

BASIS OF BEARINGS:

A 1/2" IRON ROD FOUND AT THE ORIGINAL SOUTHEAST CORNER OF LOT 27, BLOCK 1, LOS ALTOS SUBDIVISION, RECORDED IN VOLUME 4, PAGE 52, PLAT RECORDS, WEBB COUNTY, TEXAS, AND 1/2" IRON ROD FOUND AT THE ORIGINAL SOUTHEAST CORNER OF LOT 29, BLOCK 1.

CALLED TO BE: S 01° 20' 22" E, 229.26'
MEASURED TO BE: S 01° 20' 22" E, 229.31'

PLAT NOTES & RESTRICTIONS

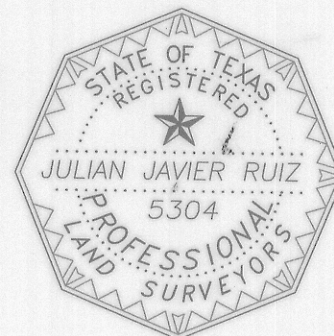
- 1- NO MORE THAN ONE SINGLE FAMILY DETACHED DWELLING SHALL BE LOCATED ON EACH LOT.
- 2- WATER DISTRIBUTION AND SEWER SERVICE TO THESE LOTS WILL BE PROVIDED BY THE CITY OF LAREDO. OWNER SHALL PROVIDE SERVICES.
- 3- THE PURPOSE OF THIS REPLAT IS TO CREATE TWO LOTS OUT OF LOT 27, BLOCK 1.
- 4- THE FRONT BUILDING SETBACK FOR LOT 27-A & LOT 27-B, BLOCK 1, IS 10 FEET.
- 5- NO SIDEWALKS ARE REQUIRED BY THIS REPLAT.
- 6- ACCESS TO THESE PROPERTIES IS PROVIDED BY AN EXISTING PUBLIC ROAD (ARCO IRIS RD.)

CERTIFICATE OF SURVEYOR

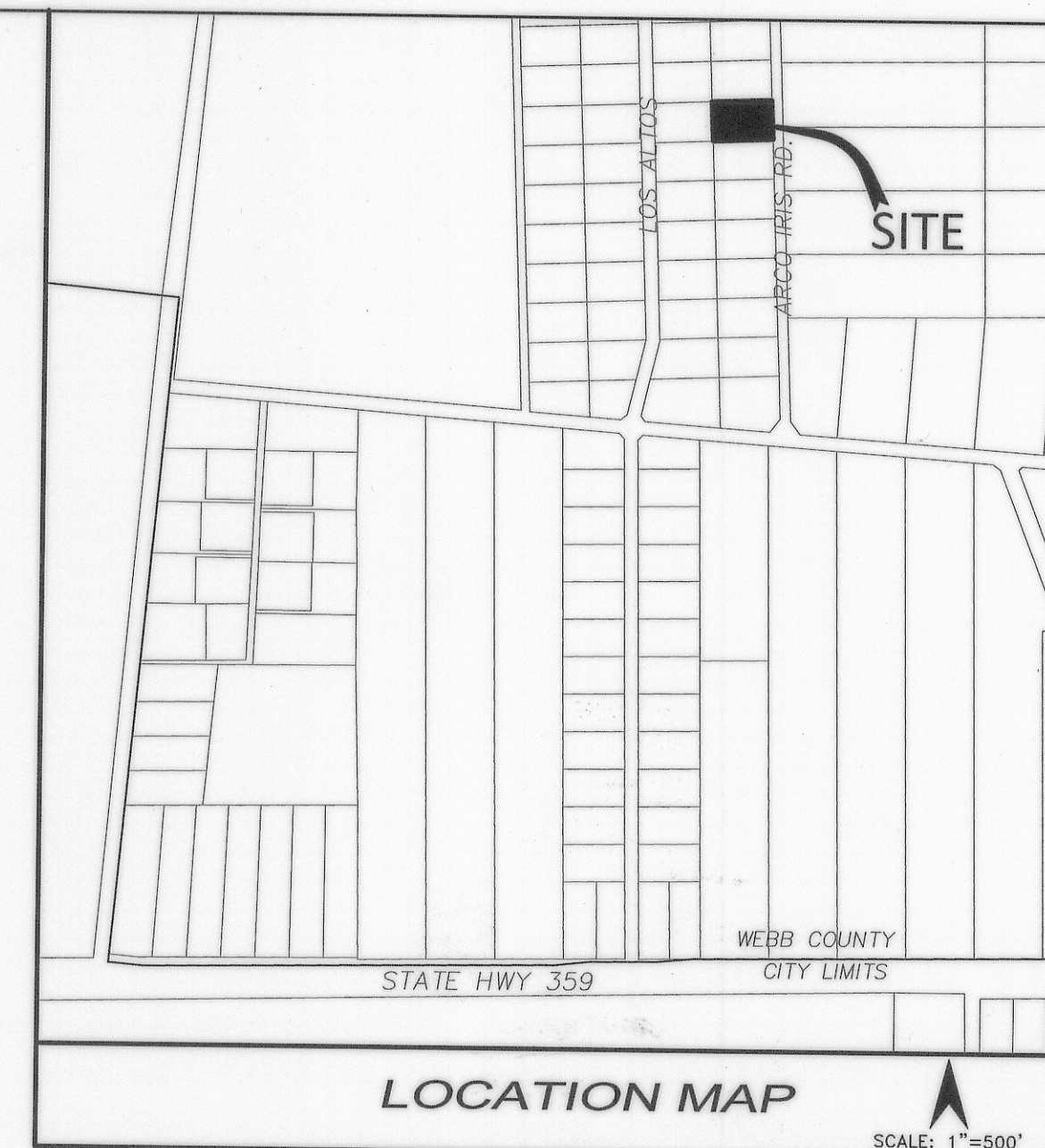
STATE OF TEXAS:
COUNTY OF WEBB:

