

PLAT RECORDING SHEET

PLAT NAME: Crossbridge Church at Harvest Green

PLAT NO: _____

ACREAGE: 14.429

LEAGUE: William Morton One and One-Half League Grant and The Jane Wilkins One League Grant

ABSTRACT NUMBER: A-62 and A-96

NUMBER OF BLOCKS: 1

NUMBER OF LOTS: 0

NUMBER OF RESERVES: 1

OWNERS: Crossbridge Community Church

(DEPUTY CLERK)

STATE OF TEXAS §
COUNTY OF FORT BEND §

We, Crossbridge Community Church, acting by and through Diego Armerdantz, its Executive Pastor, owner hereinafter referred to as Owners of the 14.429 acre tract described in the above and foregoing map of CROSSBRIDGE CHURCH AT HARVEST GREEN, do hereby make and establish said subdivision and development plan 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 or public places shown thereon for the purposes and considerations herein expressed; and do hereby bind ourselves, our heirs, successors and assigns to maintain 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 on 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 pole 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 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, We do hereby covenant and agree that all of the property within the boundaries of this subdivision and adjacent to any drainage easement, shall be 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, We do hereby dedicate to the public a strip of land twenty (20) feet wide on each side of the center line of any and all bouyas, creeks, gulches, canals, drains and drainage ditches located in said subdivision, as easements for drainage purposes, Fort Bend County or any other governmental entity shall have the right to enter upon said easement at any time and at times for the purposes of construction and maintenance of drainage facilities and structures.

FURTHER, We 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 Crossbridge Community Church has caused these presents to be signed by Diego Armerdantz, its Executive Pastor, thereunto authorized, this _____ day of _____, 20____.

Crossbridge Community Church

By: Diego Armerdantz
Executive Pastor

STATE OF TEXAS §
COUNTY OF FORT BEND §

BEFORE ME, the undersigned authority, on this day personally appeared Diego Armerdantz, Executive Pastor of Crossbridge Community Church, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that they executed the same for the purposes and considerations therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this _____ day of _____, 20____.

Notary Public in and for the State of Texas

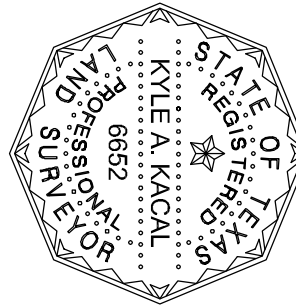
Print Name _____

My commission expires: _____

CERTIFICATE FOR SURVEYOR

I, KYLE A. KACAL, AM REGISTERED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF SURVEYOR. I HEREBY CERTIFY THAT THE ABOVE DESCRIBED PLAT AND SUBDIVISION WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY MADE UNDER MY SUPERVISION ON THE GROUND, THAT, EXCEPT AS SHOWN ALL BOUNDARY CORNERS, ANGLES POINTS, POINTS OF CURVATURE AND OTHER POINTS OF REFERENCE HAVE BEEN MARKED WITH IRON (OR OTHER OBJECTS OF PERMANENT NATURE) PIPES OR RODS HAVING AN OUTSIDE DIAMETER OF NOT LESS THAN FIVE EIGHTS (5/8) INCH AND A LENGTH OF NOT LESS THAN THREE (3) FEET; AND THAT THE PLAT BOUNDARY CORNERS HAVE BEEN TIED TO THE TEXAS COORDINATE SYSTEM OF 1983, SOUTH CENTRAL ZONE.

KYLE A. KACAL
REGISTERED PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NO. 6652



I, AM ROBERTS, 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.

AM ROBERTS
PROFESSIONAL ENGINEER NO. _____

STATE OF TEXAS §
COUNTY OF FORT BEND §

This plat of Crossbridge Church at Harvest Green Subdivision approved by the City Manager of the City of Richmond, Texas.

This the _____ day of _____, 20____.

