

**PLAT RECORDING SHEET**

**PLAT NAME:** Lakemont Waste Water Treatment Plant

**PLAT NO:** \_\_\_\_\_

**ACREAGE:** 7.901

**LEAGUE:** H.D. Brown Survey

**ABSTRACT NUMBER:** 406

**NUMBER OF BLOCKS:** 1

**NUMBER OF LOTS:** 0

**NUMBER OF RESERVES:** 1

**OWNERS:** Fort Bend County MUD No. 122

\_\_\_\_\_  
**(DEPUTY CLERK)**

STATE OF TEXAS  
COUNTY OF FORT BEND

WE, FORT BEND COUNTY MUNICIPAL UTILITY DISTRICT NO. 122, ACTING BY AND THROUGH DIANE PERKINS, BOARD PRESIDENT, AND MELISSA COLIHAN, ASSISTANT SECRETARY, BEING OFFICERS OF FORT BEND COUNTY MUNICIPAL UTILITY DISTRICT NO. 122, OWNER HEREINAFTER REFERRED TO AS OWNER OF THE 7.901 ACRE TRACT DESCRIBED IN THE ABOVE AND FOREGOING MAP OF LAKEMONT WASTE WATER TREATMENT PLANT, DO HEREBY MAKE AND ESTABLISH SAID SUBDIVISION OF SAID PROPERTY ACCORDING TO ALL LINES, DEDICATIONS, RESTRICTIONS AND NOTATIONS ON SAID MAPS OR PLAT AND HEREBY DEDICATE TO THE USE OF THE PUBLIC FOREVER, ALL STREETS (EXCEPT THOSE STREETS DESIGNATED AS PRIVATE STREETS, OR PERMANENT ACCESS EASEMENTS), ALLEYS, PARKS, WATER COURSES, DRAINS, EASEMENTS AND PUBLIC PLACES SHOWN THEREON FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED; AND DO HEREBY BIND OURSELVES, OUR HEIRS, SUCCESSORS AND ASSIGNS TO WARRANT AND FOREVER DEFEND THE TITLE ON THE LAND SO DEDICATED.

FURTHER, OWNERS HAVE DEDICATED AND BY THESE PRESENTS DO DEDICATE TO THE USE OF THE PUBLIC FOR PUBLIC UTILITY PURPOSE FOREVER UNOBSTRUCTED AERIAL EASEMENTS. THE AERIAL EASEMENTS SHALL EXTEND HORIZONTALLY AN ADDITIONAL ELEVEN FEET, SIX INCHES (11' 6") FOR TEN FEET (10' 0") PERIMETER GROUND EASEMENTS OR SEVEN FEET, SIX INCHES (7' 6") FOR FOURTEEN FEET (14' 0") PERIMETER GROUND EASEMENTS OR FIVE FEET, SIX INCHES (5' 6") FOR SIXTEEN FEET (16' 0") PERIMETER GROUND EASEMENTS, FROM A PLANE SIXTEEN FEET (16' 0") ABOVE THE GROUND LEVEL UPWARD, LOCATED ADJACENT TO AND ADJOINING SAID PUBLIC UTILITY EASEMENTS THAT ARE DESIGNATED WITH AERIAL EASEMENTS (U.E. AND A.E.) AS INDICATED AND DEPICTED, HEREON, WHEREBY THE AERIAL EASEMENT TOTALS TWENTY ONE FEET, SIX INCHES (21' 6") IN WIDTH.

FURTHER, OWNERS HAVE DEDICATED AND BY THESE PRESENTS DO DEDICATE TO THE USE OF THE PUBLIC FOR PUBLIC UTILITY PURPOSE FOREVER UNOBSTRUCTED AERIAL EASEMENTS. THE AERIAL EASEMENTS SHALL EXTEND HORIZONTALLY AN ADDITIONAL TEN FEET (10' 0") FOR TEN FEET (10' 0") BACK-TO-BACK GROUND EASEMENTS, OR EIGHT FEET (8' 0") FOR FOURTEEN FEET (14' 0") BACK-TO-BACK GROUND EASEMENTS OR SEVEN FEET (7' 0") FOR SIXTEEN FEET (16' 0") BACK-TO-BACK GROUND EASEMENTS, FROM A PLANE SIXTEEN FEET (16' 0") ABOVE GROUND LEVEL UPWARD, LOCATED ADJACENT TO BOTH SIDES AND ADJOINING SAID PUBLIC UTILITY EASEMENTS THAT ARE DESIGNATED WITH AERIAL EASEMENTS (U.E. AND A.E.) AS INDICATED AND DEPICTED HEREON, WHEREBY THE AERIAL EASEMENT TOTALS THIRTY FEET (30' 0") IN WIDTH.

