



# JOHNSON COUNTY

JUL 24 2023

## COMMISSIONERS COURT

April Long  
County Clerk, Johnson County Texas  
BY md DEPUTY

**Christopher Boedeker**  
County Judge

**Rick Bailey**  
Commissioner  
Precinct 1

**Kenny Howell**  
Commissioner  
Precinct 2

**Mike White**  
Commissioner  
Precinct 3

**Larry Woolley**  
Commissioner  
Precinct 4

THE STATE OF TEXAS

§

COUNTY OF JOHNSON

§

§

ORDER 2023-55

### ORDER APPROVING REVISION OF PLAT PURSUANT TO SECTION 232.009 (c) OF THE TEXAS LOCAL GOVERNMENT CODE

**WHEREAS**, Chapter 232 of the Texas Local Government Code requires the owner of a tract of land located outside the limits of a municipality to have a plat of the subdivision prepared if the owner divides the tract of land into two or more parts to lay out: (1) a subdivision of the tract, including an addition; (2) lots; or (3) streets, alleys, squares, parks, or other parts of the tract intended to be dedicated to public use or for the use of purchasers or owners of lots fronting on or adjacent to the streets, alleys, squares, parks or other parts; and

**WHEREAS**, an application for a plat of a subdivision has been presented to the Public Works Department of Johnson County and approved by the Commissioners Court of Johnson County and filed for record; and

**WHEREAS**, pursuant to Section 232.009 of the Texas Local Government Code an application for a revision of the subdivision plat has been presented to the Public Works Department of Johnson County; and

**WHEREAS**, written notice of the application to revise the subdivision plat has been published in a newspaper of general circulation in Johnson County at least three (3) times during the period that begins on the 30<sup>th</sup> day and ends on the seventh day before the date of the Commissioners Court meeting; and

**WHEREAS**, written notice of the application to revise the subdivision plat has been provided to each of the non-developer owners of the lots of the subdivision; and

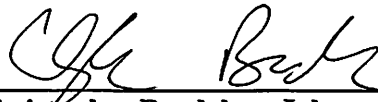
WHEREAS, a motion was made by Commissioner Howell, Pct. 2 and seconded by Commissioner White, Pct. 3 that stated: "I make the motion to approve the revision of the plat of Cresson Estates Phase I Addition, Lots 1-40, Block 1, Lots 1-40, Block 2, Lots 1-17, Block 3, Lots 1-40, Block 4, Lots 1-58, Block 5, Lots 1-19, Block 6, Lots 1-71, Block 7, Lots 1-23, Block 8, Lots 1, Block 9, to Revise Building Setback Lines, Utility Easements, and to Add Private Wall Easement, in Precinct 2."

Said motion was approved by a vote of the Commissioners Court on the 24<sup>th</sup> day of July 2023.

**NOW THEREFORE BE IT RESOLVED AND ORDERED:**

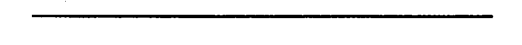
The Commissioners Court of Johnson County, Texas does hereby enter this Order approving the revision of the plat of Cresson Estates Phase I Addition, Lots 1-40, Block 1, Lots 1-40, Block 2, Lots 1-17, Block 3, Lots 1-40, Block 4, Lots 1-58, Block 5, Lots 1-19, Block 6, Lots 1-71, Block 7, Lots 1-23, Block 8, Lots 1, Block 9, to Revise Building Setback Lines, Utility Easements, and to Add Private Wall Easement, in Precinct 2.

WITNESS OUR HAND THIS, THE 24<sup>TH</sup> DAY OF JULY 2023.



**Christopher Boedeker, Johnson County Judge**

Voted:  yes,  no,  abstained



**Rick Bailey, Comm. Pct. 1**

Voted:  yes,  no,  abstained



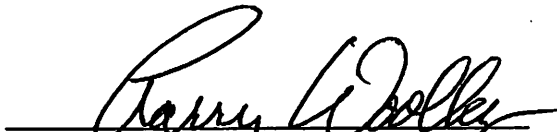
**Kenny Howell, Comm. Pct. 2**

Voted:  yes,  no,  abstained



**Mike White, Comm. Pct. 3**

Voted:  yes,  no,  abstained



**Larry Woolley, Comm. Pct. 4**

Voted:  yes,  no,  abstained

  
ATTEST: April Long, County Clerk



LFCPD  
 C.M. = CONTROLLING MONUMENT  
 B.L. = BUILDING LINE  
 U.L. = UTILITY EASEMENT  
 R.F. = 80% REBAR FOUND

**BASIS OF MEASUREMENTS:**

Readings are based on the Texas Coordinate System, North American Datum of 1983 (NAD83) (2011) EPOCH 2010.000, North Central Zone 1022.

