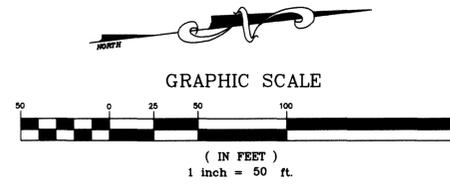
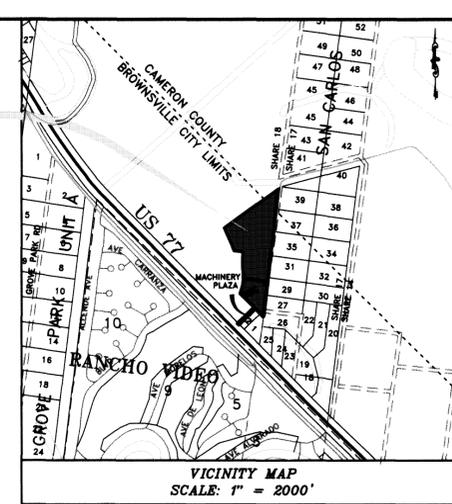


LOT AREA					
LOT	GROSS (SF)	NET (SF)	LOT	GROSS (SF)	NET (SF)
BLOCK 1			BLOCK 2		
1	26,169.15	23,858.40	1	8,312.50	6,985.40
2	10,541.91	9,776.30	2	7,618.96	7,219.72
3	14,863.41	13,704.26	3	7,611.93	7,213.09
4	11,354.40	9,616.70	4	7,619.54	7,220.30
5	11,667.97	9,781.74	5	7,615.37	7,216.35
6	11,749.33	9,876.99			
7	12,206.34	9,484.82			



PROJECT LOCATION



South Texas ISD
Public Facility Corp.
43.68 Acres, Espiritu Santo Grant
(Volume 18354, Page 47, C.C.O.R.)

A=53.15'
R=949.57'
D=3°12'25"
CB=N21°37'14"E
CD=53.14'

A=289.28'
R=940.93'
CB=N11°13'12"E
CD=287.79'

NOTES:

- BASIS OF BEARING: MACHINERY PLAZA SUBDIVISION, CABINET 1, SLOT 1035-A, M.R.C.C.T.
- BENCHMARK USED IS TEXAS DEPARTMENT OF TRANSPORTATION LOCATED AT THE INTERSECTION OF THE DRAINAGE DITCH ON NORTHSIDE OF THIS TRACT WITH THE WEST EDGE OF PAVEMENT OF THE SOUTHBOUND FRONTAGE ROAD OF EXPRESSWAY 77/83; A TXDOT BRAS CAP ON THE CONCRETE HEADWALL STAMPED ELEVATION 33.99'.
- THIS TRACT LIES IN FLOOD ZONE "C", AREAS OF MINIMAL FLOODING AS PER F.I.R.M. FEDERAL INSURANCE RATE MAP OF COMMUNITY NO. 480101, PANEL NO. 025 B, EFFECTIVE SEPTEMBER 15, 1983.
- PROPOSED FINISHED FLOOR SHALL BE A MINIMUM OF 18" ABOVE NATURAL GROUND OR ELEVATION 32.00; WHICHEVER IS GREATER.
- SETBACKS: 10' FRONT, 5' BACK AND 5' SIDES. BLOCK 2 SHALL BE TOWNHOUSE LOTS AND SIDE SETBACK SHALL BE 0' WITH COMMON WALL W/ 4 HR FIRE RATED WALL AS PER APPROVED PDD NO. 2710. "SETBACKS SHALL COMPLY WITH CITY ORDINANCE"
- NO MORE THAN ONE SINGLE FAMILY DWELLING SHALL BE LOCATED ON EACH LOT.
- EAST RIO HONDO WATER SUPPLY CORPORATION UTILITY EASEMENTS SHALL BE EXCLUSIVE AND KEPT CLEAR FENCES, BUILDINGS, PLANTINGS, AND OTHER OBSTRUCTIONS THAT WOULD INTERFERE WITH OPERATION AND MAINTENANCE OF THE ERHWSC UTILITIES.

