Filing Receipt

Filing Date - 2024-03-06 10:09:10 PM

Control Number - 54947

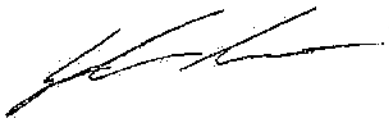
Item Number - 38

Emerald Hills Water

Docket Number: 54947

Emerald Hills Water is pleased to submit the following response to Order No. 10, please see items attached for review and consideration:

1. Statement of Planned Development
2. Existing Infrastructure
3. Survey



Thank you for your consideration.

Lyndon Nance

03-05-2024

PWS/2050077/CO
CN not assigned yet
RN not assigned yet

TEXAS COMMISSION ON ENVIRONMENTAL QUALITY

Protecting Texas by Reducing and Preventing Pollution

September 29, 2008

Dawn Corbett, Owner (Responsible Official)
Emerald Hills RV Park (Legal Entity)
23934 County Road 704
Mathis, TX 78368-4541

Subject: Public Water Supply
Information for a Proposed Public Water System
Emerald Hills RV Park – PWD ID 2050077
San Patricio County, TX

Dear Owner/Operator of a Future Public Water System:

The Public Drinking Water Section has assigned a new public water system (PWS) identification number to the project submitted by your engineer to our Texas Commission on Environmental Quality (TCEQ) Utilities Technical Review Team. The seven digit number can be found in the third line of the subject or on the top right of this letter. Please refer to this number in any correspondence or conversations with TCEQ with respect to public drinking water activities.

The TCEQ assigns PWS ID numbers in order to track public health matters; such assignment does not imply any general approval of the system. Please note that any modifications to your water system require your submittal of plans and specifications to TCEQ approval.

Your system is classified as proposed transient/non-community at this time. Though it may be many months or several years until your project is actually built, approved by TCEQ, and meets the definition of an active PWS, we would like this opportunity to introduce you to the regulatory requirements under the authority of the TCEQ. A water system that provides water to 15 connections or 25 people is a PWS by rule. You must let us know when your project reaches either of these numbers. At that time we will activate your PWS and you will be subject to all the rules and regulations applicable for your type of water system.

We have prepared this packet which provides information on design, operations, maintenance, and monitoring, reporting, and public notice protocols for public water supplies. And last but not least, opportunities for assistance. Included are the following documents:

- Link to TCEQ Water Utilities Database (WUD) - http://www3.tceq.state.tx.us/iwud/
  Please add and update inventory information concerning public water systems.
- Link to TCEQ Central Registry - http://www4.tceq.state.tx.us/crpub/
  Please complete a Core Data Form if ownership for this PWS is incorrect or changes.

- RG-195 *Rules and Regulations for Public Water Systems – Subchapter D*
- RG-346 *Drinking Water Standards Governing Drinking Water Quality and Reporting Requirements for Public Water Systems – Subchapter F*
- *Consumer Confidence Reports – Subchapter H* (Community systems only)
- RG-384 *How to Develop a Monitoring Plan for a PWS*
- RG-407 *Disinfectant Residual Reporting for Public Water Systems*
- RG-421 *Coliform Sampling for Public Water Systems*
- Boil Water Notice template
- Texas Small Public Water System Training Program. If your community or non-transient non-community PWS serves fewer than 3300 persons, your operators may be eligible for free training. Contact Sandra Mota at 512/239-6133.
- Location map/contact information for TCEQ Regional offices - http://www.tceq.state.tx.us/about/directory/maps_index.html
- Small Business and Local Governmental Assistance Program. If you need assistance working with TCEQ, please call the toll-free number 800-447-2827.

I hope that this information is useful in your continued planning and budgeting. If you require any assistance regarding the requirements for your system, please contact the Public Drinking Water Section at 512/239-4691 or by email to pdws@tceq.state.tx.us.

Sincerely,

Public Drinking Water Section
Water Supply Division
Texas Commission on Environmental Quality

cc: TCEQ Region 14 Public Water Supply
J Fletcher Kelly, JFK Group, Inc., P.E., 201 E. Sinton Street, Sinton, TX, 78387-2654
Vera Poe, P.E. - WSD, Utilities Technical Review Team Leader

Attention Owner: Confidentiality Privilege Notice on reverse side of owner's copy.

Texas Department of Licensing and Regulation

Water Well Driller/Pump Installer Section
P.O. Box 12157 Austin, Texas 78711 (512)463-7880 FAX (512)463-8616
Toll free (800)803-9202
Email address: water.well@license.state.tx.us Web address: www.license.state.tx.us

This form must be completed and filed with the department and owner **within 60 days** upon completion of the well.

