

*Texas
Engineering
And
Mapping Co.*



October 15, 2015

Fort Bend County Commissioner Precinct 3
22333 Grand Corner Drive
Katy, TX 77494
Phone: 281-238-1400

Re: Marketplace at Falcon Landing

Dear Commissioner Meyers,

The proposed 34.4289 acre plat has frontage along Falcon Landing Blvd. Comments from Fort Bend Engineer (on COH CPC101) indicated that this plat provide a 10' landscape reserve along Falcon Landing Blvd. We are requesting a variance to not provide the 10 foot landscape reserve stated in Chapter 7.3 Section A Number 1, but instead provide a 10' landscape easement. Strict adherence to this regulation would be in direct conflict of the City of Houston's Chapter 42 subdivision regulations.

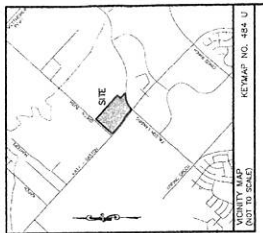
We hereby request your acceptance to the variance request. If you have any questions, please feel free to call me at 281-491-2525.

Sincerely,

Brian Nawara, R.P.L.S.
Platting Manager
Texas Engineering and Mapping

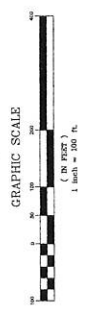
T.E.A.M. Works For You!

12810 Century Drive Stafford, Texas 77477 (281) 491-2525 / 491-2535 - FAX



LINE	TYPE	ANGLE	DISTANCE
1	N	85.9272°	25.45'
2	S	85.9272°	25.45'
3	E	4.2724°	109.52'
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RESERVE TABLE	ACRES	RESTRICTION
A	8.4414	RESTRICTED TO COMMERCIAL USE.
B	4.4414	RESTRICTED TO COMMERCIAL USE.
C	12.0097	RESTRICTED TO COMMERCIAL USE.
D	4.1242	RESTRICTED TO COMMERCIAL USE.
E	4.4727	RESTRICTED TO COMMERCIAL USE.
F	0.9395	RESTRICTED TO COMMERCIAL USE.