FURTHER, OWNERS DO HEREBY COVENANT AND AGREE THAT ALL OF THE PROPERTY WITHIN THE BOUNDARIES OF THIS PLAT IS HEREBY RESTRICTED TO PREVENT THE DRAINAGE OF ANY SEPTIC TANKS INTO ANY PUBLIC OR PRIVATE STREET, PERMANENT ACCESS EASEMENT, ROAD OR ALLEY, OR ANY DRAINAGE DITCH, EITHER DIRECTLY OR INDIRECTLY.

FURTHER, OWNERS DO HEREBY DEDICATE TO THE PUBLIC A STRIP OF LAND TWENTY (20' 0") FEET WIDE ON EACH SIDE OF THE CENTER LINE OF ANY AND ALL BAYOUS, CREEKS, GULLIES, RAVINES, DRAWS AND DRAINAGE DITCHES LOCATED IN SAID SUBDIVISION, AS EASEMENTS FOR DRAINAGE PURPOSES. FORT BEND COUNTY OR ANY OTHER GOVERNMENTAL AGENCY SHALL HAVE THE RIGHT TO ENTER UPON SAID EASEMENT AT ANY AND ALL TIMES FOR THE PURPOSES OF CONSTRUCTION AND MAINTENANCE OF DRAINAGE FACILITIES AND STRUCTURES.

FURTHER, OWNERS DO HEREBY COVENANT AND AGREE THAT ALL OF THE PROPERTY WITHIN THE BOUNDARIES OF THIS SUBDIVISION AND ADJACENT TO ANY DRAINAGE EASEMENT, DITCH, GULLY, CREEK OR NATURAL DRAINAGE WAY SHALL HEREBY BE RESTRICTED TO KEEP SUCH DRAINAGE WAYS AND EASEMENTS CLEAR OF FENCES, BUILDINGS, EXCESSIVE VEGETATION AND OTHER OBSTRUCTIONS TO THE OPERATIONS AND MAINTENANCE OF THE DRAINAGE FACILITY AND THAT SUCH ABUTTING PROPERTY SHALL NOT BE PERMITTED TO DRAIN DIRECTLY INTO THIS EASEMENT EXCEPT BY MEANS OF AN APPROVED DRAINAGE STRUCTURE.

FURTHER, OWNERS DO HEREBY ACKNOWLEDGE THE RECEIPT OF THE "ORDERS FOR REGULATION OF OUTDOOR LIGHTING IN THE UNINCORPORATED AREAS OF FORT BEND COUNTY, TEXAS", AND DO HEREBY COVENANT AND AGREE AND SHALL COMPLY WITH THIS ORDER AS ADOPTED BY FORT BEND COUNTY COMMISSIONERS' COURT ON MARCH 23, 2004, AND ANY SUBSEQUENT AMENDMENTS.

IN TESTIMONY WHEREOF, THE FORT BEND COUNTY MUNICIPAL UTILITY DISTRICT NO. 122, HAS CAUSED THESE PRESENTS TO BE SIGNED BY DIANE PERKINS, ITS BOARD PRESIDENT, THEREUNTO AUTHORIZED, ATTESTED BY ITS SECRETARY, AND ITS COMMON SEAL HEREUNTO AFFIXED, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2020.

FORT BEND COUNTY MUNICIPAL UTILITY DISTRICT No. 122

BY: \_\_\_\_\_  
DIANE PERKINS, BOARD PRESIDENT

ATTESTED: \_\_\_\_\_  
MELISSA COLIHAN, ASSISTANT SECRETARY

STATE OF TEXAS  
COUNTY OF FORT BEND

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED DIANE PERKINS, BOARD PRESIDENT OF FORT BEND COUNTY MUNICIPAL UTILITY DISTRICT NO. 122, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED AND IN THE CAPACITY THEREIN AND HEREIN STATED, AND AS THE ACT AND DEED OF SAID DISTRICT.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2020.

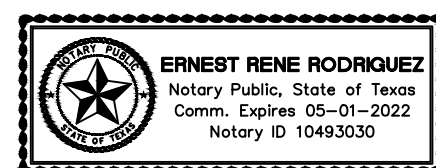
NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

STATE OF TEXAS  
COUNTY OF FORT BEND

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED MELISSA COLIHAN, ASSISTANT SECRETARY OF FORT BEND COUNTY MUNICIPAL UTILITY DISTRICT NO. 122, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED AND IN THE CAPACITY THEREIN AND HEREIN STATED, AND AS THE ACT AND DEED OF SAID DISTRICT.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2020.

NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

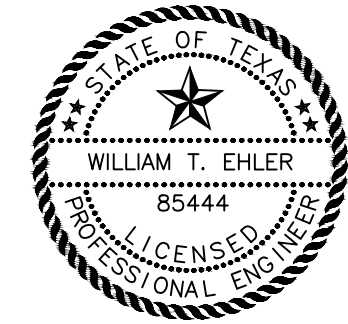


CHARLES JURICA, R.P.L.S.  
REGISTERED PROFESSIONAL LAND SURVEYOR  
TEXAS REGISTRATION NO. 6696



I, WILLIAM T. EHLER, A PROFESSIONAL ENGINEER REGISTERED IN THE STATE OF TEXAS DO HEREBY CERTIFY THAT THIS PLAT MEETS ALL REQUIREMENTS OF FORT BEND COUNTY TO THE BEST OF MY KNOWLEDGE.

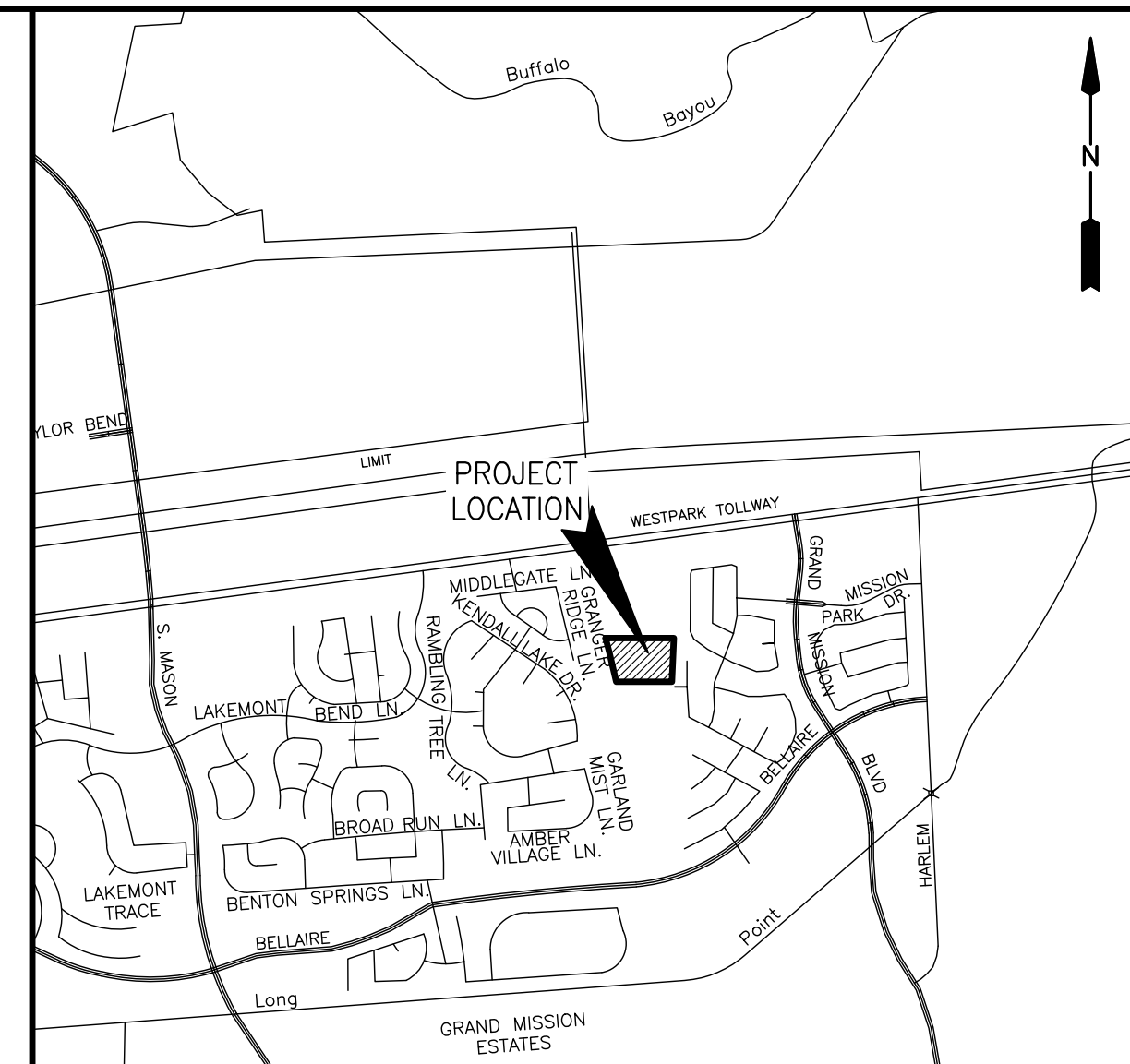
WILLIAM T. EHLER, P.E.  
LICENSED PROFESSIONAL ENGINEER  
TEXAS LICENSE NO. 85444