WELL REPORT

A. WELL IDENTIFICATION AND LOCATION DATA

1) OWNER

Name:	Address:	City:	State:	Zip:
SBC Enterprises	23934 Co. Rd 704	Mathis	Tx	78368

2) WELL LOCATION

Well # or # of wells drilled	County:	Physical Address:	City:
1	San Patricio	23934 Co. Rd 704	Mathis

3) Type of Work	Lat.	Long.	Grid #
☑ New Well ☐ Reconditioning ☐ Replacement ☐ Deepening	28°06.594	97°51.422	

4) Proposed Use (check) ☐ Monitor ☐ Environmental Soil Boring ☐ Domestic ☐ Extraction ☐ Industrial ☐ Irrigation ☐ Injection ☐ Closed-Loop Geothermal ☐ De-watering ☑ Testwell ☐ Rig Supply ☐ Stock ☐ Public Supply – If Public Supply, were plans approved? ☑ Yes ☐ No

5) NT

6) Drilling Date
Started 5 / 30 / 08
Completed 6 / 16 / 08

Diameter of Hole

Dia.(in)	From (ft)	To (ft)
8	Surface	346

7) Drilling Method (check) ☐ Driven ☐ Air Rotary ☑ Mud Rotary ☐ Bored ☐ Air Hammer ☐ Cable Tool ☐ Jetted ☐ Hollow Stem Auger ☐ Reverse Circulation ☐ Other

From (ft)	To (ft)	Description and color of formation material
0	2	SS
2	12	Clay & Caliche
12	27	Clay & Sd Strks
27	47	Clay
47	57	Caliche
57	77	Sd Strk
77	127	Clay
127	160	Clay & Sd Strks
160	167	Sd & Hd Strks
167	270	Clay
270	327	Sd Strks
327	346	Sd

(Use reverse side of Well Owner's copy, If necessary)

8) Borehole Completion ☐ Open Hole ☑ Straight Wall ☐ Under-reamed ☐ Gravel Packed ☐ Other
Gravel packed interval from : ft. to: ft. Size:

Casing, Blank Pipe, and Well Screen Data

Dia. (in.)	New Or Used	Steel, Plastic, etc. Perf., Slotted, etc Screen Mfg., if commercial	Setting (ft) From	Setting (ft) To	Gage Casing Screen
4	New	Plastic	0	306	
11	"	"	306	346	.016

9) Annular Seal Data: i.e. *(from 0 ft to 100 ft #sacks & material 13 cement)*
from 0 ft. to 270 ft. #sacks & material 31
from ft. to ft. #sacks & material
from ft. to ft. #sacks & material
Method Used Pressure Performed By T.W.W.
Distance to septic field or other concentrated contamination 800 ft.
Distance to Property Line 800 ft Method Verified: measured

10) Surface Completion (If steel cased, leave blank)
☑ Surface Slab Installed ☐ Surface Sleeve Installed ☐ Pitless Adapter Used ☐ Alternative Procedure Used

11) Water Level
Static level 50 ft. Date: 6 / 12 / 08
Artesian Flow gpm

12) Packers:

Type	Depth	Type	Depth
Rubber	270	Rubber	263
"	265	"	261

13) Plugged ☐ Well plugged within 48 hours
Casing left in well: Cement/Bentonite placed in well:

From (ft)	To (ft)	From (ft)	To (ft)	# Sacks & Material used
0	327	0	327	12

14) Type Pump
☐ Turbine ☐ Jet ☑ Submersible ☐ Cylinder ☐ Other
Depth to pump bowls, cylinder, jet etc., 200 ft.

15) Water Test
Type test ☐ Pump ☐ Bailer ☑ Jetted ☐ Estimated
Yield: 100 gpm with 100 ft. drawdown after 2 Hrs hrs.

16) Water Quality
Type of water Good Depth of Strata: Was a chemical analysis made? ☐ Yes ☑ No
Did you knowingly penetrate a strata which contains undesirable constituents? ☐ Yes ☑ No If yes, Continue:
Check One: ☐ Naturally poor-quality groundwater – type ☐ Hydrocarbons (i.e. gas, oil, etc.)
☐ Hazardous material/waste contamination encountered ☐ Other (describe)

☐ *I certify that while drilling, deepening, or otherwise altering the above described well, undesirable water or constituents was encountered and the landowner was informed that such well must be completed or plugged in such a manner as to avoid injury or pollution.*

By signing this well report, I certify that I drilled or supervised the drilling of this well and that each and all of the statements herein are true and correct.

