

Issue Date : 5/8/2007

TAX CERTIFICATE

Bk Vol Pg

102 N. LBJ Dr.
San Marcos, TX 78666
Ph: 512-393-5545 Fax: 512-393-5517

This certificate includes tax years up to 2006

Entities to which this certificate applies:

RSP - Special Road Dist
GHA - Hays County
FNW - Northwest Hays Co ESD #5
ENR - North Hays County ESD #1
SDS - Dripping Springs ISD

Property Information		Owner Information	
Property ID : 11-9263-0000-00100-4		Owner ID : 00007767	
Quick-Ref ID : R118046		KORINKE DENISE & DENNIS & GOODE	
	Value Information	KEI	
	Land HS : \$0.00	38 NEW HAVEN	
	Land NHS : \$0.00	LAGUNA NIGUEL, CA 92697	
	Imp HS : \$0.00		
	Imp NHS : \$0.00		
S9263 - VISTA RANCH, LOT	Ag Mkt : \$980,560.00	Ownership: 100.00%	
1, ACRES 35.02	Ag Use : \$2,090.00		
	Tim Mkt : \$0.00		
	Tim Use : \$0.00		
	HS Cap Adj : \$0.00		
	Assessed : \$2,090.00		

This Document is to certify that after a careful check of the Tax Records of this Office, the following Current or Delinquent Taxes, Penalties, and Interest are due on the Property for the Taxing Entities described above:

Entity	Year	Current Tax	Penalty	Interest	Total
RSP	2006	1.48	0.00	0.00	0.00
GHA	2006	7.92	0.00	0.00	0.00
FNW	2006	1.37	0.00	0.00	0.00
ENR	2006	0.59	0.00	0.00	0.00
SDS	2006	35.11	0.00	0.00	0.00

Total for current bills if paid by 5/31/2007 : \$0.00

Total due on all bills 5/31/2007 : \$0.00

2006 taxes paid for entity RSP \$1.48

2006 taxes paid for entity GHA \$7.92

2006 taxes paid for entity FNW \$1.37

2006 taxes paid for entity ENR \$0.59

2006 taxes paid for entity SDS \$35.11

2006 Total Taxes Paid : \$46.47

If applicable, the above-described property is receiving special valuation based on its use. Additional rollback taxes that may become due based on the provisions of the special valuation are not indicated in this document.

This certificate does not clear abuse of granted exemptions as defined in Section 11.43, Paragraph (i) of the Texas Property Tax Code.


Signature of Authorized Officer of the Tax Office

Date of Issue : 05/08/2007
Requestor : MCALISTER ROBERT T & JILL K,
Ref. Number : SM-2007-219297
Fee Paid : \$10.00
Payer : PRO TECH ENGINEERING

REPRINTED TAX RECEIPT

HAYS COUNTY TAX OFFICE
Luanne Caraway Tax Assessor-Collector
102 N. LBJ Drive
San Marcos, TX 78666
(512) 393-5545

This is a receipt for taxes paid as of 11/08/2006 based upon the tax records of the County Tax Office.

Bk Vol Ps
70013339 DPR 3162 128

Station : starlene	Receipt Number : DS-2006-010170
Cashier : Starlene	Date Paid : 11/08/2006 Effective Date: 11/08/2006
Tax Years : 2006	Tender Method : Check Payment - 1206
Payor : TAL MCALISTER	Total Paid : 118.99

Payor: TAL MCALISTER
2007 KEY WEST COVE
AUSTIN, TX 78746

Owner: Multiple Owners

LEGAL DESCRIPTION

ENTITIES

R63355 : TEXAS HERITAGE VILLAGE SEC 2, LOT 1, ACRES 1.325	CDS City Of Dripping Springs
R63356 : TEXAS HERITAGE VILLAGE SEC 2, LOT 2, ACRES 1.257	SDS Dripping Springs ISD
R112021 : A0415 PHILIP A SMITH SURVEY, ACRES 42.06	GHA Hays County
R118046 : S9263 - VISTA RANCH, LOT 1, ACRES 35.02	ENR North Hays County
	FNW Northwest Hays County
	RSP Special Road Dist