THIS IS TO CERTIFY THAT THE PLANNING COMMISSION OF THE CITY OF HOUSTON, TEXAS, HAS APPROVED THIS PLAT AND SUBDIVISION OF LAKEMONT WASTE WATER TREATMENT PLANT IN CONFORMANCE WITH THE LAWS OF THE STATE OF TEXAS AND THE ORDINANCES OF THE CITY OF HOUSTON AS SHOWN HEREON AND AUTHORIZED THE RECORDING OF THIS PLAT THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2020.

BY: \_\_\_\_\_  
MARTHA L. STEIN, CHAIR  
OR M. SONNY GARZA, VICE-CHAIR

BY: \_\_\_\_\_  
MARGARET WALLACE BROWN, AICP, CNU-A  
SECRETARY



VICINITY MAP  
SCALE: 1"=2000'  
KEY MAP NO. 526F

I, J. STACY SLAWINSKI, FORT BEND COUNTY ENGINEER, DO HEREBY CERTIFY THAT THE PLAT OF THIS SUBDIVISION COMPLIES WITH ALL OF THE EXISTING RULES AND REGULATIONS OF THIS OFFICE AS ADOPTED BY THE FORT BEND COUNTY COMMISSIONERS' COURT. HOWEVER, NO CERTIFICATION IS HEREBY GIVEN AS TO THE EFFECT OF DRAINAGE FROM THIS SUBDIVISION ON THE INTERCEPTING DRAINAGE ARTERY OR PARENT STREAM OR ON ANY OTHER AREA OR SUBDIVISION WITHIN THE WATERSHED.

J. STACY SLAWINSKI, P.E.  
FORT BEND COUNTY ENGINEER

APPROVED BY THE COMMISSIONERS' COURT OF FORT BEND COUNTY, TEXAS, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2020.

VINCENT M. MORALES, JR.  
PRECINCT 1, COUNTY COMMISSIONER

GRADY PRESTAGE  
PRECINCT 2, COUNTY COMMISSIONER

KP GEORGE  
COUNTY JUDGE

W. A. (ANDY) MEYERS  
PRECINCT 3, COUNTY COMMISSIONER

KEN R. DEMERCHANT  
PRECINCT 4, COUNTY COMMISSIONER

I, LAURA RICHARD, COUNTY CLERK IN AND FOR FORT BEND COUNTY, HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT WITH ITS CERTIFICATE OF AUTHENTICATION WAS FILED FOR RECORDATION IN MY OFFICE ON \_\_\_\_\_, 2020 AT \_\_\_\_\_ O'CLOCK \_\_\_\_\_ M. IN PLAT NUMBER \_\_\_\_\_ OF THE PLAT RECORDS OF FORT BEND COUNTY, TEXAS.

WITNESS MY HAND AND SEAL OF OFFICE, AT RICHMOND, TEXAS. THE DAY AND DATE LAST ABOVE WRITTEN.

LAURA RICHARD, COUNTY CLERK  
FORT BEND COUNTY, TEXAS

BY: \_\_\_\_\_  
DEPUTY

# LAKEMONT WASTE WATER TREATMENT PLANT

A SUBDIVISION OF 7.901 ACRES OF LAND SITUATED IN THE H.D. BROWN SURVEY, ABSTRACT 406, FORT BEND COUNTY, TEXAS.

1 RESERVE (7.901 ACRES) 1 BLOCK  
SEPTEMBER 11, 2020 JOB NO. 1786-1704.310

OWNERS:  
FORT BEND COUNTY  
MUNICIPAL UTILITY DISTRICT No. 122  
DIANE PERKINS, BOARD PRESIDENT  
3200 SOUTHWEST FREEWAY, SUITE 2600, HOUSTON, TEXAS 77027  
PH. (713) 860-6400