Company & Individual's Name: (type or print)		Lic. No.:
Thompson Water Well		54677-W
Address: PO Box 456	City: Goliad	State: Tx Zip 77963

Signature: J.C. Thomas JR	6 / 16 / 08	Signature:	
Licensed Driller/Pump Installer	Date	Apprentice	Apprentice Reg. Number

TDLR FORM 001WWD / 2-06 *TDLR (Original)* *Landowner (copy)* *Driller/Pump Installer (copy)*

Thompson Water Well Service
P.O. Box 456 • Goliad, Texas 77963
Phone: (361 645-2607

Cementing Report

Operator's Name		County of Well Site
		San Patricio
Location Name (Owner)	Emerald Hills RV Park	Physical Address: 23934 Co. Rd 704, Mathis TX 78368

Casing Cementing Data:		Surface Casing	Intermediate Casing	Production Casing		Multi-Stage Cementing Process	
				Single String	Multiple Parallel Strings	Tool	Shoe
Cementing Date				6-13-08			
Drilled Hole Size				8"			
Est. % wash or hole enlargement							
Size of casing (in.O.D.)				4"			
Top of liner (ft.)				261'			
Setting depth (ft.)				306			
Number of centralizers used							
Hrs. waiting on cement before drill-out							
1st Slurry	API cement used: No. of sacks ▶			31			
	Class ▶						
	Additives ▶			/			
2nd Slurry	API cement used: No. of sacks ▶						
	Class ▶						
	Additives ▶						
3rd Slurry	API cement used: No. of sacks ▶						
	Class ▶						
	Additives ▶						
1st	Slurry pumped: Volume(cu. ft.) ▶			64.43			
	Height (ft.) ▶			270'			
2nd	Slurry pumped: Volume(cu. ft.) ▶						
	Height (ft.) ▶						
3rd	Slurry pumped: Volume(cu. ft.) ▶						
	Height (ft.) ▶						
Total	Slurry pumped: Volume(cu. ft.) ▶			64.43			
	Height (ft.) ▶			270'			
Was cement circulated to ground surface (or bottom of cellar) outside casing?				Yes			

Remarks

Cementing To Plug And Abandon	Plug #1	Plug #2	Plug #3	Plug #4	Plug #5	Plug #6	Plug #7	Plug #8
Cementing date								
Size of hole or pipe plugged (in.)								
Depth to bottom of tubing/drill pipe (ft.)								
Sacks of cement used (each plug)								
Slurry volume pumped (cu. ft.)								
Calculated top of plug (ft.)								
Measured top of plug, if tagged (ft.)								
Slurry wt.(lbs/gal)								
Type cement								

Cementer's Certificate: I declare under penalties prescribed in Sec.91.143, Texas Natural Resources Code, that I am authorized to make this certification, that the cementing of casing and/or the placing of cement plugs in this well as shown in the report was performed by me or under my supervision, and that the cementing data and facts presented on both pages of this form are true, correct, and complete, to the best of my knowledge. This certification covers cementing data only.

Thompson — Name and title of cementer's representative

Thompson Water Well — Cementing Company

J.C. Thompson — Signature

PO Box 456 — Address

Goliad — City

TX — State

77963 — Zip Code

(361) 645-2607 — Tel: Area Code Number

Date: 6 (Mo.) 13 (Day) 08 (Year)

STATE OF TEXAS WELL REPORT for Tracking #225045

Owner:	**CBC Enterprises**	Owner Well #:	**1**
Address:	**23934 Co Rd 704 Mathis , TX 78368**	Grid #:	**79-58-1**
Well Location:	**23934 Co Rd 704 Mathis , TX 78368**	Latitude:	**28° 06' 36" N**
Well County:	**San Patricio**	Longitude:	**097° 51' 25" W**
Elevation:	**No Data**	GPS Brand Used:	**No Data**
Type of Work:	**New Well**	Proposed Use:	**Public Supply; Plans Approved by TCEQ**

Drilling Date: Started: **5/30/2008**
Completed: **6/16/2008**

Diameter of Hole: Diameter: **8 in From Surface To 346 ft**

Drilling Method: **Mud Rotary**

Borehole Completion: **Straight Wall**

Annular Seal Data:
1st Interval: **From 0 ft to 270 ft with 31 (#sacks and material)**
2nd Interval: **No Data**
3rd Interval: **No Data**
Method Used: **Pressure**
Cemented By: **T.W.W.**
Distance to Septic Field or other Concentrated Contamination: **800 ft**
Distance to Property Line: **800 ft**
Method of Verification: **Measured**
Approved by Variance: **No Data**

