

STATE OF TEXAS)
COUNTY OF FORT BEND)

WE, FORT BEND COUNTY, ACTING BY AND THROUGH KP GEORGE, IT'S COUNTY JUDGE, OWNER OF THE 0.5303 ACRE TRACT DESCRIBED IN THE ABOVE AND FOREGOING PLAT OF FORT BEND COUNTY MEDIC 6 SITE SUBDIVISION, DO HEREBY MAKE AND ESTABLISH SAID SUBDIVISION PLAT OF SAID PROPERTY ACCORDING TO ALL LINES, DEDICATIONS, RESTRICTIONS AND NOTATIONS ON SAID PLAT, AND HEREBY DEDICATE TO THE USE OF THE PUBLIC, FOREVER, ALL EASEMENTS SHOWN THEREON FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED; AND DO HEREBY BIND OURSELVES, OUR HEIRS, AND ASSIGNS TO WARRANT AND FOREVER DEFEND THE TITLE TO THE LAND SO DEDICATED.

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

WE FURTHER ACKNOWLEDGE THAT THE DEDICATIONS AND/OR EXACTIONS MADE HEREIN ARE PROPORTIONAL TO THE IMPACT OF THE SUBDIVISION UPON THE PUBLIC SERVICES REQUIRED IN ORDER THAT THE DEVELOPMENT WILL COMFORT WITH THE PRESENT AND FUTURE GROWTH NEEDS OF THE CITY; WE, OUR SUCCESSORS AND ASSIGNS HEREBY WAIVE ANY CLAIM, DAMAGE OR CAUSE OF ACTION THAT WE MAY HAVE AS A RESULT OF THE DEDICATION OR EXACTIONS MADE HEREIN.

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

IN TESTIMONY WHEREOF, FORT BEND COUNTY HAS CAUSED THESE PRESENTS TO BE SIGNED BY KP GEORGE, IT'S COUNTY JUDGE, THEREUNTO AUTHORIZED

AND ATTESTED BY KP George IT'S County Judge

THIS 27 DAY OF February, 2020

FORT BEND COUNTY

BY KP George
KP GEORGE
COUNTY JUDGE

ATTESTED: Donna Ospina

NAME: Donna Ospina

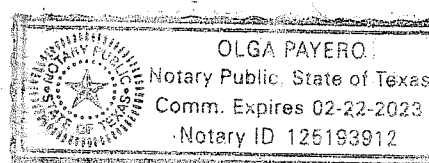
TITLE: Court Services Mgr

STATE OF TEXAS)

COUNTY OF FORT BEND)

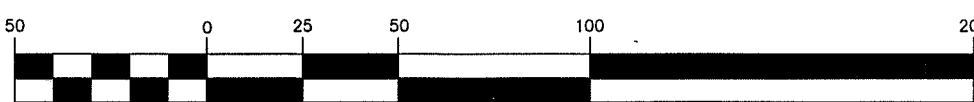
BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED KP GEORGE, COUNTY JUDGE OF FORT BEND COUNTY, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE ABOVE AND FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED AND IN THE CAPACITY THEREIN AND HEREIN SET OUT.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS 27 DAY
OF February, 2020



(PRINT NAME) Olga Payero
NOTARY PUBLIC IN AND FOR
THE STATE OF TEXAS
MY COMMISSION EXPIRES: 2-22-23

GRAPHIC SCALE



(IN FEET)
1 inch = 50 ft.

GENERAL NOTES:

- B.L. INDICATES BUILDING LINE; U.E. INDICATES UTILITY EASEMENT; STM. S.E. INDICATES STORM SEWER EASEMENT; W.L.E. INDICATES WATER LINE EASEMENT; S.S.E. INDICATES SANITARY SEWER EASEMENT; F.H.E. INDICATES FIRE HYDRANT EASEMENT; H.L.&P.E. INDICATES HOUSTON LIGHTING AND POWER EASEMENT; D.E. INDICATES DRAINAGE EASEMENT; P.L. INDICATES PROPERTY LINE; ESMT INDICATES EASEMENT, F.B.C.D.R. INDICATES FORT BEND COUNTY OFFICIAL RECORDS.