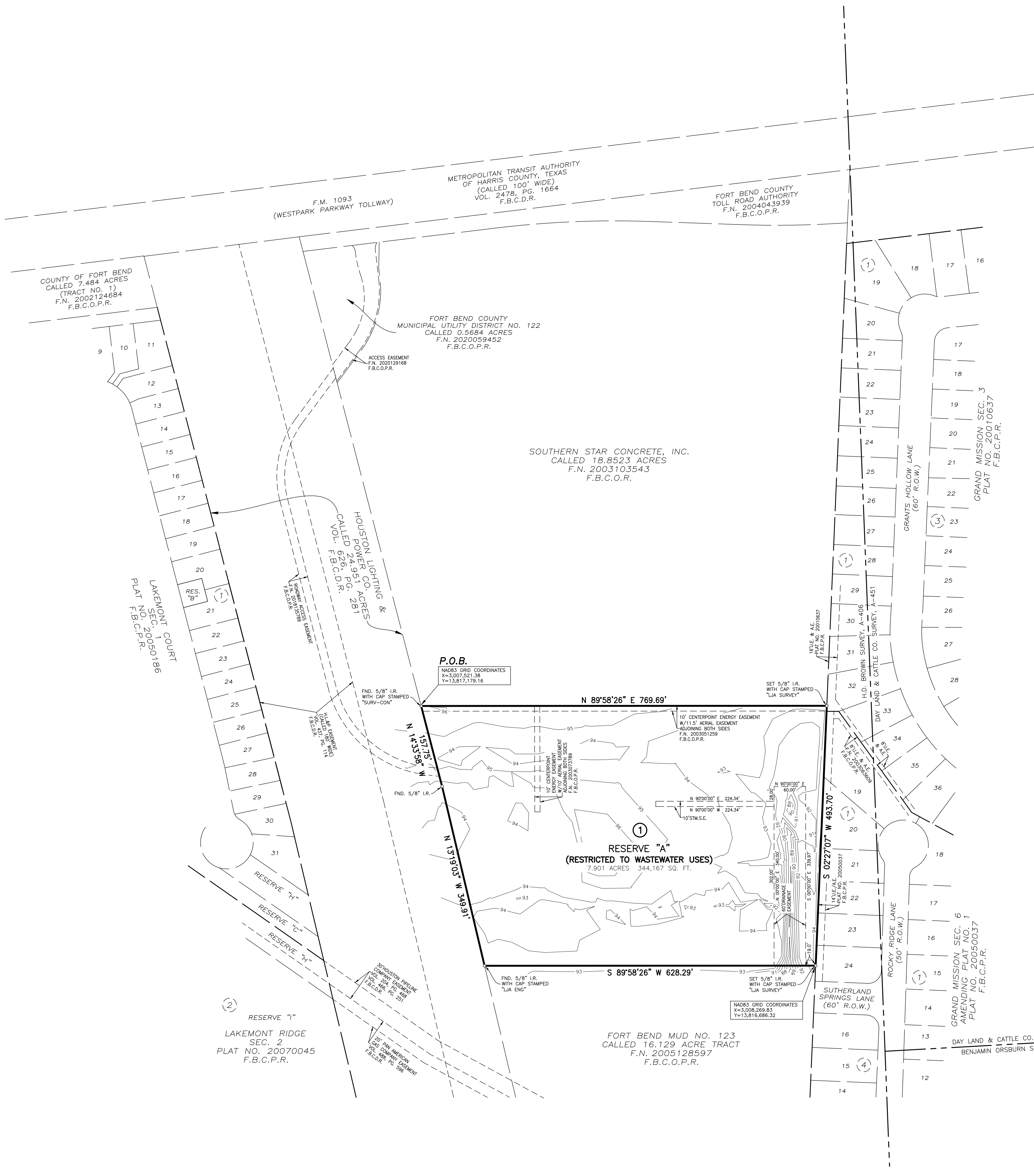
SURVEYOR:  
**LJA Surveying, Inc.**  
2929 Briarpark Drive  
Suite 175  
Houston, Texas 77042  
Phone 713.953.5200  
Fax 713.953.5026  
T.B.P.L.S. Firm No. 10194382



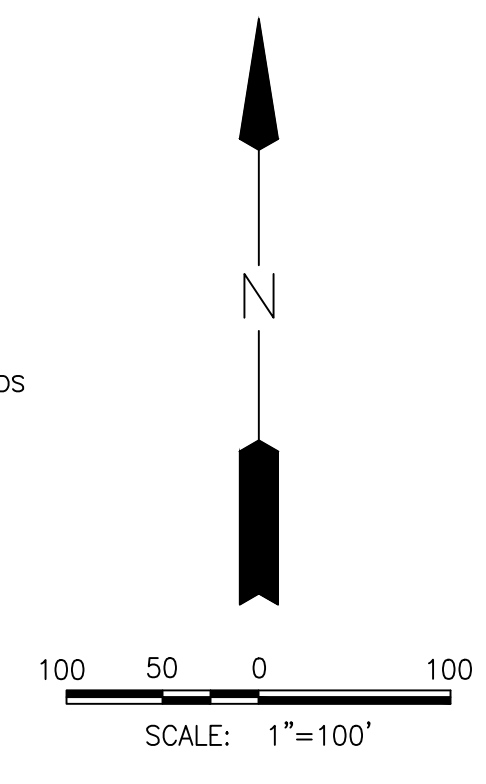
ENGINEER:  
**LJA Engineering, Inc.**  
2929 Briarpark Drive  
Suite 600  
Houston, Texas 77042  
Phone 713.953.5200  
Fax 713.953.5026  
FRN - F-1386