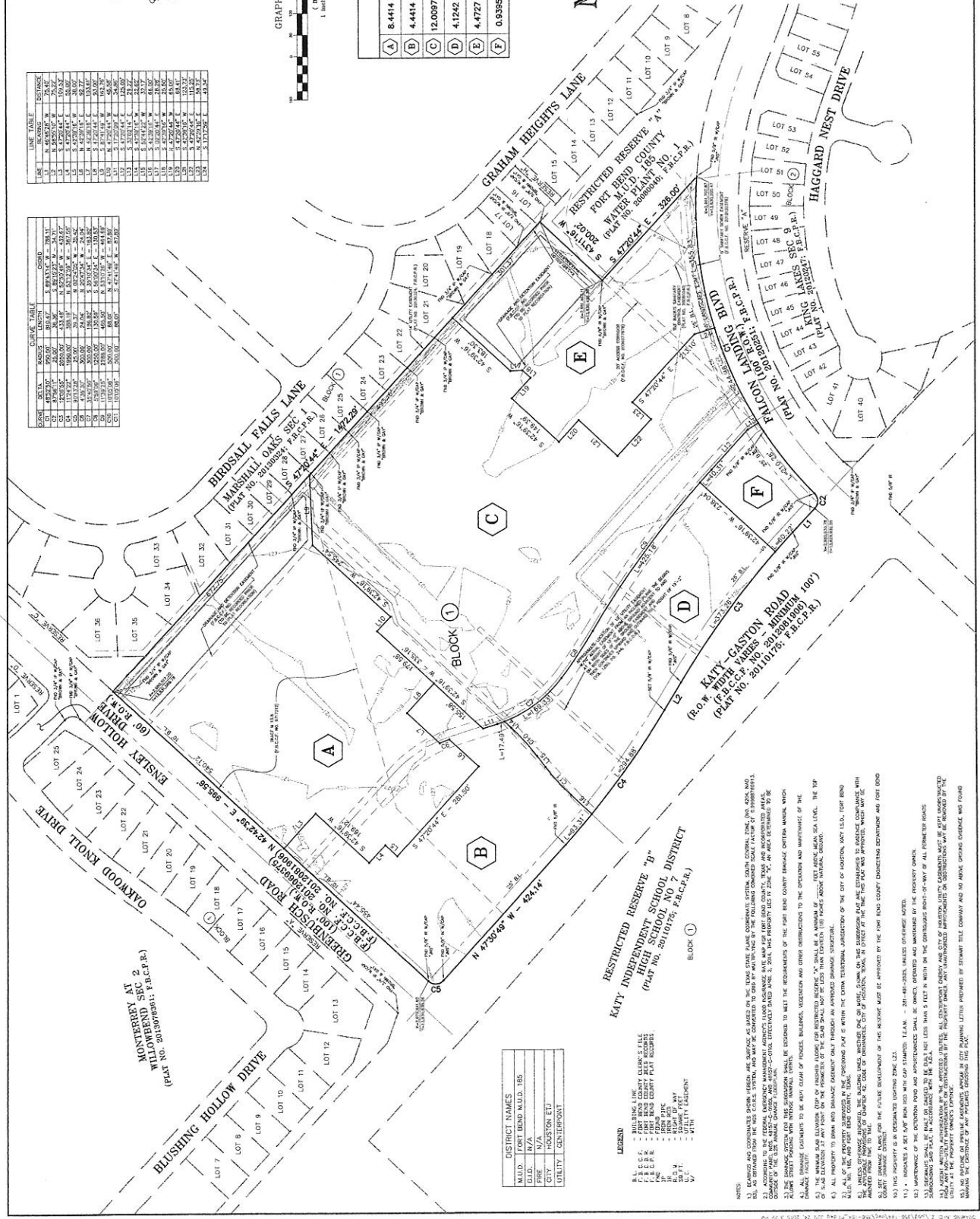
MARKETPLACE AT FALCON LANDING

A SUBDIVISION OF 84.4289 ACRES OF LAND IN THE STEPHEN HOBERMAKER SURVEY, ABSTRACT NO. 189, FORT BEND COUNTY, TEXAS

1 BLOCK 6 RESERVES 0 LOTS
 W.K. King Family Limited Partnership
 8827 W. Sam Houston Pkwy N., Suite 200
 Houston, Texas 77040
 PHONE: 281-477-6500

BROWN AND GAY ENGINEERS
 10777 Westheimer Road
 Houston, Texas 77042
 ~ ENGINEER ~

TEXAS ENGINEERING AND MAPPING CO.
 12610 Century Oaks
 Suite 7707
 Brian Narnabba, P.E., L.S.
 PHONE: 281-431-5225 FAX: 281-431-5226
 TXM REGISTRATION NO. 04110008
 JOB NO. 055-154
 JUNE 24, 2015



DISTRICT NAMES	
MALD.	FORT BEND MALD. 185
D.I.D.	N/A
C.F.P.R.	FORT BEND COUNTY CENTER POINT PLAT RECORDS
U.T.I.	HOUSTON EDJ
G.T.Y.	CENTERPOINT

- LEGEND
- B.L. - BUILDING LINE
 - C.F.P.R. - FORT BEND COUNTY CENTER POINT PLAT RECORDS
 - F.C.P.R. - FORT BEND COUNTY CENTER POINT PLAT RECORDS
 - F.P.R. - FORT BEND COUNTY CENTER POINT PLAT RECORDS
 - H.P. - HOUSTON PLAT RECORDS
 - I.P. - HOUSTON PLAT RECORDS
 - S.P. - HOUSTON PLAT RECORDS
 - S.P.T. - HOUSTON PLAT RECORDS
 - V. - HOUSTON PLAT RECORDS

NOTES:
 1) THIS PROPERTY IS IN DEPARTMENT ZONE 22.
 2) THIS PROPERTY IS A SET BACK WITH 50' SIDE SETBACKS.
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