3623

COUNTY CLERK
STATE OF TEXAS
COUNTY OF CAMERON

I, SYLVIA GARZA-PEREZ, COUNTY CLERK OF CAMERON COUNTY CERTIFY THAT THE PLAT BEARING THIS CERTIFICATE WAS FILED AND DULY RECORDED ON THE 26 DAY OF July, 2017 AT 2:00 O'CLOCK IN THE MAP RECORDS OF CAMERON COUNTY, TEXAS, DOCUMENT NO. 12669

[Signature]
DEPUTY



12 SINGLE FAMILY LOTS
F-3024

LAGO BELLO SUBDIVISION, SECTION 1

8.23 ACRE TRACT OUT OF A 39.84 ACRE TRACT OF LAND OUT OF A 213.374 ACRE TRACT OUT OF SHARE 1, ESPIRITU SANTO GRANT, CAMERON COUNTY, TEXAS CONVEYED TO HACIENDA LAKE VIEW, INC. A TEXAS CORPORATION, ON MAY 3, 2006, PER VOLUME 12669, PAGE 129, OFFICIAL RECORDS OF CAMERON COUNTY, TEXAS, SAVE AND EXCEPT 0.693 ACRE TRACT OF LAND CONVEYED TO THE CITY OF BROWNSVILLE AS PER GENERAL WARRANTY DEED RECORDED IN VOLUME 14007, PAGE 141, OFFICIAL RECORDS, CAMERON COUNTY, TEXAS AND A PORTION NW OF SAID 0.693 ACRE TRACT OF LAND.

Infra
Designs

Engineering - Consulting - Construction

5276 RIDGELINE DRIVE F-7977
BROWNSVILLE, TEXAS 78526
(956) 592-0477
EMAIL: InfraDesigns@bcgobal.net

SHEET 2 OF 3

STATE OF TEXAS
CITY OF BROWNSVILLE
PLANNING & ZONING COMMISSION CERTIFICATE

I, RONALD MILLS, CHAIR OF THE PLANNING AND ZONING OF THE CITY OF BROWNSVILLE, TEXAS, HERBY CERTIFY THAT SAID COMMISSION HAS APPROVED THIS VERSION OF THE FINAL PLAT OF "LAGO BELLO SUBDIVISION, SECTION 1" WITH SAID PLAT CONSISTING OF A TOTAL OF THREE SHEETS, OF WHICH THIS SHEET NO. TWO AND HEREBY DECLARE THAT ANY TAMPERING WITH SAID PLAT AFTER THE AFTERMENTIONED DATE SHALL CAUSE SUCH APPROVAL TO BECOME VOID.

WITNESS MY HAND ON THIS THE 26 DAY OF JUNE, 2017

[Signature]
ROLAND MILLS, CHAIR OF THE
PLANNING AND ZONING COMMISSION

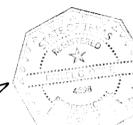
[Signature]
ATTEST: DEREK BENAVIDES
SECRETARY

SURVEYOR'S CERTIFICATION

I, DANIEL ORIVE, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS, DO HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECT AND WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY MADE UNDER MY SUPERVISION ON THE GROUND; THAT ALL BOUNDARY CORNERS, ANGLE POINTS, POINTS OF CURVATURE AND OTHER POINT OF REFERENCE HAVE BEEN MARKED WITH SUITABLE PERMANENT MONUMENTS OF THE SIZE AND TYPE NOTED; AND THAT THE PLAT BOUNDARY CORNERS HAVE BEEN TIED TO THE NEAREST ORIGINAL SURVEY CORNER, AS SHOWN HEREON.

ALL DISTANCES ARE IN FEET AND DECIMALS THEREOF.

[Signature]
DANIEL ORIVE
REGISTERED PROFESSIONAL LAND SURVEYOR NO. 4698
Date: JUNE 15, 2017



OWNERS

HACIENDA LAKEVIEW, INC.
P.O. BOX 1348
OLMITO, TEXAS 78575
(956) 592-4418

SOUTH TEXAS ISD
100 MED HIGH DRIVE
MERCEDES, TEXAS 78570
(956) 514-4234

FLOOD ZONE "C"

LOT 8
COMMON AREA
& LAKE
(3.219 ACRES)