Trent Veda, City Manager

STATE OF TEXAS §
COUNTY OF FORT BEND §

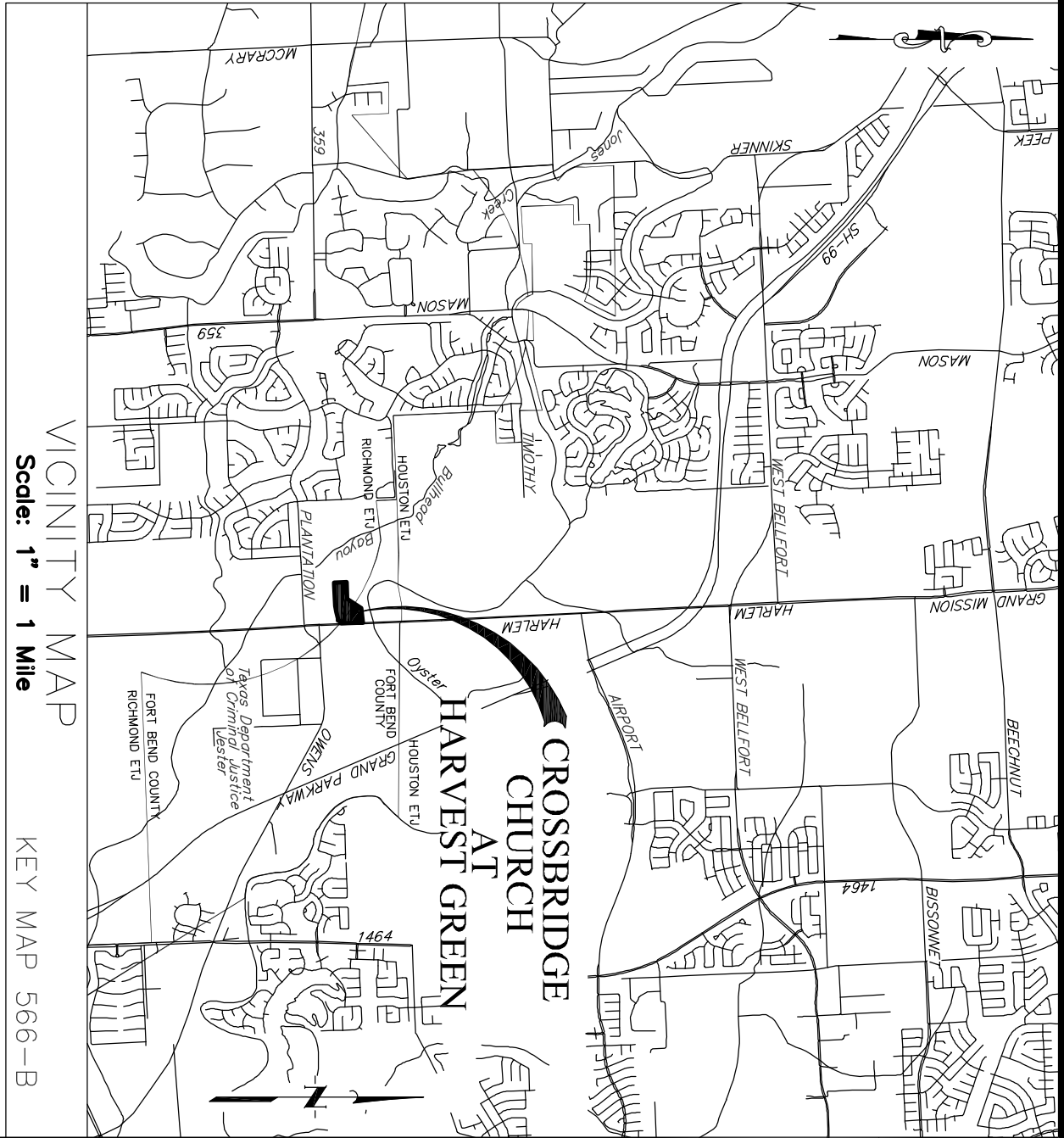
This plat of Crossbridge Church at Harvest Green Subdivision approved on _____

by the City of Richmond City Commission, and signed this the _____ day of _____, 20____.

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 _____
Rebecca Kennedy Hogg, Mayor

Signed _____
Laura Scurato, City Secretary



1. J. Stacy Sawinski, P.E., 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, Precinct 1, and that the plat meets all requirements of the drainage from this subdivision on the intercepting drainage artery or parent stream or any other area or subdivision within the watershed.