Surface Completion: **Surface Slab Installed**

Water Level: Static level: **50 ft. below land surface on 6/12/2008**
Artesian flow: **No Data**

Packers: **Rubber 270'**
Rubber 265'
Rubber 263'
Rubber 261'

Plugging Info: The well **was** plugged within 48 hours.
Casing left in well: Cement/Bentonite left in well:
From (ft) To (ft) From (ft) To (ft) Cem/Bent Sacks Used
Casing left in well:

DESC. & COLOR OF FORMATION MATERIAL

From (ft) To (ft) Description
0 - 2 SS
2 - 12 Clay & Caliche
12 - 27 Sand & Sand Streaks
27 - 47 Clay
47 - 57 Caliche
57 - 77 Sand Streak
77 - 127 Clay
127 - 160 Clay & Sand Streaks
160 - 167 Sand & Hard Streaks
167 - 270 Clay
270 - 327 Sand Streaks
327 - 346 Sand

CASING, BLANK PIPE & WELL SCREEN DATA

Dia. New/Used Type Setting From/To
4 New Plastic 0 - 306
4 New Plastic 306 - 346 .016

CBC Enterprises
Emerald Hill RV Park

23934 County Road 704
Mathis, TX 78368

36 hour water well flow test

6-16-08

Pump wired and switched on at 2:15 pm

Flow restricted to 1 1/8 inch and metered using a Pitot Gauge, gauge reading was 4 pounds which equates to 75 gallons per minute per the hose monster flow chart (see attachment). Two additional readings were taken over the next 30 minutes with the same outcome.

3:00 pm	Flow opened to 2 inches and turned on at 3:00 pm to start the 36 hour flow test. Flow checked at 3:00 pm visually and using the bucket test; 5 gal per 4 seconds or 75 gallons per minute.
6:00 pm	Flow checked visually.
9:00 pm	Flow checked visually and using the bucket test at 9:00 pm; 5 gal per 4 seconds or 75 gallons per minute.

6-17-08

6:00 am	Flow checked visually and using the bucket test at 6:00 am; 5 gal per 4 seconds or 75 gallons per minute.
9:00 am	Flow checked visually and using the bucket test at 9:00 am; 5 gal per 4 seconds or 75 gallons per minute.
12:00 noon	Flow checked visually and using the bucket test at 12:00 noon; 5 gal per 4 seconds or 75 gallons per minute.
3:00 pm	Flow checked visually.
6:00 pm	Flow checked visually and using the bucket test at 6:00 pm; 5 gal per 4 seconds or 75 gallons per minute.
9:00 pm	Flow checked visually and using the bucket test at 9:00 pm; 5 gal per 4 seconds or 75 gallons per minute.

6-18-08

6:00 am	Flow checked visually and using the bucket test at 6:00 am; 5 gal per 4 seconds or 75 gallons per minute.
9:00 am	Flow checked visually and using the bucket test at 9:00 am; 5 gal per 4 seconds or 75 gallons per minute.
	Pump switched off at 9:09 am on 6-18-08 after 42 hours of continuous flow at 75 gallons per minute for a total of 189,000 gallons.

Hose Monster Flow Chart

Pitot Pressure	Orifice Diameter		
	2-1/2"	1-3/4"	1-1/8"
2	257	127	53
3	315	155	65
4	364	179	75
5	406	200	84
6	445	219	92
7	481	237	99
8	514	253	106
9	545	269	112
10	575	283	118
11	603	297	124
12	630	310	129
13	655	323	135
14	680	335	140
15	704	347	145
16	727	358	150
17	749	369	154
18	771	380	159
19	792	390	163
20	813	400	167
21	833	410	171
22	853	420	175
23	872	429	179
24	891	439	183
25	909	448	187
26	927	457	191
27	945	465	194
28	962	474	198
29	979	482	201
30	996	490	205
31	1012	498	208
32	1028	506	211
33	1044	514	215
34	1060	522	218
35	1075	530	221
36	1091	537	224
37	1106	545	227
38	1121	552	230

"C"=	0.975	0.98	0.99

Pitot Pressure	Orifice Diameter		
	2-1/2"	1-3/4"	1-1/8"
39	1135	559	233
40	1150	566	236
41	1164	573	239
42	1178	580	242
43	1192	587	245
44	1206	594	248
45	1219	601	251
46	1233	607	253
47	1246	614	256
48	1259	620	259
49	1272	627	262
50	1285	633	264
51	1298	639	267
52	1311	646	270
53	1323	652	272
54	1336	658	275
55	1348	664	277
56	1360	670	280
57	1372	676	282
58	1384	682	285
59	1396	688	287
60	1408	693	290
61	1420	699	292
62	1431	705	294
63	1443	711	297
64	1454	716	299
65	1466	722	301
66	1477	727	304
67	1488	733	306
68	1499	738	308
69	1510	744	310
70	1521	749	313
71	1532	754	315
72	1542	760	317
73	1553	765	319
74	1564	770	322
75	1574	775	324

Flow = 29.82 x C x d^2 x $\sqrt{P}$ or 177.23 x $\sqrt{P}$ (2½ Dia.)