I, JULIAN JAVIER RUIZ, THE UNDERSIGNED REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS, HEREBY CERTIFY THAT THIS PLAT IS TRUE AND WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY MADE UNDER MY SUPERVISION, ON THE GROUND.

Julian Javier Ruiz
JULIAN JAVIER RUIZ, R.P.L.S. No. 5304
TBP'S FIRM REG. NO. 1014180



03/14/16
DATE



OWNER:
ALEJANDRA MEDRANO CASTANEDA
230 ARCO IRIS RD.
LAREDO TEXAS 78043
PH: (956) 862-9885

TERRA SOUTH ENGINEERING
213 West Village Boulevard, Suite 6 Laredo, Texas 78041
P 956-701-3463
www.terrasouth.com

CERTIFICATE OF OWNER:

STATE OF TEXAS §
WEBB COUNTY §

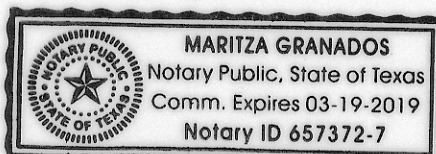
I, ALEJANDRA MEDRANO CASTANEDA THE UNDERSIGNED OWNER OF THE LAND SHOWN ON THIS REPLAT, AND DESIGNATED HEREIN AS: REPLAT OF LOT 27-A & 27-B, BLOCK 1, LOS ALTOS SUBDIVISION IN COUNTY OF WEBB, TEXAS, AND WHOSE NAME IS SUBSCRIBED HERETO, HEREBY DEDICATE TO THE USE OF THE PUBLIC FOREVER DRAINS, EASEMENTS AND PUBLIC PLACES THEREON SHOWN FOR THE PURPOSE AND CONSIDERATION THEREIN EXPRESSED.

Alejandra Medrano Castaneda
ALEJANDRA MEDRANO CASTANEDA, OWNER
03/14/2016
DATE

STATE OF TEXAS §
WEBB COUNTY §

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED ALEJANDRA MEDRANO CASTANEDA, 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 CONSIDERATION THEREIN STATED. GIVEN MY HAND AND SEAL OF OFFICE THIS 14 DAY OF March, 2016.