Filed for Record in:
Hays County
Date: 11/08/2006 at 01:42P
Document Number: 70013339
Amount: 106.00
Receipt Number: 170452
By:
Rose Robinson, Deputy
Linda C. Fritsche, County Clerk
Hays County

PAYMENT SUMMARY

R63355 - MCALISTER ROBERT T & JILL K (09139317)
2007 KEY WEST CV AUSTIN, TX 78746

11-8689-0000-00100-4

Tax Year / Taxing Unit	Taxable Value	Tax Rate	Levy	Tax Paid	Penalty&Int	Coll. Penalty	Amount Paid
2006 CDS	130.00	0.100000	0.13	0.13	0.00	0.00	0.13
2006 SDS	130.00	1.680100	2.18	2.18	0.00	0.00	2.18
2006 GHA	130.00	0.379000	0.49	0.49	0.00	0.00	0.49
2006 ENR	130.00	0.028400	0.04	0.04	0.00	0.00	0.04
2006 FNW	130.00	0.065700	0.09	0.09	0.00	0.00	0.09
2006 RSP	130.00	0.071000	0.09	0.09	0.00	0.00	0.09
Total Payment for Property R63355							3.02

R63356 - MCALISTER ROBERT T & JILL K (09139317)
2007 KEY WEST CV AUSTIN, TX 78746

11-8689-0000-00200-4

Tax Year / Taxing Unit	Taxable Value	Tax Rate	Levy	Tax Paid	Penalty&Int	Coll. Penalty	Amount Paid
2006 CDS	120.00	0.100000	0.12	0.12	0.00	0.00	0.12
2006 SDS	120.00	1.680100	2.01	2.01	0.00	0.00	2.01
2006 GHA	120.00	0.379000	0.45	0.45	0.00	0.00	0.45
2006 ENR	120.00	0.028400	0.03	0.03	0.00	0.00	0.03
2006 FNW	120.00	0.065700	0.08	0.08	0.00	0.00	0.08
2006 RSP	120.00	0.071000	0.09	0.09	0.00	0.00	0.09
Total Payment for Property R63356							2.78

R112021

10-0415-0005-00001-4

Tax Year / Taxing Unit	Taxable Value	Tax Rate	Levy	Tax Paid	Penalty&Int	Coll. Penalty	Amount Paid
2006 CDS	0.00	0.100000	2.87	2.87	0.00	0.00	2.87
2006 SDS	0.00	1.680100	48.22	48.22	0.00	0.00	48.22
2006 GHA	0.00	0.379000	10.88	10.88	0.00	0.00	10.88
2006 ENR	0.00	0.028400	0.82	0.82	0.00	0.00	0.82
2006 FNW	0.00	0.065700	1.89	1.89	0.00	0.00	1.89
2006 RSP	0.00	0.071000	2.04	2.04	0.00	0.00	2.04
Total Payment for Property							66.72

R118046 - KORINKE DENISE & DENNIS & GOODE KEI (00007767)
38 NEW HAVEN LAGUNA NIGUEL, CA 92697

11-9263-0000-00100-4

OVERSIZED MAP(S)

To View

OVERSIZED Map

Or

Documents

You can call CENTRAL RECORDS

Main Line

(512) 936-7180

Attachment 4 - Written Description of the Proposed Service Area

The proposed Blue Blazes development and addition to the City of Dripping Springs water CCN service area is located along the north side of U.S. Hwy 290 and is comprised of approximately 35 acres. The southwestern corner of the area is located along U.S. Hwy 290 approximately 1.7 miles west of the intersection of U.S. Hwy 290 and Ranch Road 12 (RR 12) in Dripping Springs, Hays County, Texas. The southeastern corner of the proposed area is located along U.S. Hwy 290 approximately 1.91 miles west of the intersection of U.S. Hwy 290 and RR 12 in Dripping Springs, Hays County, Texas. The northern boundary varies from 1600 to 880 feet north of U.S. Hwy 290. The eastern boundary varies from 0 to 680 feet east of the southeastern corner of the area and the western boundary varies from 0 to 260 feet east of the southwestern corner. The proposed area is depicted graphically in Attachment 2.