APPROVED by the Commissioners' Court of Fort Bend County, Texas, this _____ day of _____, 20____.

Vincent M. Warden, Jr.
Commissioner, Precinct 1

Ken George
County Judge

W.A. Andy Meyers
Commissioner, Precinct 3

Ken Dalkerton
Commissioner, Precinct 4

THE STATE OF TEXAS §

COUNTY OF FORT BEND §

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 registration in my office on _____, 20____, at _____ o'clock _____ in Plot Number(s) _____ 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
Fort Bend County, Texas

By: _____
Deputy

FINAL PLAT OF CROSSBRIDGE CHURCH AT HARVEST GREEN

A SUBDIVISION OF 14.429 ACRES OF LAND
LOCATED IN THE
WILLIAM MORTON ONE AND ONE-HALF LEAGUE GRANT, A-62
AND THE JANE WILKINS ONE LEAGUE GRANT, A-96
FORT BEND COUNTY, TEXAS

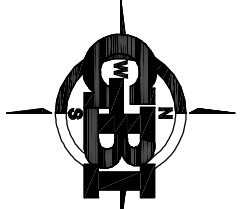
LOTS: 0 RESERVES: 1 BLOCKS: 1
SCALE: 1"=60'

CROSSBRIDGE COMMUNITY CHURCH
OWNERS:
A TEXAS NON-PROFIT CORPORATION
935 ELDRIDGE ROAD #292
SUGAR LAND, TEXAS 77478
281-513-8300

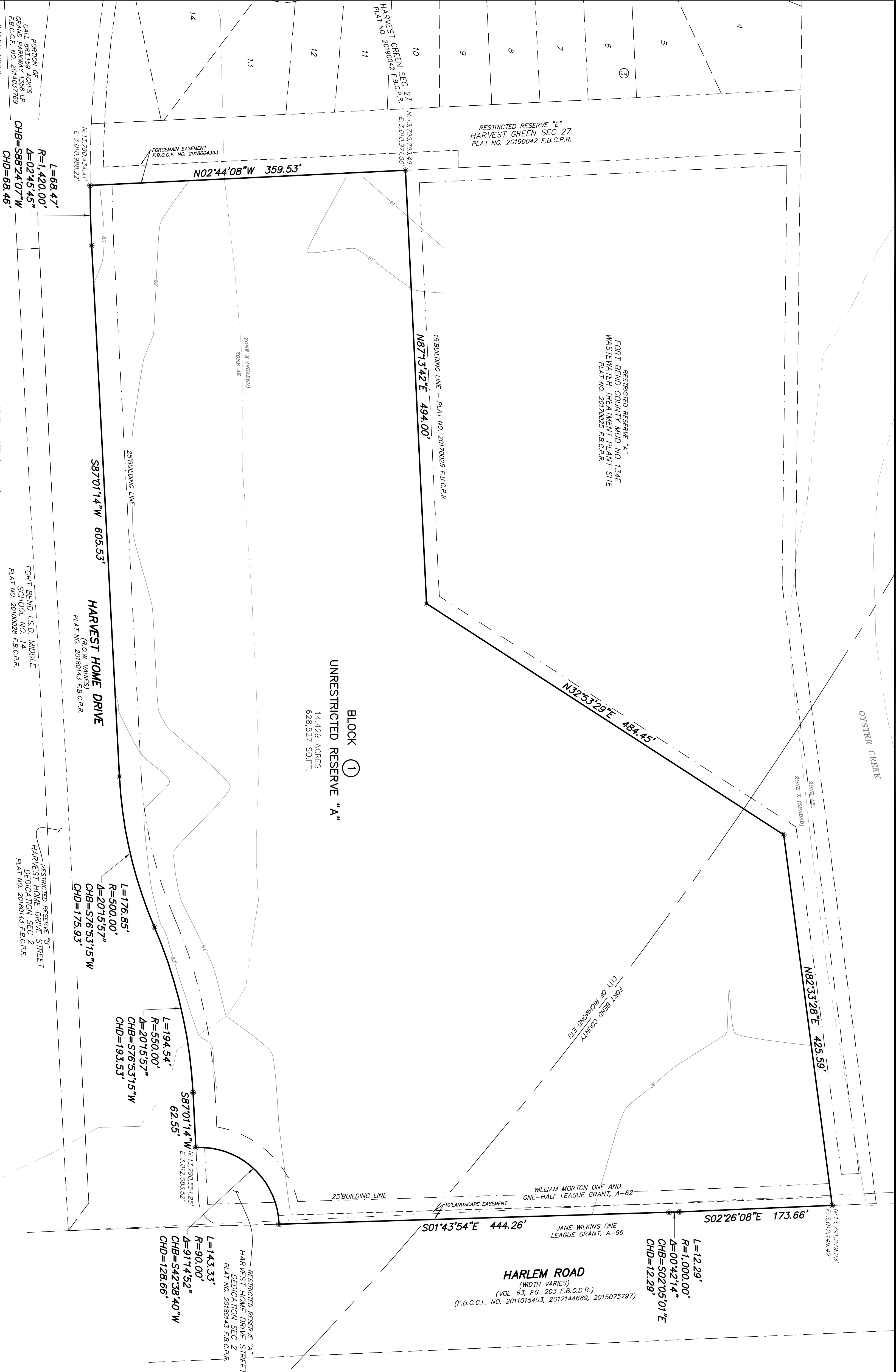
ENGINEER:

