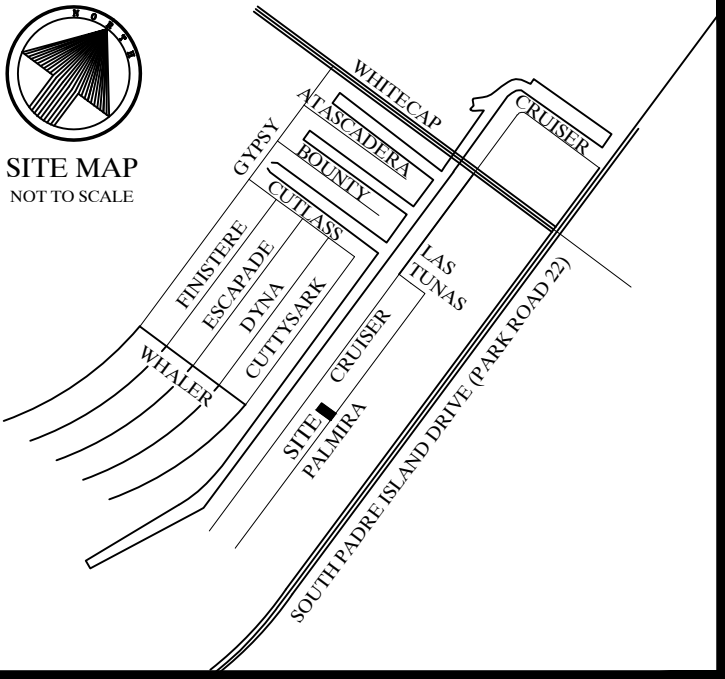




SITE MAP
NOT TO SCALE



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.

STATE OF TEXAS
COUNTY OF NUECES

WE, TEXAS HOME CONTRACTORS, LLC, DO HEREBY CERTIFY THAT WE ARE THE OWNERS OF,
PADRE ISLAND - CORPUS CHRISTI SECTION 4, BLOCK 219, LOTS 4A & 4B, THE PROPERTY SHOWN
HEREON, WE HAVE HAD SAID LAND SURVEYED AS SHOWN ON THE FOREGOING MAP. THIS MAP
HAS BEEN PREPARED FOR THE PURPOSE OF DESCRIPTION AND DEDICATION.

THIS THE _____ DAY OF _____, 2018

HERIBERTO CISNEROS, MANAGING MEMBER

STATE OF TEXAS
COUNTY OF NUECES

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED THE
PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED
TO ME THAT HE EXECUTED THE SAME AS THE ACT AND DEED OF SAID LANDS FOR THE
PURPOSE AND CONSIDERATION THEREIN EXPRESSED, AND IN THE CAPACITY STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE.

THIS THE _____ DAY OF _____, 2018

NOTARY PUBLIC

STATE OF TEXAS
COUNTY OF NUECES

WE, TEXAS HOME CONTRACTORS, LLC, DO HEREBY CERTIFY THAT WE ARE THE OWNERS OF
PADRE ISLAND - CORPUS CHRISTI SECTION 4, BLOCK 219, LOTS 4A & 4B, THE PROPERTY SHOWN
HEREON, WE HAVE HAD SAID LAND SURVEYED AS SHOWN ON THE FOREGOING MAP. THIS MAP
HAS BEEN PREPARED FOR THE PURPOSE OF DESCRIPTION AND DEDICATION.

THIS THE _____ DAY OF _____, 2018

MARISA RUIZ, MANAGING MEMBER

STATE OF TEXAS
COUNTY OF NUECES

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED THE
PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED
TO ME THAT HE EXECUTED THE SAME AS THE ACT AND DEED OF SAID LANDS FOR THE
PURPOSE AND CONSIDERATION THEREIN EXPRESSED, AND IN THE CAPACITY STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE.

THIS THE _____ DAY OF _____, 2018

NOTARY PUBLIC

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 PLAT 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.