Attachment 5

List of Public Water Supply Systems within 2 Mile Radius of Proposed System

1. CCN # 13207
WEST TRAVIS COUNTY PUBLIC UTILITY AGENCY
816 CONGRESS AVE STE 1900
AUSTIN, TX 78701-2478

2. CCN # 10315
DRIPPING SPRINGS WSC
PO BOX 354
DRIPPING SPRINGS, TX 78620-0354

Landowners with 25 Acres or More in Proposed Service Area

1. SMITH, JAMES A
404 E HIGHWAY 290
DRIPPING SPRINGS, TX 78620-3833

Attachment 6 – Concept Plan and Water System Analysis

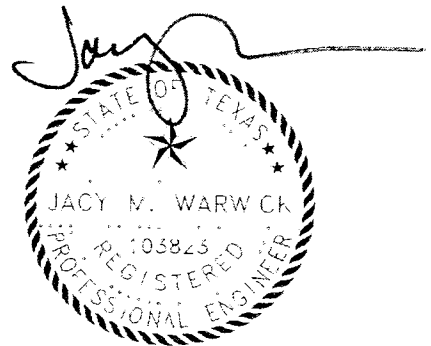
**WATER SYSTEM ANALYSIS
FOR
BLUE BLAZES RANCH
Dripping Springs, Texas**

PROJECT DESCRIPTION: Blue Blazes Ranch is a planned 35.02 acre mixed commercial and residential development. A majority of the site is planned commercial with the remaining 5.21 acres to be developed into Single Family Residential lots.

ANALYSIS PARAMETERS: The projected water demand is based upon the Blue Blazes Ranch Land Use Plan and the regulations outlined in *Chapter 290 Public Drinking Water* produced by the Texas Commission on Environmental Quality. Further assumptions affecting the water demand were based upon the projected commercial space land use for each lot.

WATER DEMAND CALCULATIONS: The water demands for each lot were calculated based on the land use type and the assumed number of people per lot. The max day demand per person was established from Table A in Chapter 290. The peak hour demand was determined by multiplying the max day demand by the peaking factor of 1.25 for elevated storage systems.

Phase	Lot	Lot Area (ac)	Land Use	Number of People	Demand per Person (gpd)	Max Day Demand (gpd)	Peak Hour Demand (gpd)
1	1	2.50	Commercial - Restaurant	350	18	6,300	7,875
1	2	2.30	Open Space - Park	0	0	0	0
2	1	1.51	Commercial - Store	175	12	2,100	2,625
2	2	2.74	Commercial - Office	120	18	2,160	2,700
2	3	1.59	Commercial - Restaurant	265	18	4,770	5,963
3	1	2.60	Commercial - Hotel	90	240	21,600	27,000
3	2	3.05	Commercial - Office	200	18	3,600	4,500
4	1	5.21	Residential - SFR	35	240	8,400	10,500
5	1	12.13	Commercial - School	1000	24	24,000	30,000
Total:						72,930	91,163



Attachment 7 – Financial Information

Although the City of Dripping of Dripping Springs has a Water CCN, the City not yet provided water service and has not constructed its water system. A standalone water system, with a master wholesale water meter, will be constructed by the Developer of the Blue Blazes Development. To the extent that the City of Dripping Springs incurs any costs in construction, operation and maintenance, management, and operation of the water system, the City has the authority to recover such costs through its rate ordinances.

The City of Dripping Springs will adopt a rate schedule, service rules, and extension policies after construction is complete and before water service is provided. Pursuant to the Wholesale Water Supply Agreement, the City will adopt service availability, plumbing regulations, an extension policy, and water conservation and drought contingency plans consistent with those of the LCRA and WTCPUA (successor to the LCRA's West Travis County Water System), including the water quality protection measures required by the USFWS and LCRA MOU dated May 2000. The rate ordinances adopted by the City will be provided to the PUC upon adoption.

Attachment 8 – Notice Forms for Publication, Neighboring Cities and Systems

Notice for Publication

NOTICE OF APPLICATION FOR CERTIFICATE OF CONVENIENCE AND NECESSITY (CCN) TO PROVIDE WATER UTILITY SERVICE IN HAYS COUNTY

City of Dripping Springs has filed an application to amend CCN No. 13030 with the Public Utility Commission of Texas to provide water utility service in Hays County.