Specification Summary
100-Unit Recreational Vehicle Resort and Office
Non-community Water System Serving Transient Accommodation Units
Groundwater Well With NO Surface Water Influence

Water Well –

Well Location	150 feet from any property boundary, See Site Plan
Approximate Depth	450 feet below ground surface
Minimum Borehole Size	4 inches larger than casing
Minimum Casing Size	4 inches
Minimum Well Capacity	60.6 gallons per minute – 101 units @0.6 gallons per unit

For detailed construction requirements see attached SPECIFICATIONS, Section 290.41 – Water Source, and site plan drawings.

Water Treatment –
Phase I

Treatment Location	See Site Plan
Average Daily Flow	1,400 gallons (40 RV connections @ 35 gallons per day each) 1 support facility @ 35 gallons per day
Total Daily Flow	1,435 gallons
Treatment Location	150 feet from any property boundary
Water Disinfection	Chlorine gas or Sodium Hypochlorite solution
Water Treatment	Not anticipated, but if required will meet TCEQ requirements
Treatment Capacity	Greater than 50% of average flow

Phase II

Average Daily Flow	2,100 gallons (60 RV connections @ 35 gals. per day each) 1 support facility @ 35 gallons per day
Total Daily Flow	2,135 gallons
Treatment Location	150 feet from any property boundary
Water Disinfection	Chlorine gas or Sodium Hypochlorite solution
Water Treatment	Not anticipated, but if required will meet TCEQ requirements
Treatment Capacity	Greater than 50% of average flow

Phase III

Average Daily Flow	2,800 gallons (80 RV connections @ 35 gals. per day each) 1 support facility @ 35 gallons per day
Total Daily Flow	2835 gallons
Treatment Location	150 feet from any property boundary
Water Disinfection	Chlorine gas or Sodium Hypochlorite solution
Water Treatment	Not anticipated, but if required will meet TCEQ requirements
Treatment Capacity	Greater than 50% of average flow

Phase IV

Average Daily Flow	3,500 gallons (100 RV connections @ 35 gals. per day each) 1 support facility @ 35 gallons per day

Treatment Location	150 feet from any property boundary
Water Disinfection	Chlorine gas or Sodium Hypochlorite solution
Water Treatment	Not anticipated, but if required will meet TCEQ requirements
Treatment Capacity	Greater than 50% of average flow

For detailed construction requirements see attached SPECIFICATIONS, Section 290.42 – Water Treatment, and site plan drawings.

Water Storage -

Storage Location	See Site Plan
Phase I	
Storage Tank Minimum Size	1,435 gallons – 41 units @ 35 gallons per unit
Hydropneumatic Tank	410 gallons – 41 units @ 10 gallons per unit
Water Service Pumps (2)	41 gallons per minute – 41 units @ 1.0 gallons per minute
Phase II	
Storage Tank Minimum Size	2,135 gallons – 61 units @ 35 gallons per unit
Hydropneumatic Tank	610 gallons – 61 units @ 10 gallons per unit
Water Service Pumps (2)	61 gallons per minute – 61 units @ 1.0 gallons per minute
Phase III	
Storage Tank Minimum Size	2,835 gallons – 81 units @ 35 gallons per unit
Hydropneumatic Tank	810 gallons – 81 units @ 10 gallons per unit
Water Service Pumps (2)	81 gallons per minute – 81 units @ 1.0 gallons per minute
Phase IV	
Storage Tank Minimum Size	3,535 gallons – 101 units @ 35 gallons per unit
Hydropneumatic Tank	1010 gallons – 101 units @ 10 gallons per unit
Water Service Pumps (2)	101 gallons per minute-101 units @ 1.0 gallons per minute

Water Distribution System –
All piping shall be PVC or steel

Minimum Pipe Size	4 inches
Minimum Working Pressure	35 pounds per square inch (psi) at 1.5 gallons per minute per connection
Water Meter	A water meter will be installed between the water well and the ground storage tank
Water Circulation	All dead end mains will have flush valves and discharge piping, unless pipe is 2" or smaller.