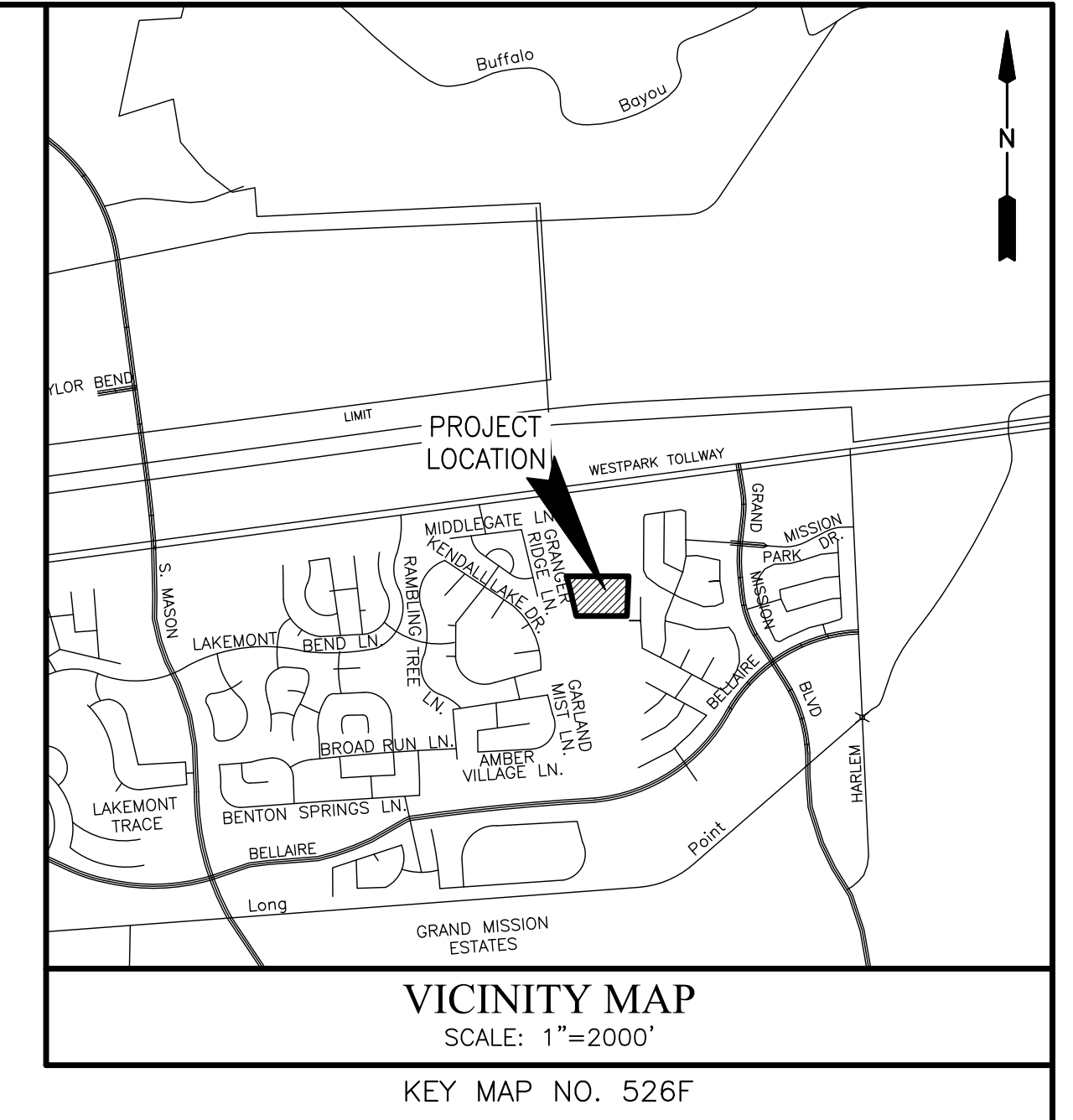
Plot Name: I:\Projects\PLATTING\1786\FINPL1\Lakemont\_WWTP\_Fp.dwg