STATE OF TEXAS
COUNTY OF NUECES

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

THIS THE _____ DAY OF _____, 2018

WILLIAM J. GREEN, P.E.
DEVELOPMENT SERVICES ENGINEER

STATE OF TEXAS
COUNTY OF NUECES

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

THIS THE _____ DAY OF _____, 2018

ERIC VILLARREAL, P.E.
CHAIRMAN

NINA NIXON-MENDEZ, F.A.I.C.P.
SECRETARY

STATE OF TEXAS
COUNTY OF NUECES

I, KARA SANDS, CLERK OF THE COUNTY COURT IN AND FOR NUECES COUNTY, TEXAS, DO
HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT DATED THE _____ DAY OF _____,
2018, WITH ITS CERTIFICATE OF AUTHENTICATION WAS FILED FOR RECORD IN MY OFFICE THE
_____ DAY OF _____, 2018 AT _____ O'CLOCK __M IN SAID COUNTY IN VOLUME _____, PAGE
_____ MAP RECORDS.

WITNESS MY HAND AND SEAL OF THE COUNTY COURT, IN AND FOR SAID COUNTY AT MY
OFFICE, IN CORPUS CHRISTI, TEXAS, THE DAY AND YEAR LAST WRITTEN.

NO.
FILED FOR RECORD

KARA SANDS, CLERK
NUECES COUNTY, TEXAS

BY: _____
DEPUTY:

AT _____ O'CLOCK __M

STATE OF TEXAS
COUNTY OF NUECES

I, RONALD E. BRISTER, A REGISTERED PROFESSIONAL LAND SURVEYOR OF BRISTER
SURVEYING, 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.

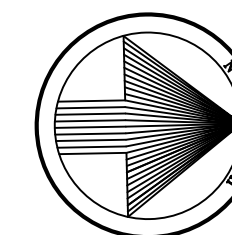
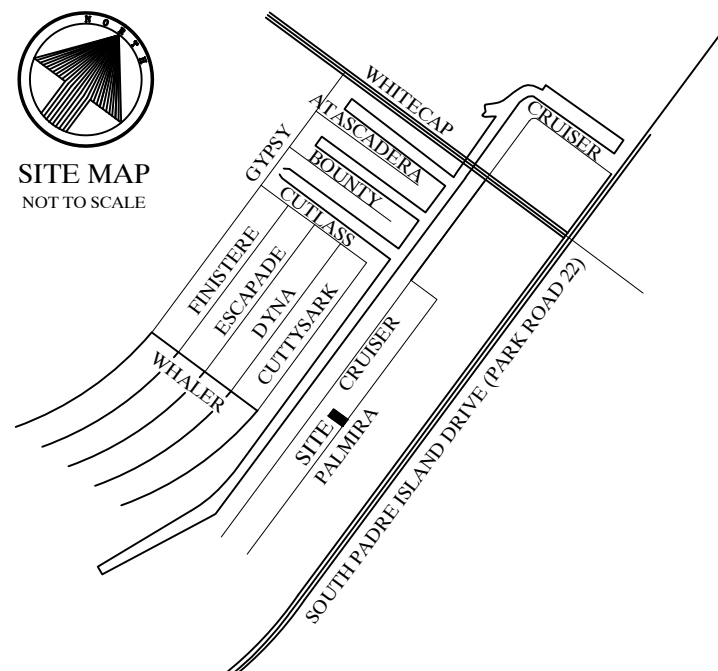
THIS THE _____ DAY OF _____, 2018

RONALD E. BRISTER
REGISTERED PROFESSIONAL LAND SURVEYOR

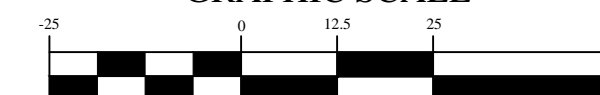


Brister Surveying

4455 South Padre Island Drive Suite 51
Corpus Christi, Texas 78411
Office 361-850-1800
Fax 361-850-1802
bristersurveying@corpus.twcba.com
Firm Registration No. 10072800