The proposed Blue Blazes development and addition to the City of Dripping Springs water CCN service area is located along the north side of U.S. Hwy 290 and is comprised of approximately 35 acres. The southwestern corner of the area is located along U.S. Hwy 290 approximately 1.7 miles west of the intersection of U.S. Hwy 290 and Ranch Road 12 (RR 12) in Dripping Springs, Hays County, Texas. The southeastern corner of the proposed area is located along U.S. Hwy 290 approximately 1.91 miles west of the intersection of U.S. Hwy 290 and RR 12 in Dripping Springs, Hays County, Texas. The northern boundary varies from 1600 to 880 feet north of U.S. Hwy 290. The eastern boundary varies from 0 to 680 feet east of the southeastern corner of the area and the western boundary varies from 0 to 260 feet east of the southwestern corner.

See enclosed map of the proposed service area.

The total area being requested includes approximately 35 acres and zero current customers.

A copy of the proposed service area map is available at the offices of CMA Engineering, Inc. at the address below:

CMA Engineering, Inc.
235 Ledge Stone Drive
Austin, Texas 78737
512-432-1000
512-432-1015 (Fax)

A request for a public hearing must be in writing. You must state (1) your name, mailing address, and daytime telephone number; (2) the applicant's name, application number or another recognizable reference to this application; (3) the statement, "I/we request a public hearing"; (4) a brief description of how you or the persons you represent, would be adversely affected by the granting of the application for a CCN; and (5) your proposed adjustment to the application or CCN which would satisfy your concerns and cause you to withdraw your request for a hearing.

Persons who wish to intervene or comment should file with the PUC at the following address:

Filing Clerk
Public Utility Commission of Texas
1701 North Congress Avenue
P.O. Box 13326
Austin, TX 78711-3326

within thirty (30) days from the date of this publication or notice. A public hearing will be held only if a legally sufficient hearing request is received or if the Commission on its own motion requests a hearing. Only those individuals who submit a written hearing request or a written request to be notified if a hearing is set will receive notice if a hearing is scheduled.

If a public hearing is requested, the Executive Director will not issue the CCN and will forward the application to the State Office of Administrative Hearings (SOAH) for a hearing. If no settlement is reached and an evidentiary hearing is held, the SOAH will submit a recommendation to the Commission for final decision. If an evidentiary hearing is held, it will be a legal proceeding similar to a civil trial in state district court.

If you are a landowner with a tract of land at least 25 acres or more, that is partially or wholly located within the proposed area, you may request to be excluded from the proposed area (or "opt out") by providing written notice to the Commission within (30) days from the date that notice was provided by the applicant. All requests to opt out of the requested service area must include a scaled, general location map and a metes and bounds description of the tract of land.

Persons who meet the requirements to opt out, and wish to request this option should file the required documents with the:

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Austin, TX 78711-3326

A copy of the request to opt out of the proposed area must also be sent to the applicant. Staff may request additional information regarding your request.

Si desea informacion en Espanol, puede llamar al 1-888-782-8477

Notice to Neighboring Systems, Landowners and Cities

NOTICE OF APPLICATION FOR CERTIFICATE OF CONVENIENCE AND NECESSITY (CCN) TO PROVIDE WATER UTILITY SERVICE IN HAYS COUNTY, TEXAS