- BENCHMARK: NGS VERTICAL CONTROL DISK AW4730 LOCATED AT THE ENTRANCE TO THE FORT BEND COUNTY COURTHOUSE ON JACKSON AND S. 4TH STREET SET VERTICALLY IN THE NORTH BRICK WALL OF THE ENTRANCE. ELEV.=97.88 (NAVD' 88, 1991 ADJ.)

TBM: ON TOP OF P-K NAIL IN ASPHALT AT THE SOUTHEAST CORNER OF BLOCK 74
ELEV.=92.43 (NAVD' 88, 1991 ADJ.)

- ELEVATIONS USED FOR DELINEATING CONTOUR LINES ARE BASED UPON NAVD '88 DATUM, 1991 ADJ.

- ALL BEARINGS ARE REFERENCED TO STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE, NAD' 83. COORDINATES SHOWN ARE GRID COORDINATES.

- THIS PLAT WAS PREPARED TO MEET THE REQUIREMENTS OF THE CITY OF RICHMOND AND FORT BEND COUNTY.

- THIS PLAT LIES WHOLLY WITHIN THE FORT BEND COUNTY DRAINAGE DISTRICT, FORT BEND COUNTY, THE CITY OF RICHMOND, AND LAMAR CONSOLIDATED INDEPENDENT SCHOOL DISTRICT

- THIS PROPERTY LIES IN SHADED ZONE "X" AS PER THE FLOOD INSURANCE RATE MAPS, COMMUNITY PANEL NO. 480231 0235 L, EFFECTIVE DATE APRIL 2, 2014.

- THERE ARE NO PIPELINES NOR PIPELINE EASEMENTS WITHIN THE LIMITS OF THIS SUBDIVISION.

- THE TOP OF ALL FLOOR SLABS CONSTRUCTED HEREAFTER SHALL BE A MINIMUM OF 93.0 FEET ABOVE MEAN SEA LEVEL. THE MINIMUM BUILDING SLAB ELEVATION SHALL BE ONE (1) FOOT ABOVE THE 100 YEAR FLOOD ELEVATION, OR ONE (1) FOOT ABOVE TOP OF CURB OR 1.5 FEET ABOVE NATURAL GROUND, WHICHEVER IS HIGHER.

- THIS PLAT COMPLIES WITH A CITY PLANNING LETTER PREPARED BY INTEGRITY TITLE COMPANY, CPL NO. 1933701A, EFFECTIVE DATE DECEMBER 20, 2019.

- THIS PROPERTY IS SUBJECT TO ZONING BY CITY OF RICHMOND ORDINANCE AND ALL REGULATIONS SET FORTH THEREIN. THE PROPERTY IS CURRENTLY ZONED OT, OLDE TOWN, AS PER THE UNIFIED DEVELOPMENT CODE AND ALL REGULATIONS PERTAINING TO THE AFOREMENTIONED DISTRICT WOULD APPLY.

- THE DRAINAGE SYSTEM FOR THIS SUBDIVISION WITHIN FORT BEND COUNTY IS DESIGNED IN ACCORDANCE WITH THE FORT BEND DRAINAGE CRITERIA MANUAL WHICH ALLOWS STREET PONDING WITH INTENSE RAINFALL EVENTS.