Mariza Granados
NOTARY PUBLIC IN AND FOR THE WEBB COUNTY, TEXAS
MY COMMISSION EXPIRES: March 19, 2019



CERTIFICATE OF ENGINEER

STATE OF TEXAS:
COUNTY OF WEBB:

I, HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN THIS REPLAT TO THE MATTERS OF WATER, SEWER SERVICES, APPURTENANCES AND DRAINAGE LAYOUT; AND TO THE BEST OF MY KNOWLEDGE THIS PLAT CONFORMS TO ALL REQUIREMENTS OF THE SUBDIVISION ORDINANCE, EXCEPT FOR THOSE VARIANCES THAT MAY HAVE BEEN GRANTED BY THE PLANNING COMMISSION OF THE CITY OF LAREDO AND WEBB COUNTY COMMISSIONERS COURT.

Gilberto Gonzalez
GILBERTO GONZALEZ, P.E. No. 99985-TEXAS
03/14/2016
DATE



PLAT-APPROVAL CITY ENGINEER

I HAVE REVIEWED THIS PLAT AND ACCOMPANYING CONSTRUCTION DRAWINGS IDENTIFIED AS: REPLAT OF LOT 27-A & 27-B, BLOCK 1, LOS ALTOS SUBDIVISION, PREPARED BY GILBERTO GONZALEZ REGISTERED PROFESSIONAL ENGINEER No. 99985, AND DATED THE 30 TH, DAY OF MARCH, 2015, WITH THE LAST REVISED DATE ON AUGUST 20, 2015, AND HAVE FOUND THEM IN COMPLIANCE WITH THE SUBDIVISION ORDINANCE OF THE CITY OF LAREDO, TEXAS.

Rogelio Rivera
ROGELIO RIVERA, P.E., R.P.L.S.
CITY ENGINEER
3/16/16
DATE

CERTIFICATE OF HEALTH DEPARTMENT

STATE OF TEXAS:
COUNTY OF WEBB:

THIS PLAT DESIGNATED AS REPLAT OF LOT 27-A & 27-B, BLOCK 1, LOS ALTOS SUBDIVISION, WEBB COUNTY, TEXAS, SUBMITTED BY OR BEHALF, OF THE OWNER(S) HAS BEEN CONSIDERED BY THE CITY OF LAREDO HEALTH DEPARTMENT. THE APPROVAL FOR THIS SUBDIVISION WHICH WILL RECEIVE WATER AND SEWER SERVICES FROM CITY OF LAREDO, IS VALID ONLY AS LONG AS ALL PREMISES ARE CONNECTED TO THESE SYSTEMS IN COMPLIANCE WITH EXISTING LAWS AND REGULATIONS. NOTICE IS HEREBY GIVEN THAT PURSUANT TO SECTION 10(C), WEBB COUNTY ON-SITE SEWAGE FACILITY ORDER, NO ON-SITE SEWAGE FACILITY SYSTEM(S) MAY BE CONSTRUCTED OR INSTALLED WITHIN THIS SUBDIVISION SINCE EACH LOT IS WITHIN 300 FEET OF AN ORGANIZED SEWER SYSTEM.

Hector F. Gonzalez
DR. HECTOR F. GONZALEZ, M.D., M.P.H.
DIRECTOR
CITY OF LAREDO HEALTH DEPARTMENT
3/22/16
DATE

PLANNING COMMISSION APPROVAL

THIS PLAT OF REPLAT OF LOT 27-A & 27-B, BLOCK 1, LOS ALTOS SUBDIVISION, HAS BEEN SUBMITTED TO AND CONSIDERED BY THE PLANNING COMMISSION OF THE CITY OF LAREDO, TEXAS, AND IS HEREBY APPROVED BY SUCH COMMISSION ON _____ DAY OF _____, 2016.

MICHAEL BARRON, P&Z CHAIRMAN
1/1
DATE

ATTESTMENT OF PLANNING COMMISSION APPROVAL

THE CITY OF LAREDO PLANNING COMMISSION APPROVED THE FILING FOR RECORD OF THIS PLAT AT A PUBLIC MEETING HELD ON THE _____ DAY OF _____, 2016. THE MINUTES OF SAID MEETING REFLECT SUCH APPROVAL.