For detailed construction requirements see attached SPECIFICATIONS, Section 290.43 – Water Storage and Section 290.44 through 290.46, and site plan drawing.

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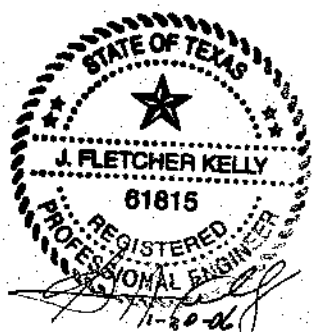
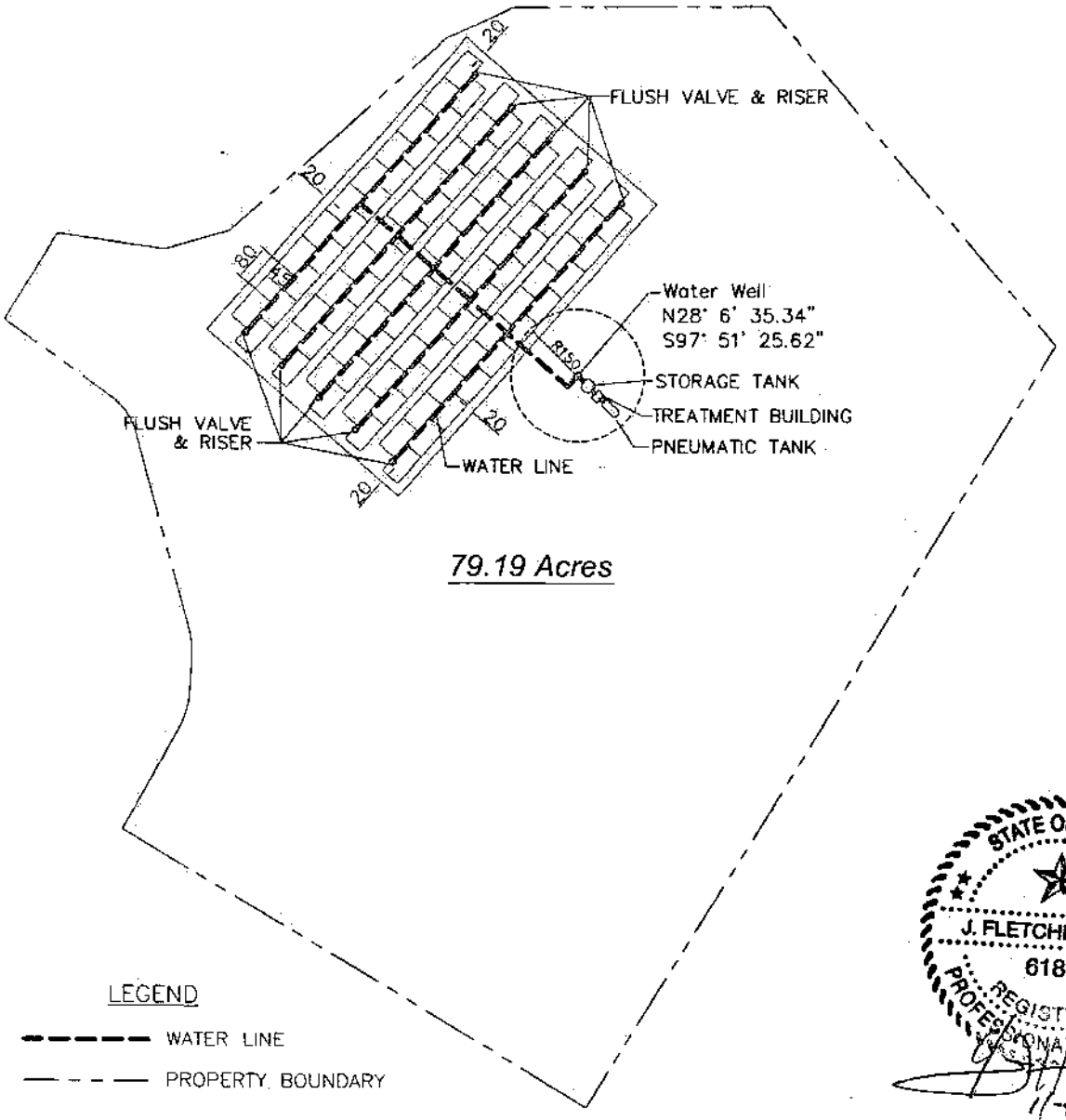
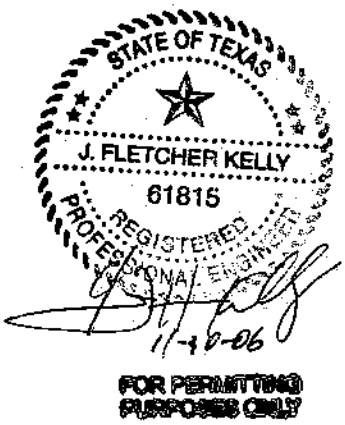