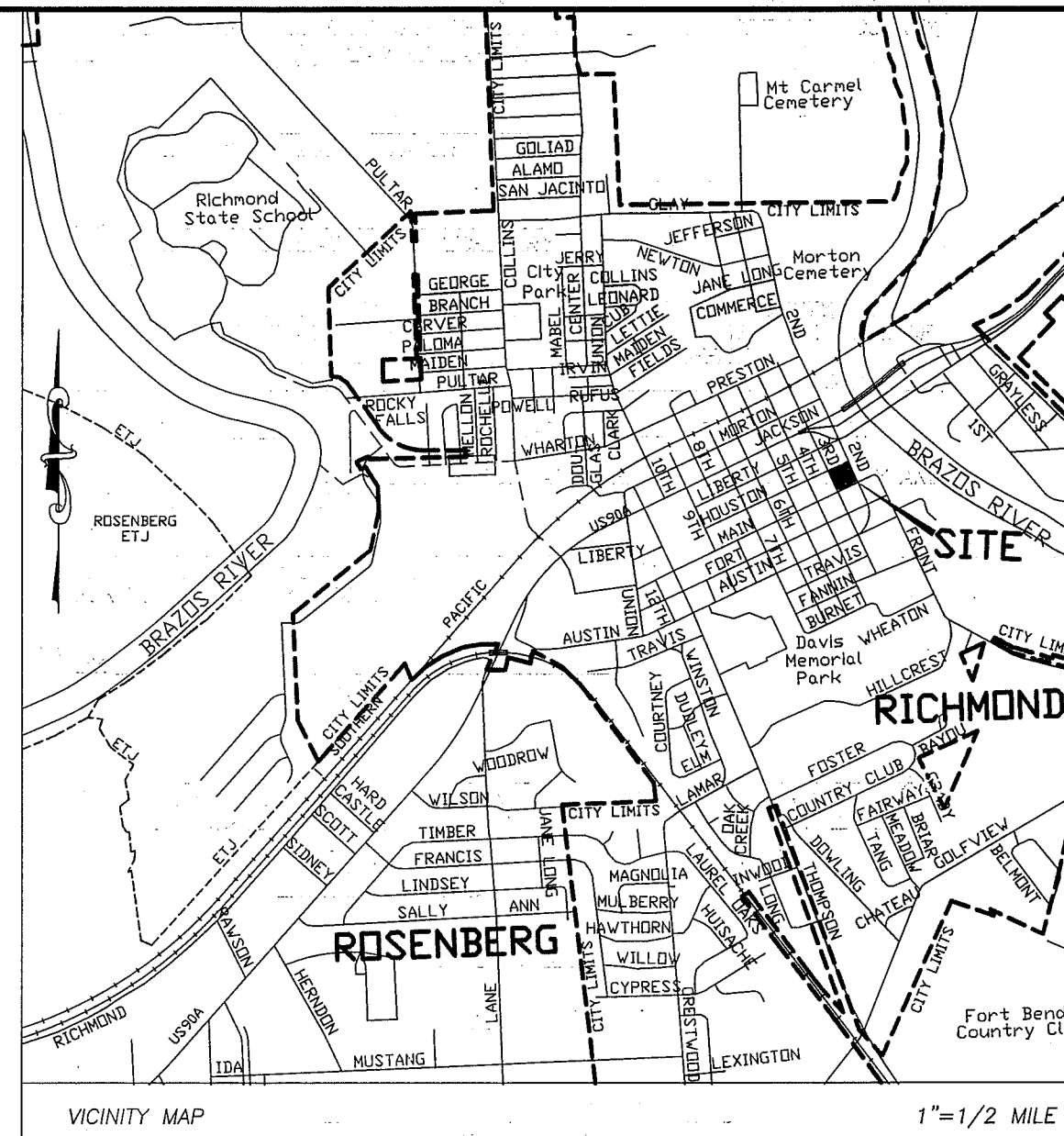
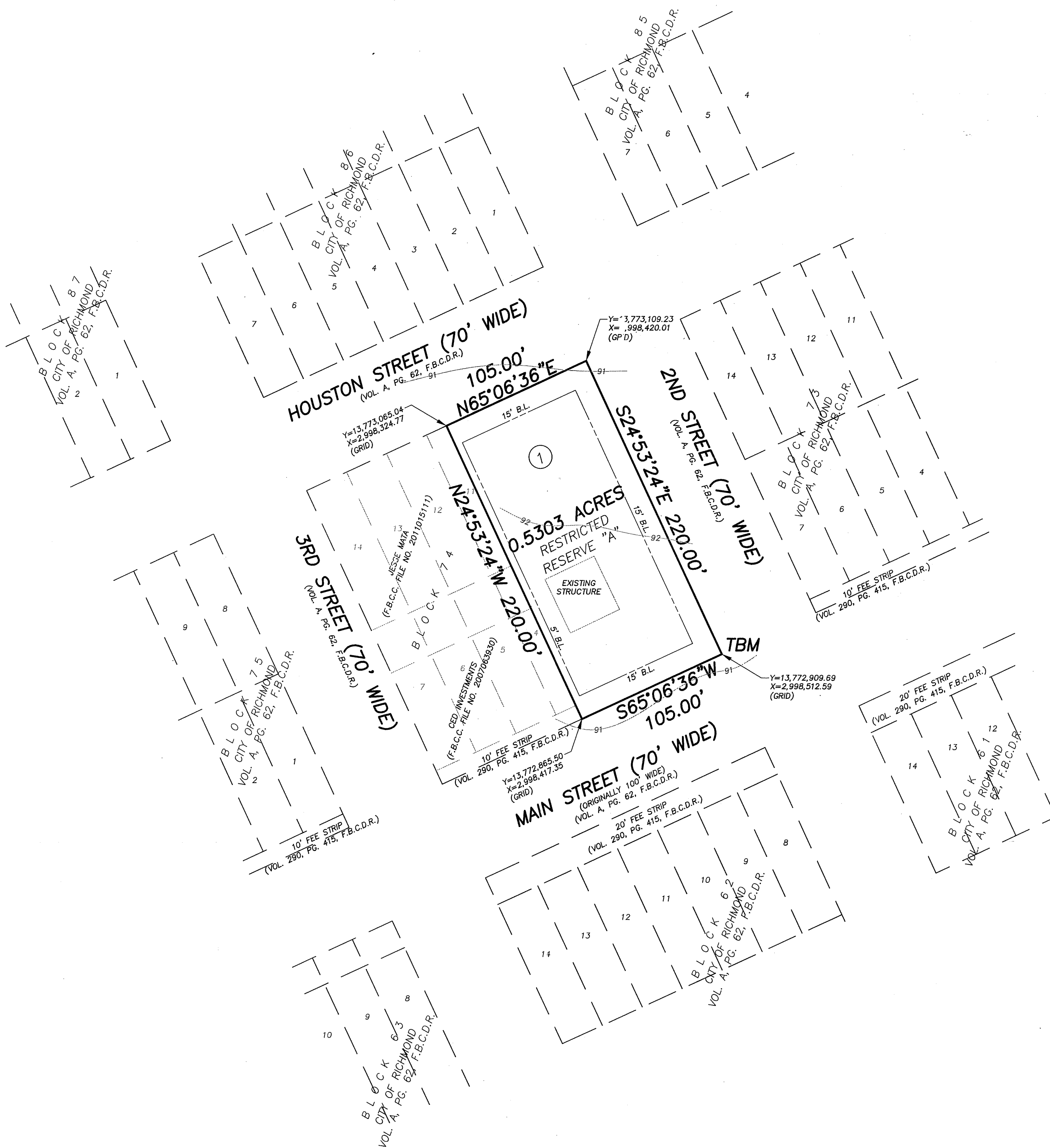
- THIS PLAT LIES IN LIGHTING ZONE 3 (LZ3)