To: Dripping Springs WSC
P.O. Box 354
Dripping Springs, TX 78620-0354

Date Notice Mailed: _____, 2014

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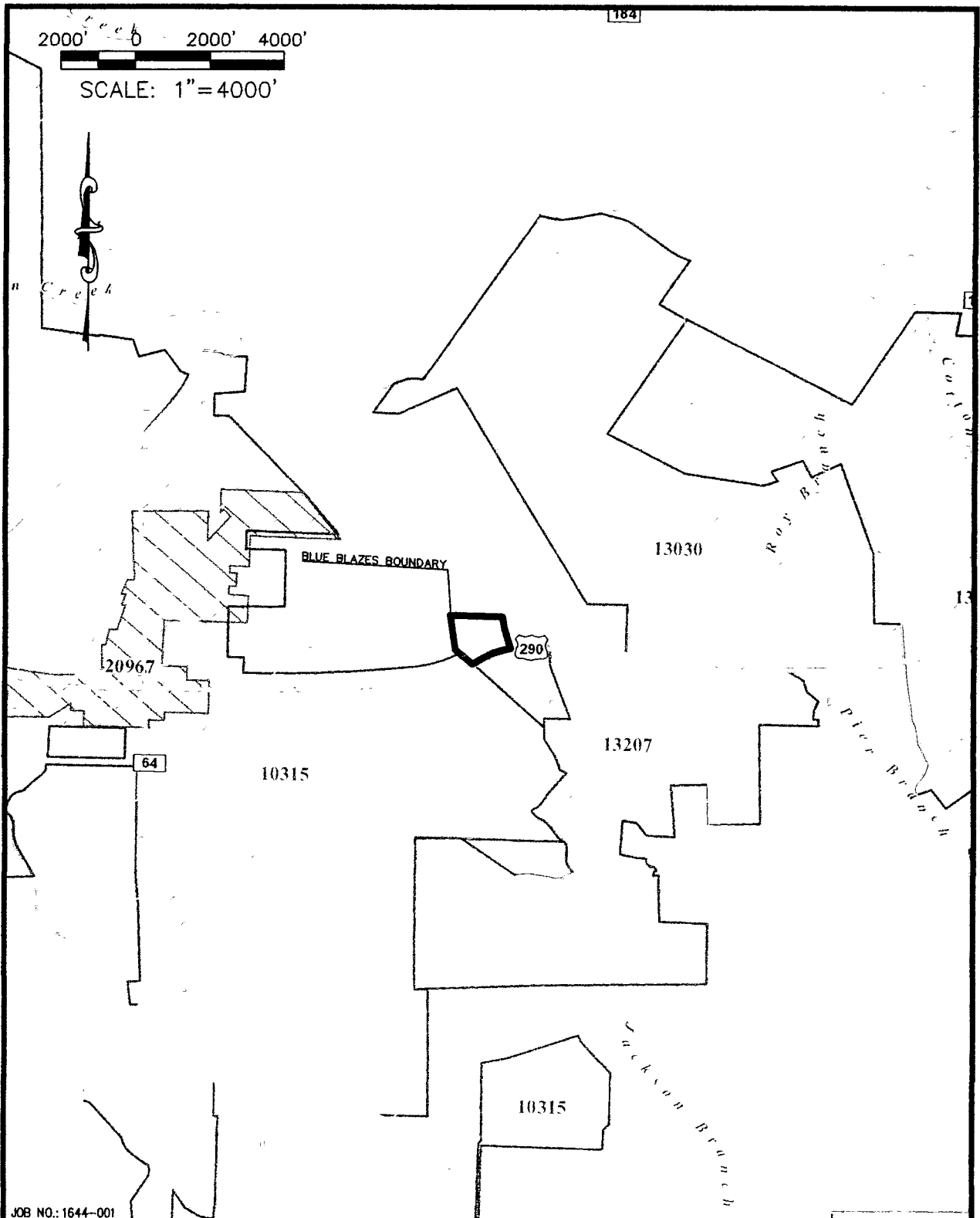
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CMA ENGINEERING, INC.

235 LEDGE STONE DRIVE
AUSTIN, TEXAS 78737
(512) 432-1000 Fax (512) 432-1015
Registration # F-3053

BLUE BLAZES WSC CCN APPLICATION GENERAL LOCATION

EXHIBIT

2

Notice to Neighboring Systems, Landowners and Cities

NOTICE OF APPLICATION FOR CERTIFICATE OF CONVENIENCE AND NECESSITY (CCN) TO PROVIDE WATER UTILITY SERVICE IN HAYS COUNTY, TEXAS

To: West Travis County
Public Utility Agency
826 Congress Ave Ste. 1900
Austin, TX 78701-2478