FOR PERMITTING PURPOSES ONLY





FOR PERMITTING PURPOSES ONLY

NOTES:
1. ALL WATER SYSTEM PIPING 4" PVC MINIMUM.

2. ALL WATER MAIN LINES TO BE BURIED A MINIMUM OF 24" BELOW NATURAL GROUND.

GRAPHIC SCALE

0 400' 800' 1200'

EMERALD HILL RV PARK &
GOLF COURSE
CBC ENTERPRISES
23934 COUNTY ROAD 704
MATHIS, SAN PATRICIO COUNTY, TEXAS

JFK GROUP, INC.
201 EAST SINTON STREET P.O. BOX 460, SINTON, TEXAS 78387
PHONE: (361) 364-1294 FAX: (361) 364-2656

DRAWN BY: JC/JM	SCALE AS SHOWN	SHEET NO.
APPV'D. BY: JFK	DATE: 11/30/06	1 OF 1
\JOBS\06-707\Metes&bounds.dwg		

Emerald Hills Water

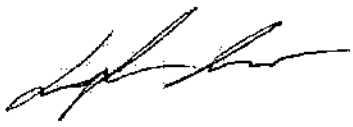
Docket Number: 54947

Emerald Hills Water is pleased to submit the following response to Order No. 10.

Emerald Hills Water, currently services 62 unmetered connections as approved by TCEQ and shown on the attached "Existing Infrastructure" PDF. The only improvement we intend to perform after approval of the CCN is to begin metering these existing connections.

Emerald Hills Water does not intend to add additional connections within the first two years of approval of the CCN. If/when we choose to expand we would first need to acquire approval from local government agencies, produce engineering plans and studies, and acquire TCEQ approval for said improvements. It is our goal to eventually add 4-6 fire connections to the current system, however this action would still require engineering plans and studies, and TCEQ approval of said plans prior to performing any of these functions. To fund these potential expansions, if approved by TCEQ we would pursue grants through the TWDB and CDBG. We would perform in-kind services as our 20% match of said grant funds through use of equipment and professional services.