- SIDEWALKS SHALL BE BUILT PER SECTION 4.5.201 OF THE UNIFIED DEVELOPMENT CODE.

I, RANDY S. McCLENDON, AM AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF SURVEYING, AND CERTIFY THAT THE ABOVE SUBDIVISION IS TRUE AND CORRECT, WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY MADE UNDER MY SUPERVISION ON THE GROUND AND THAT ALL BOUNDARY CORNERS, ANGLE POINTS, POINTS OF CURVATURE AND OTHER POINTS OF REFERENCE HAVE BEEN MARKED WITH IRON (OR OTHER SUITABLE PERMANENT FERROUS METAL) PIPES OR RODS HAVING A OUTSIDE DIAMETER OF NOT LESS THAN FIVE-EIGHTS (5/8) INCH AND A LENGTH OF NOT LESS THAN THREE (3) FEET.



Randy S. McClendon
RANDY S. McCLENDON
REGISTERED PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NO. 4079



STATE OF TEXAS)

COUNTY OF FORT BEND)

THIS PLAT OF FORT BEND COUNTY MEDIC 6 SITE APPROVED BY THE CITY MANAGER OF THE CITY OF RICHMOND,

TEXAS. THIS THE 4th DAY OF March, 2020

SIGNED Terri Vela
TERRI VELA, CITY MANAGER.

STATE OF TEXAS)

COUNTY OF FORT BEND)

THIS PLAT OF FORT COUNTY MEDIC 6 SITE APPROVED ON February 17, 2020 BY THE CITY OF RICHMOND CITY COMMISSION, AND SIGNED

THIS THE 4th DAY OF March, 2020

PROVIDED, HOWEVER, THIS APPROVAL SHALL BE INVALID, AND NULL, AND VOID, UNLESS THIS PLAT IS FILED WITH THE COUNTY CLERK OF FORT BEND COUNTY, TEXAS, WITHIN ONE (1) YEAR HEREAFTER.

SIGNED Evelyn W. Moore
EVALYN W. MOORE, MAYOR

SIGNED Laura Scarlato
LAURA SCARLATO, CITY SECRETARY

I, LAURA RICHARD, COUNTY CLERK IN AND FOR FORT BEND COUNTY, DO HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT WITH ITS CERTIFICATE OF AUTHENTICATION WAS FILED FOR RECORDATION IN MY OFFICE ON MARCH 6th, 2020, AT 11:50 O'CLOCK A.M.

IN PLAT NO. 20200066 OF THE PLAT RECORDS OF SAID COUNTY.

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

Laura Richard

LAURA RICHARD, COUNTY CLERK
FORT BEND COUNTY, TEXAS

BY: Elizabeth Lopez
DEPUTY

FORT BEND COUNTY MEDIC 6 SITE

0.5303 ACRES

A SUBDIVISION

IN THE JANE LONG LEAGUE

ABSTRACT NO. 55

CITY OF RICHMOND

FORT BEND COUNTY, TEXAS

BEING A REPLAT OF LOTS 1, 2, 3, 8, 9, 10, AND THE EAST 1/2 OF LOTS 4 AND 11 AND THE ADJACENT 10-FOOT STRIP ON THE NORTH SIDE OF MAIN STREET BLOCK 74, CITY OF RICHMOND, VOL. A, PG. 62, F.B.C.D.R.

REASON FOR THE REPLAT:
TO CREATE ONE RESERVE

1 BLOCK 0 LOTS 1 RESERVE

FEBRUARY 25, 2020 CR/81-1907P

OWNER:

FORT BEND COUNTY

KP GEORGE, COUNTY JUDGE

401 JACKSON STREET

RICHMOND, TEXAS 77469

(281) 342-3411

SURVEYOR:

TEXAS SURVEYING, INC.

FIRM NO. 10031300

1810 FIRST OAKS ST., SUITE 220

RICHMOND, TEXAS 77406

(281) 240-9099

RESERVE	USE	SQ. FT.	ACRES
A	RESTRICTED	23,100	0.5303
TOTAL		23,100	0.5303