NATHAN R. BRATTON
DIRECTOR OF PLANNING DEPARTMENT
CITY OF LAREDO, TEXAS

DATE

PLAT APPROVAL - COUNTY PLANNING DEPARTMENT

I HAVE REVIEWED THIS PLAT AND ACCOMPANYING DATA OF REPLAT OF LOT 27-A & 27-B, BLOCK 1, LOS ALTOS SUBDIVISION, DATED THE 30 DAY OF MARCH, 2015 WITH THE LAST REVISED DATE ON THE 20 DAY OF AUGUST, 2015 EXCEPT FOR ANY WAIVER SPECIFICALLY AUTHORIZED BY THE WEBB COUNTY COMMISSIONERS COURT, I HAVE FOUND THEM TO BE IN COMPLIANCE WITH THE WEBB COUNTY SUBDIVISION REGULATIONS, THE WEBB COUNTY MODEL SUBDIVISION RULES, AND THE WEBB COUNTY FLOOD DAMAGE PREVENTION ORDER. THIS PLAT WAS RECOMMENDED FOR APPROVAL BY THE WEBB COUNTY PLANNING ADVISORY BOARD ON THE _____ DAY OF _____, 2016. CONTINGENT UPON COMPLIANCE WITH WEBB COUNTY'S SUBDIVISION REGULATIONS FOR STREET & DRAINAGE IMPROVEMENTS.

RHONDA M. TIFFIN, CFM
COUNTY PLANNING DIRECTOR
FLOODPLAIN ADMINISTRATOR

DATE

PLAT APPROVAL - COUNTY ENGINEER

STATE OF TEXAS:
COUNTY OF WEBB:

I HAVE REVIEWED THE PLAT AND ACCOMPANYING CONSTRUCTION PLANS OF REPLAT OF LOT 27-A & 27-B, BLOCK 1, LOS ALTOS SUBDIVISION, AS PREPARED BY GILBERTO GONZALEZ, LICENSED PROFESSIONAL ENGINEER No. 99985, AND SURVEYED BY JULIAN JAVIER RUIZ REGISTERED PROFESSIONAL LAND SURVEYOR No. 5304, DATED THE 30 DAY OF MARCH, 2015, WITH THE LAST REVISED DATE ON THE 20 DAY OF AUGUST, 2015, EXCEPT FOR ANY WAIVER SPECIFICALLY AUTHORIZED BY THE WEBB COUNTY COMMISSIONERS COURT, I HAVE FOUND THEM IN COMPLIANCE WITH THE WEBB COUNTY SUBDIVISION REGULATIONS AND THE WEBB COUNTY MODEL RULES FOR RESIDENTIAL DEVELOPMENTS.

LUIS PEREZ GARCIA III, P.E. C.F.M.
WEBB COUNTY ENGINEER

DATE

PLAT APPROVAL - ROAD AND BRIDGE SUPERINTENDENT

I HAVE REVIEWED THE PLAT AND ACCOMPANYING CONSTRUCTION PLANS OF REPLAT OF LOT 27-A & 27-B, BLOCK 1, LOS ALTOS SUBDIVISION AS PREPARED BY GILBERTO GONZALEZ, REGISTERED PROFESSIONAL ENGINEER No. 99985 AND SURVEYED BY JULIAN JAVIER RUIZ, REGISTERED PUBLIC LAND SURVEYOR No. 5304, DATED THE 30 DAY OF MARCH, 2015 WITH THE LAST REVISED DATE ON AUGUST 20, 2015, EXCEPT FOR ANY WAIVER SPECIFICALLY AUTHORIZED BY THE WEBB COUNTY COMMISSIONERS COURT, I HAVE FOUND THEM IN COMPLIANCE WITH THE WEBB COUNTY SUBDIVISION REGULATIONS AND WEBB COUNTY MODEL SUBDIVISION RULES FOR RESIDENTIAL DEVELOPMENTS.