SURVEYOR:

ROBERTS ENGINEERING GROUP, LLC
TYPE FIRM REG. NO. F-17223
5610 BERGENFIELD CT.
KATY, TEXAS 77450



4724 HESTIA ROAD • P.O. BOX 100
KATY, TEXAS 77450
713.944.423
713.944.423
KYLE A. KACAL
REGISTERED PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NO. 6652



GENERAL NOTES (continued)

13.) 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 pre-development improvements or obstructions may be removed by any public utility at the property owner's expense.

14.) Contours shown herein are based on data collected in September 2019 and represent pre-development conditions.

15.) Site plans shall be submitted to Fort Bend County and any other applicable jurisdictions for review and approval to obtain a Development Permit, Development Permits and all other applicable permits shall be obtained from Fort Bend County prior to beginning construction.

16.) All future development should verify that the minimum sub elevation is at least 12" above the maximum extreme event ponding elevation within the site.

GENERAL NOTES

- 1.) The coordinates shown herein are Texas South Central Grid Zone No. 4204 State Plane Grid Coordinates (NAD83) and may be brought to surface by applying the following combined scale factor: 0.9998799134 based on GPS observations. All distances are surface values and may be converted to grid by applying the combined adjustment factor 0.99987799134.
- 2.) All bearings shown herein are referenced to the Texas Coordinate System of 1983, South Central Zone, based on GPS observations. All distances are surface values and may be converted to grid by applying the combined adjustment factor 0.99987799134.
- 3.) According to FEMA Flood Insurance Rate Map (FIRM) No. 481570040L, map revised April 02, 2014, the surveyed tract lies in Zones X (Shaded) and AE. Floodplain delineation boundaries shown herein were scaled from said FIRM and should be considered approximate.
- 4.) All building lines along street rights-of-way are shown on this plat.
- 5.) This subdivision lies partially within the extrajurisdictional jurisdiction of the City of Richmond, Fort Bend County, Texas and partially within Fort Bend County jurisdiction.
- 6.) The drainage system for this subdivision is designed in accordance with the Fort Bend County Drainage District Criteria Manual which allows for street ponding with intense rainfall events.
- 7.) The top of all floor slabs shall be a minimum of 85.58 feet (NAVD 88). In addition, no top of slab elevation shall be less than 24 inches above the lowest top of curb adjacent to the lot in which it lies. In addition, no top of slab elevation shall be less than 24 inches above the lowest top of curb adjacent to the ground along the perimeter of the building foundation and 12 inches above any down gradient roadway or drainage restriction, whichever is higher.
- 8.) Structures shall be built or covered to be built not less than five 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 the plat, in accordance with the A.D.A. Standards shall be built per Section 4.5.201 of the City of Richmond UDC.
- 9.) This subdivision is located in Outdoor Lighting Zone L2-3 as administered by Fort Bend County.
- 10.) All drainage easements to be kept clear of fences, buildings, vegetation, and other obstructions to the operation and maintenance of the drainage facility.
- 11.) All property to drain into the drainage easement only through an approved drainage structure.
- 12.) No pipeline or pipeline easements exist within the boundary of this plat, except as shown.