Date Notice Mailed: _____, 2014

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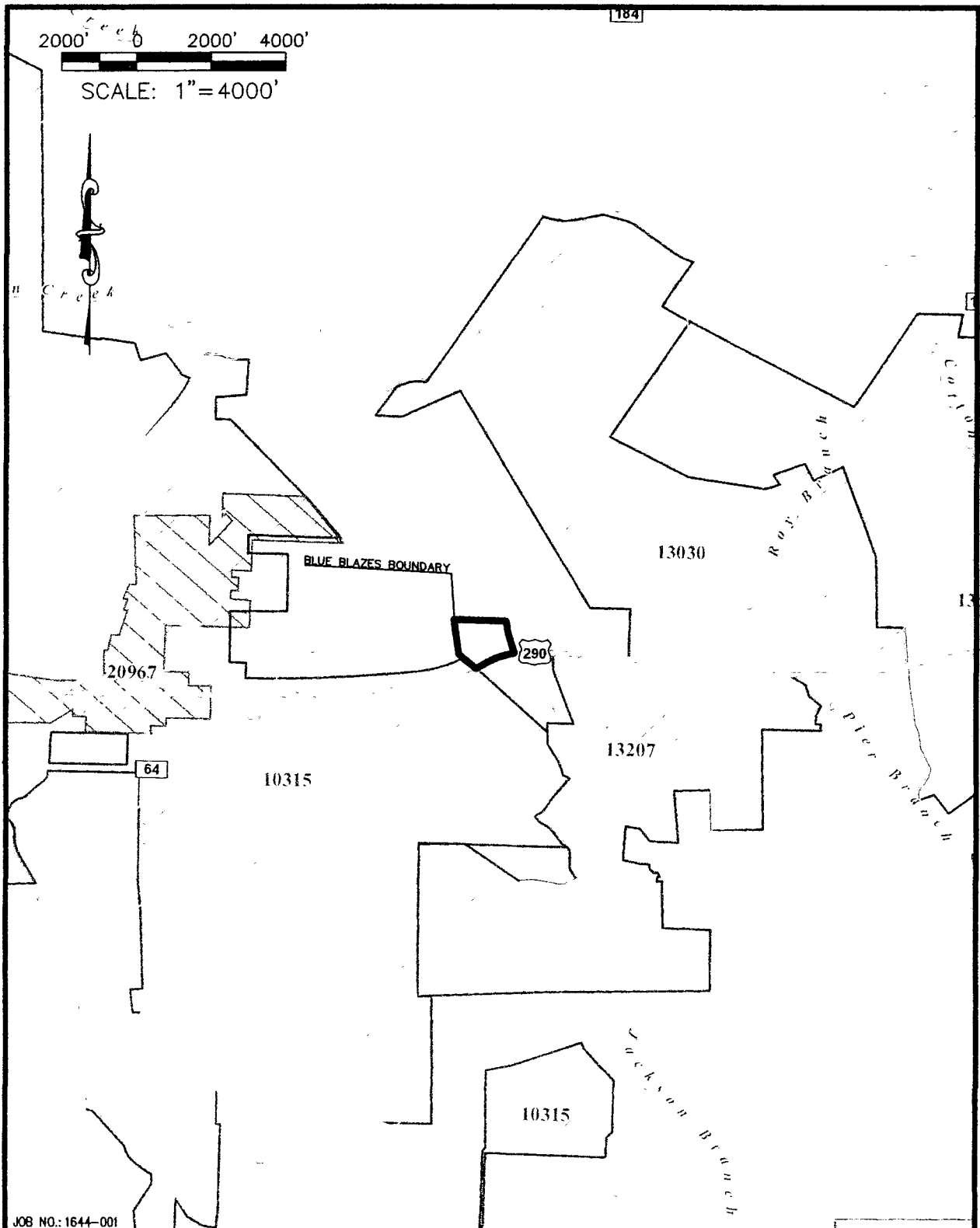
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BLUE BLAZES WSC CCN APPLICATION GENERAL LOCATION

EXHIBIT
2

Notice to Neighboring Systems, Landowners and Cities

NOTICE OF APPLICATION FOR CERTIFICATE OF CONVENIENCE AND NECESSITY (CCN) TO PROVIDE WATER UTILITY SERVICE IN HAYS COUNTY, TEXAS

To: Smith, James A
404 E Highway 290
Dripping Springs, TX 78620-3833

Date Notice Mailed: _____, 2014

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