JOSE LUIS RODRIGUEZ
ROAD & BRIDGE SUPERINTENDENT

DATE

COMMISSIONERS COURT APPROVAL

STATE OF TEXAS:
COUNTY OF WEBB:

WE HEREBY CERTIFY THAT THIS PLAT, DESIGNATED AS THE: REPLAT OF LOT 27-A & 27-B, BLOCK 1, LOS ALTOS SUBDIVISION, WAS APPROVED BY THE WEBB COUNTY COMMISSIONERS COURT ON THE _____ DAY OF _____, 2016, AND MAY BE FILED IN THE PLAT RECORDS OF WEBB COUNTY BY THE WEBB COUNTY CLERK.

NOTICE IS HEREBY GIVEN THAT THE COUNTY OF WEBB DOES NOT ASSUME ANY OBLIGATIONS, NOW OR IN THE FUTURE, TO FURNISH ANY SERVICES OR FACILITIES TO ANY LANDS SITUATED WITHIN THIS SUBDIVISION IN CONNECTION WITH WATER, SANITARY SEWER, STREET LIGHTS FIRE PROTECTION, GARBAGE COLLECTION OR OTHER FACILITIES OR SERVICES. THE ONLY SERVICES TO BE FURNISHED BY WEBB COUNTY, WHILE SUCH AREA IS OUTSIDE THE LIMITS OF ANY INCORPORATED CITY OR NOT OTHERWISE SUBJECT TO CITY CONTROL AS AUTHORIZED BY STATE LAW, ARE STREETS AND STORM DRAINAGE MAINTENANCE AND REPAIR AFTER FINAL ACCEPTANCE BY THE COUNTY ROAD AND BRIDGE SUPERINTENDENT, AND POLICE PROTECTION IN AREAS WITHIN THE JURISDICTION OF THE SHERIFF'S DEPARTMENT.

HON. TANO E. TIJERINA
WEBB COUNTY JUDGE

HON. FRANK E. SCIARAFFA
COMMISSIONER PRECINCT 1

HON. ROSAURA "WAWI" TIJERINA
COMMISSIONER PRECINCT 2

HON. JOHN C. GALO
COMMISSIONER PRECINCT 3

HON. JAIME CANALES
COMMISSIONER PRECINCT 4

ATTESTED BY:

HON. MARGIE RAMIREZ IBARRA
WEBB COUNTY CLERK

CERTIFICATE OF COUNTY CLERK

STATE OF TEXAS:
COUNTY OF WEBB:

I, MARGIE RAMIREZ IBARRA, CLERK OF THE COUNTY COURT OF WEBB COUNTY, TEXAS, DO HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT DATED: _____ DAY OF _____, 2015, WITH ITS CERTIFICATE OF AUTHENTICATION, HEREIN DESIGNATED AS: REPLAT OF LOT 27-A & 27-B, BLOCK 1, LOS ALTOS SUBDIVISION, WAS FILLED FOR RECORD IN MY OFFICE ON THE _____ DAY OF _____, 2016, AT _____ O'CLOCK _____ M, IN VOLUME _____ PAGE _____ OF THE PLAT RECORDS OF SAID COUNTY ON THIS _____ DAY OF _____, 2016.

HON. MARGIE RAMIREZ IBARRA
COUNTY CLERK, WEBB COUNTY, TEXAS

DEPUTY

REPLAT OF
LOT 27, BLOCK 1, LOS ALTOS SUBDIVISION,
WEBB COUNTY TEXAS.
INTO
LOT 27-A & LOT 27-B, BLOCK 1,
LOS ALTOS SUBDIVISION, WEBB COUNTY, TEXAS.

DRAWN BY:	G.G.
CHECKED BY:	G.G.
FILE NAME:	
DRAWN DATE:	03/30/2015
PLOTTED DATE:	08/20/2015
REVISED DATE:	08/20/2015
REVISED DATE:	
REVISED DATE:	
JOB No.	TSE328-15
SCALE:	(11x17) 1" = 200'
SCALE:	(24x36) 1" = 100'
SHEET	TOTAL:
1	2