- LEGEND**
- B.L. INDICATES BUILDING LINE
  - U.E. INDICATES UTILITY EASEMENT
  - A.E. INDICATES AERIAL EASEMENT
  - F.B.C.P.R. INDICATES FORT BEND COUNTY PLAT RECORDS
  - F.B.C.O.P.R. INDICATES FORT BEND COUNTY OFFICIAL PUBLIC RECORDS
  - F.B.C.D.R. INDICATES FORT BEND COUNTY DEED RECORDS
  - F.N. INDICATES FILE NUMBER
  - R.O.W. INDICATES RIGHT-OF-WAY



- NOTES:**
1. UNLESS OTHERWISE INDICATED, THE BUILDING LINES (B.L.), WHETHER ONE OR MORE, SHOWN ON THIS SUBDIVISION PLAT ARE ESTABLISHED TO EVIDENCE COMPLIANCE WITH THE APPLICABLE PROVISIONS OF CHAPTER 42, CODE OF ORDINANCES, CITY OF HOUSTON, TEXAS, IN EFFECT AT THE TIME THIS PLAT WAS APPROVED, WHICH MAY BE AMENDED FROM TIME TO TIME.
  2. THE COORDINATES SHOWN HEREON ARE TEXAS SOUTH CENTRAL ZONE NO. 4204 STATE PLANE GRID COORDINATES (NAD83) AND MAY BE BROUGHT TO SURFACE BY APPLYING THE FOLLOWING COMBINED SCALE 0.9998824138.
  3. LAKEMONT CONTROL MONUMENT NO. LM-2 (X=3003171.51, Y=13819122.82), A 5/8-INCH IRON ROD WITH CAP STAMPED TRAVERSE POINT IN CONCRETE, APPROXIMATELY 470 FEET EAST OF THE CENTERLINE OF MASON ROAD AND 175 FEET SOUTH OF THE CENTERLINE OF FM 1093, HAVING AN ELEVATION OF 97.48 FEET, REFERENCED TO HARRIS GALVESTON COASTAL SUBSIDENCE DISTRICT MARKER NO. 67, ELEVATION 99.1 FEET, NORTH AMERICAN VERTICAL DATUM 1988 (GEO1099). ELEVATIONS USED FOR DELINEATING CONTOUR LINES ARE BASED ON SAID MONUMENT.
  4. THE TOP OF ALL FLOOR SLABS SHALL BE A MINIMUM OF 94.90 FEET ABOVE MEAN SEA LEVEL (NAVD88 2001 ADJ.). THE TOP OF SLAB ELEVATION AT ANY POINT ON THE PERIMETER OF THE SLAB SHALL NOT BE LESS THAN EIGHTEEN (18) INCHES ABOVE NATURAL GROUND.
  5. THIS PLAT WAS PREPARED TO MEET FORT BEND COUNTY REQUIREMENTS.
  6. THIS PLAT WAS PREPARED FROM INFORMATION FURNISHED BY CHARTER TITLE COMPANY, FILE NO. 2017-0222, EFFECTIVE DATE OF JUNE 17, 2020 AND ISSUED ON JUNE 17, 2020. THE SURVEYOR HAS NOT ABSTRACTED THE ABOVE PROPERTY.
  7. THIS PLAT LIES WHOLLY WITHIN FORT BEND COUNTY MUNICIPAL UTILITY DISTRICT NO. 123, FORT BEND COUNTY LEVEE IMPROVEMENT DISTRICT NO. 12, FORT BEND COUNTY SUBSIDENCE DISTRICT, FORT BEND COUNTY DRAINAGE DISTRICT, THE ETJ OF THE CITY OF HOUSTON, AND FORT BEND COUNTY.
  8. THE SUBJECT TRACT LIES WITHIN ZONE "X" (UNSHADED ON THE FIRM MAP), ZONE "X" (UNSHADED) IS DEFINED AS "AREAS DETERMINED TO BE OUTSIDE 500-YEAR FLOOD PLAIN", AS SHOWN ON FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE RATE MAP MAP NO. 48157C0130L, WITH AN REVISED DATE OF APRIL 2, 2014. "LJA DOES NOT WARRANT NOR SUBSCRIBE TO THE ACCURACY OR SCALE OF SAID MAPS"
  9. THERE ARE NO PIPELINES OR PIPELINE EASEMENTS WITHIN THE LIMITS OF THE SUBDIVISION.
  10. THE DRAINAGE SYSTEM FOR THIS SUBDIVISION SHALL BE DESIGNED TO MEET THE REQUIREMENTS OF THE FORT BEND COUNTY DRAINAGE CRITERIA MANUAL WHICH ALLOWS STREET PONDING DURING INTENSE RAINFALL EVENTS.
  11. ALL DRAINAGE EASEMENTS TO BE KEPT CLEAR OF FENCES, BUILDINGS, VEGETATION AND OTHER OBSTRUCTIONS TO THE OPERATION AND MAINTENANCE OF THE DRAINAGE FACILITY.
  12. ALL PROPERTY TO DRAIN INTO THE DRAINAGE EASEMENT ONLY THROUGH AN APPROVED DRAINAGE STRUCTURE.
  13. OWNERSHIP AND MAINTENANCE RESPONSIBILITY OF THE DETENTION FACILITY IS VESTED IN FORT BEND COUNTY MUNICIPAL UTILITY DISTRICT NO. 122.
  14. THIS PLAT LIES WITHIN LIGHTING ZONE 3.
  15. ABSENT WRITTEN AUTHORIZATION BY THE AFFECTED UTILITIES, ALL UTILITY AND AERIAL EASEMENTS MUST BE KEPT UNOBSTRUCTED FROM ANY NON-UTILITY IMPROVEMENTS OR OBSTRUCTIONS BY THE PROPERTY OWNER. ANY UNAUTHORIZED IMPROVEMENTS OR OBSTRUCTIONS MAY BE REMOVED BY ANY PUBLIC UTILITY AT THE PROPERTY OWNER'S EXPENSE. WHILE WOODEN POSTS AND PANELED WOODEN FENCES ALONG THE PERIMETER AND BACK TO BACK EASEMENTS AND ALONGSIDE REAR LOTS LINES ARE PERMITTED, THEY TOO MAY BE REMOVED BY PUBLIC UTILITIES AT THE PROPERTY OWNER'S EXPENSE SHOULD THEY BE AN OBSTRUCTION. PUBLIC UTILITIES MAY PUT SAID WOODEN POSTS AND PANELED WOODEN FENCES BACK UP, BUT GENERALLY WILL NOT REPLACE WITH NEW FENCING.
  16. SITE PLANS SHALL BE SUBMITTED TO FORT BEND COUNTY AND ANY OTHER APPLICABLE JURISDICTION FOR REVIEW AND APPROVAL. DEVELOPMENT PERMITS AND ALL OTHER APPLICABLE PERMITS SHALL BE OBTAINED FROM FORT BEND COUNTY PRIOR TO BEGINNING CONSTRUCTION.
  17. SIDEWALKS SHALL BE BUILT OR CAUSED TO BE BUILT NOT LESS THAN 5 FEET IN WIDTH ON BOTH SIDES OF ALL DEDICATED RIGHTS-OF-WAY WITHIN SAID PLAT AND ON THE CONTIGUOUS RIGHT-OF-WAY OF ALL PERIMETER ROADS SURROUNDING SAID PLAT, IN ACCORDANCE WITH ADA REQUIREMENTS.
  18. A VARIANCE WAS GRANTED TO ALLOW THIS WASTE WATER TREATMENT PLANT RESERVE NOT TO HAVE FRONTAGE ON A PUBLIC STREET.
  19. BLANKET EASEMENT CALLED STANOLIND PIPELINE CO. EASEMENT(S) AS SET FORTH BY INSTRUMENT RECORDED IN VOLUME 217, PAGE 330 OF THE DEED RECORDS OF FORT BEND COUNTY, TEXAS.