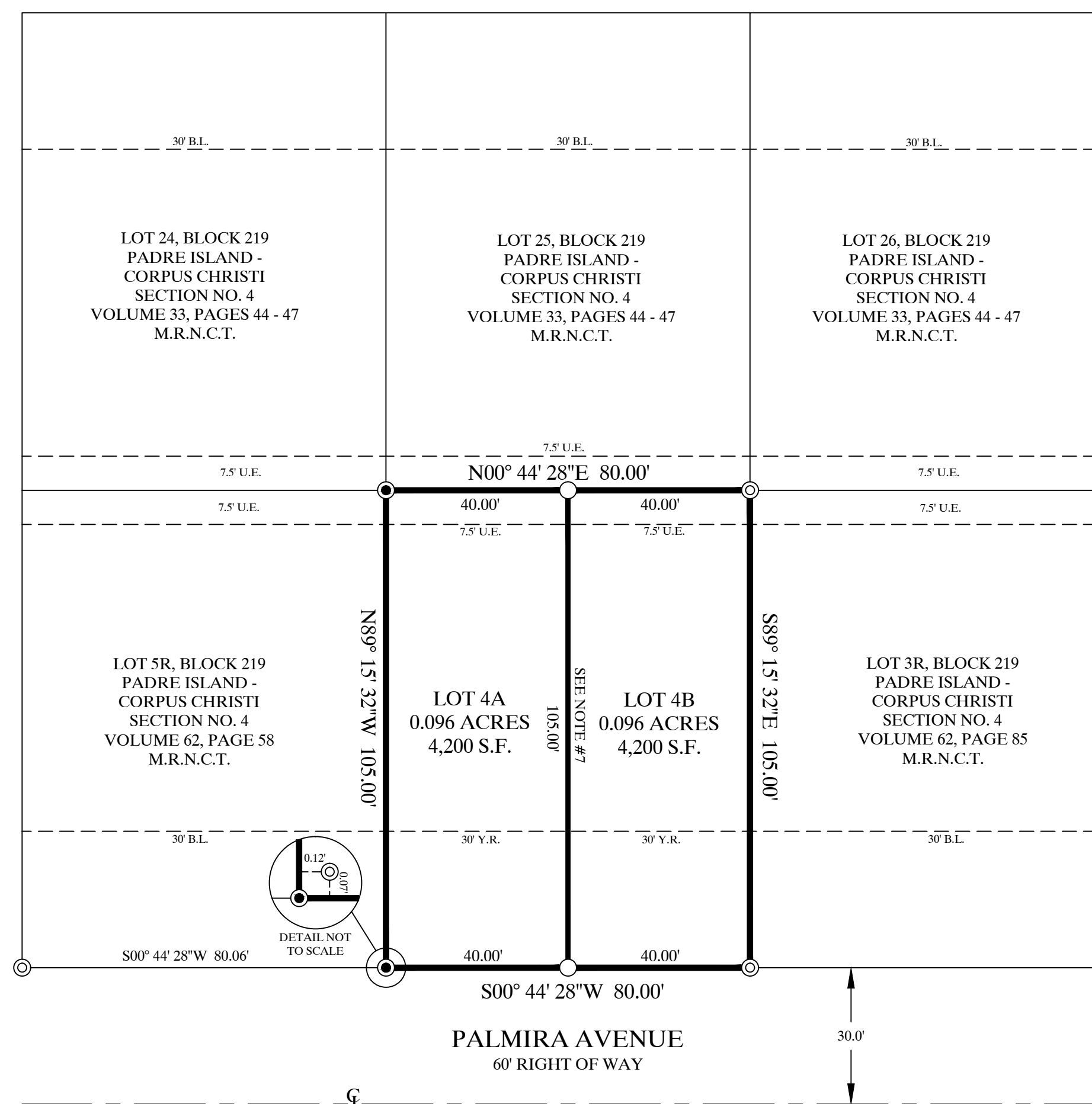
GRAPHIC SCALE






(IN FEET)
1 inch = 25 ft.

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.



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

NOTES:

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DATE OF MAP: 21 MARCH 2018

PAGE 2 OF 2