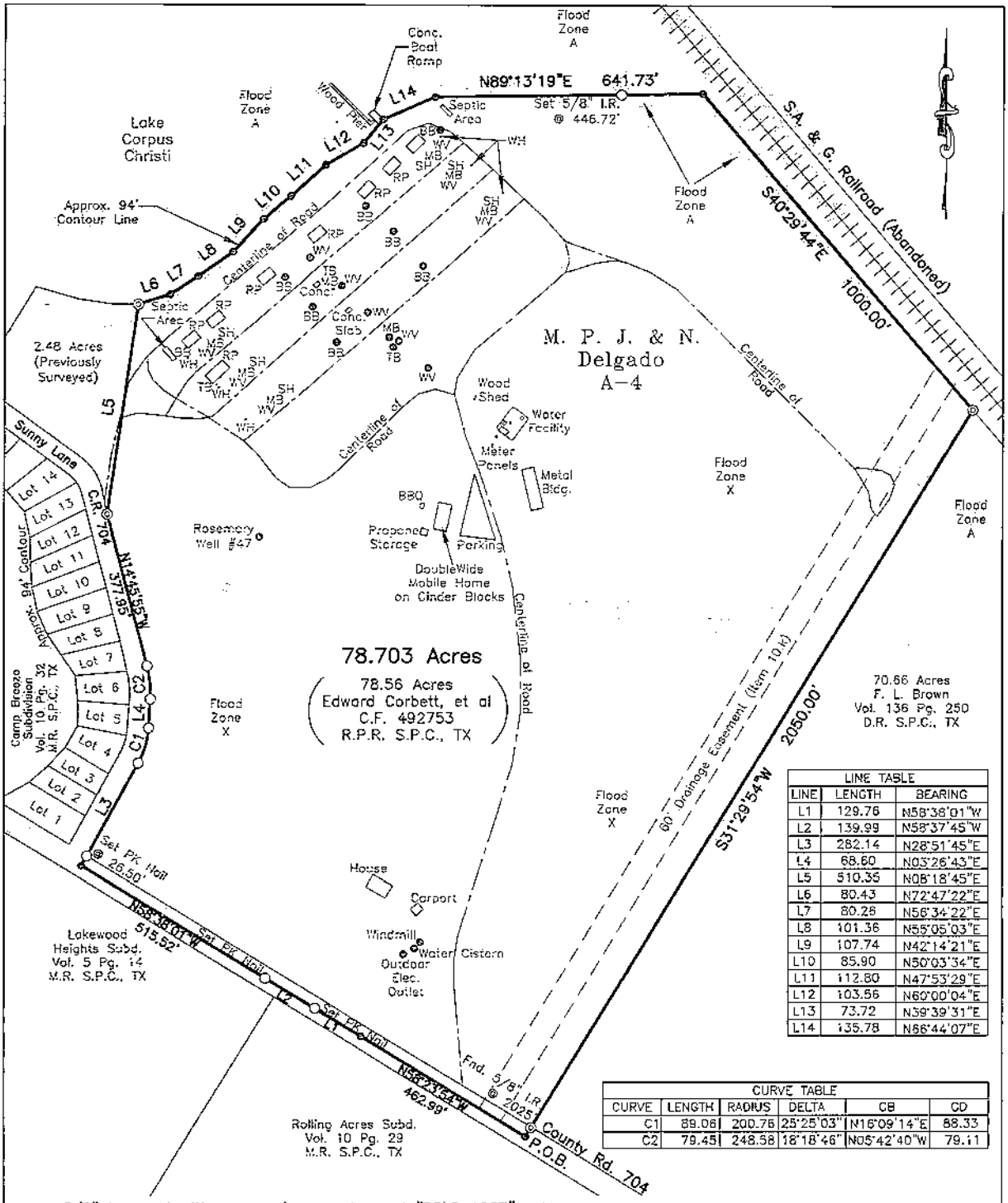
Emerald Hills Water anticipates the required processes listed herein for expansion: 1 engineering planning, 2 environmental studies, 3 grant application and approval, 4 TCEQ application, review and approval; These processes would easily exceed the 2 year timeline as required TAC.



Thank you for your consideration.

Lyndon Nance

03-05-2024



LINE TABLE		
LINE	LENGTH	BEARING
L1	129.76	N58°38'01"W
L2	139.99	N58°37'45"W
L3	282.14	N28°51'45"E
L4	68.60	N03°26'43"E
L5	510.35	N08°18'45"E
L6	80.43	N72°47'22"E
L7	80.28	N56°34'22"E
L8	101.36	N55°05'03"E
L9	107.74	N42°14'21"E
L10	85.90	N50°03'34"E
L11	112.80	N47°53'29"E
L12	103.56	N60°00'04"E
L13	73.72	N59°39'31"E
L14	135.78	N66°44'07"E

CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	CB	CD
C1	89.06	200.76	25°25'03"	N16°09'14"E	88.33
C2	79.45	248.58	18°18'46"	N05°42'40"W	79.11

O – 5/8" iron rod with surveyor's cap stamped "RPLS 1907" set.
◎ – 5/8" iron rod found unless noted otherwise.
WV – water valve
RP – RV port
SH – sewer hookup
WH – well house
TB – transformer box
BB – breaker box
MB – meter box

Bearings are Grid, Texas Coordinate System of 1927, South Zone.

FEMA Flood Insurance Rate Map Community Panel No. 48409C0180E, effective date November 4, 2016, shows that the property described herein is located in Flood Zones A and X as shown hereon.

There may be existing pipelines not shown on this map. Use the Texas One Call System to locate pipelines before performing any excavation on this property.

A Schedule B.10 items table & metes and bounds description were prepared in conjunction with this plat.

I, Julius L. Petrus Jr., Registered Professional Land Surveyor of Texas, do hereby state that this plat represents an actual survey completed on the ground under my direction, and that there are no visible easements or intrusions of buildings or structures on this tract, except as shown, this the 19th day of January, 2023.

PLAT SHOWING SURVEY OF
78.703 ACRES
OUT OF LOTS 9 & 10
OF THE SCHLEICHER & JOSEPH SUBDIVISION
AS SHOWN ON MAP RECORDED IN VOLUME 37, PAGE 568 DEED RECORDS OF SAN PATRICIO COUNTY, TEXAS

SCALE: 1" = 300'
GF# 229713091

STATE OF TEXAS
REGISTERED
JULIUS L. PETRUS JR.
1907
PROFESSIONAL
LAND SURVEYOR

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Registered Prof. Land Surveyor
Texas Registration No. 1907