# LAKEMONT WASTE WATER TREATMENT PLANT

A SUBDIVISION OF 7.901 ACRES OF LAND SITUATED IN THE H.D. BROWN SURVEY, ABSTRACT 406, FORT BEND COUNTY, TEXAS.

1 RESERVE (7.901 ACRES)      1 BLOCK  
SEPTEMBER 11, 2020      JOB NO. 1786-1704.310

OWNERS:  
**FORT BEND COUNTY**  
MUNICIPAL UTILITY DISTRICT No. 122  
DIANE PERKINS, BOARD PRESIDENT  
3200 SOUTHWEST FREEWAY, SUITE 2600, HOUSTON, TEXAS 77027  
PH. (713) 860-6400

<p style="text-align: center;">SURVEYOR:</p> <p><b>LJA Surveying, Inc.</b></p> <p>2929 Briarpark Drive Suite 175 Houston, Texas 77042</p> <p style="text-align: right;">Phone 713.953.5200 Fax 713.953.5026 T.B.P.L.S. Firm No. 10194382</p>	<p style="text-align: center;">ENGINEER:</p> <p><b>LJA Engineering, Inc.</b></p> <p>2929 Briarpark Drive Suite 600 Houston, Texas 77042</p> <p style="text-align: right;">Phone 713.953.5200 Fax 713.953.5026 FRN - F-1386</p>
--	--