DISTRICT NAMES	
MWD/NUD	F.B.C.M.U.D. NO. 134E
NUD	FORT BEND COUNTY DRAINAGE DISTRICT
SCHOOL	FORT BEND COUNTY I.S.D. NO. 100
UTILITY OR CITY E.U.	RICHMOND E.U.
UTILITIES CO.	ENTERPOINT ENERGY

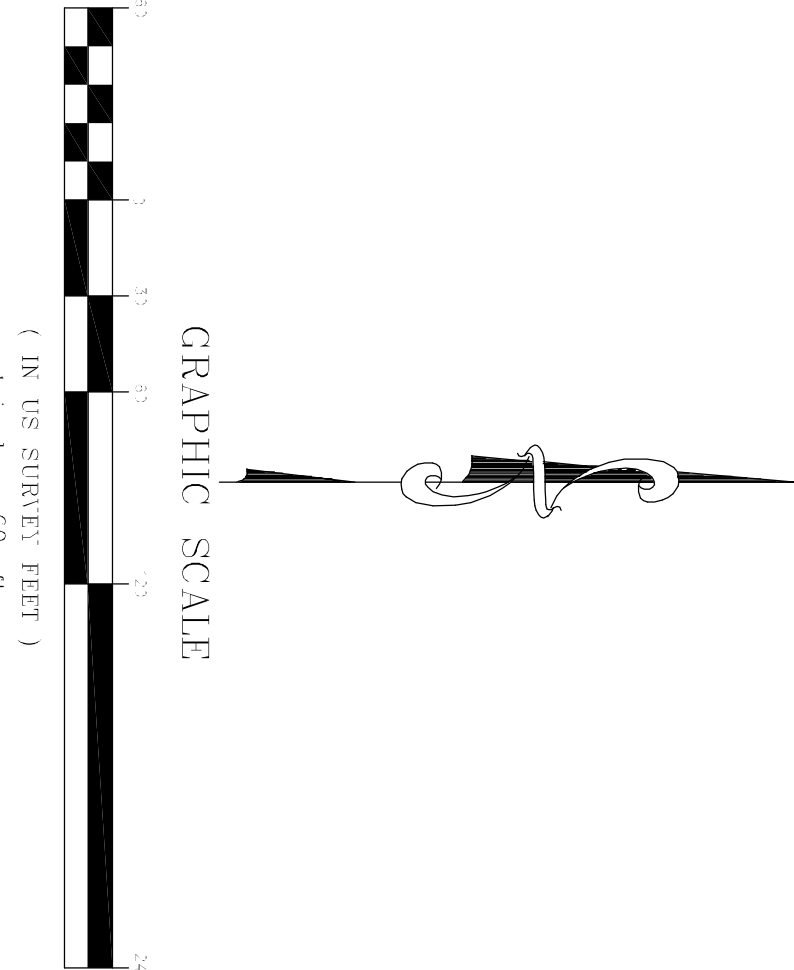
LEGEND

F.B.C.G. FORT BEND COUNTY AGENCIES FILE

F.B.C.G. FORT BEND COUNTY PLAT RECORDS

RIGHT-OF-WAY

5/8" IRON ROD W/ "GBI PARTNERS" CAP



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OWNERS:
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281-513-9300

ENGINEER:

ROBERTS ENGINEERING GROUP, LLC
TYPE FIRM REG. NO. F-17223
5610 BERGENFIELD CT
KATY, TEXAS 77450

GBI PARTNERS
LAND SURVEYING CONSULTANTS
4724 HENRY ROAD • P.O. BOX 404 • TX 77505
713.615.1111 • 713.615.1112
713.615.1113 • 713.615.1114

DATE: NOVEMBER, 2020
REGISTERED PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NO. 66552