**NOTES:**

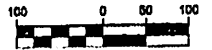
Required monumentation will be installed or directed by Mori's Engineering, Inc. after construction is completed.

All easements shown are by this plat, unless noted otherwise.

TRACT TWO  
 DELTA 24 89' 18' 23"  
 L 1998.07  
 CEN 190° 20' 39"E  
 CO = 191.60'



**GRAPHIC SCALE**



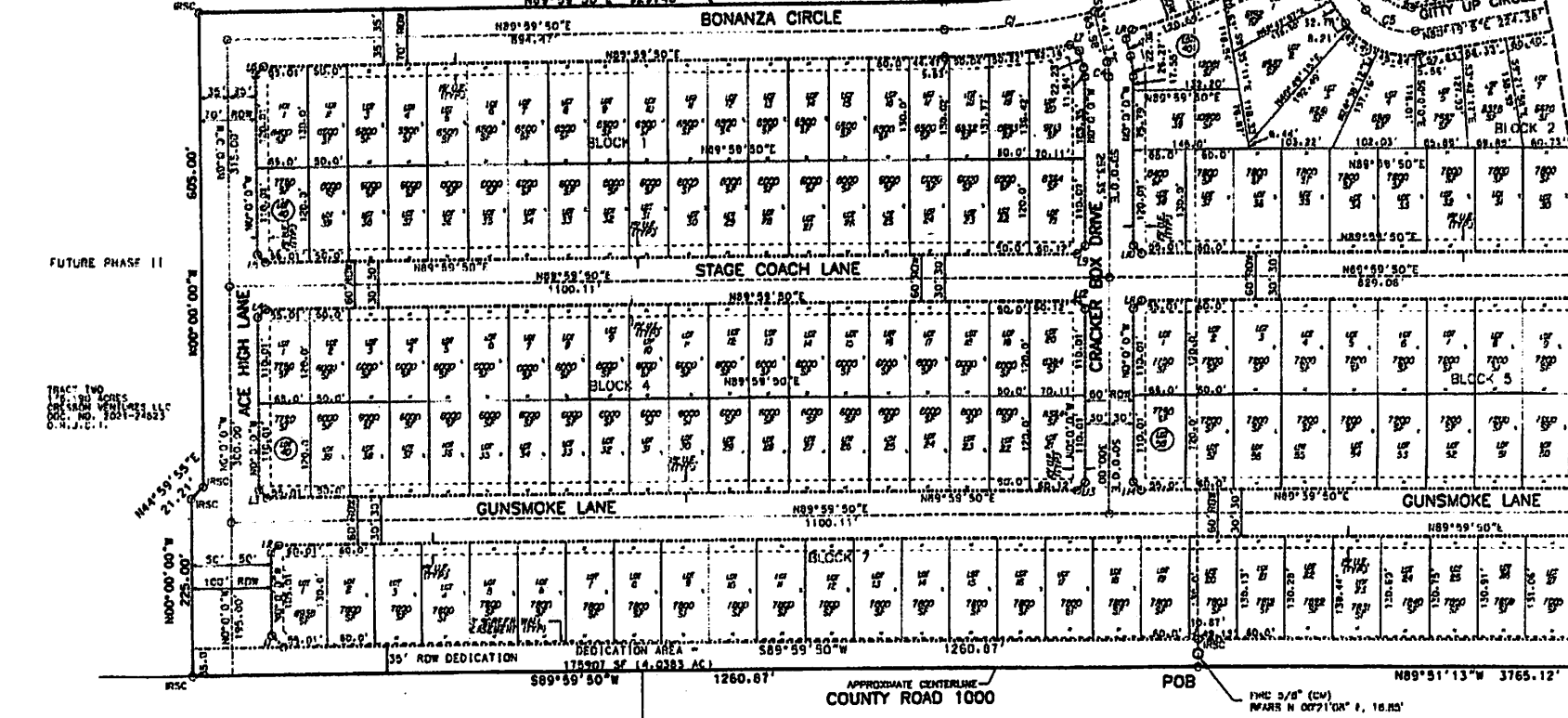
CRESSION ESTATES  
 PHASE I ADDITION  
 PLAT FILED 11/20/2024  
 INSTRUMENT NO. 2022-249  
 SLIDE E-651, P.R.J.C.T.

FUTURE PHASE V

**LINE TABLE**

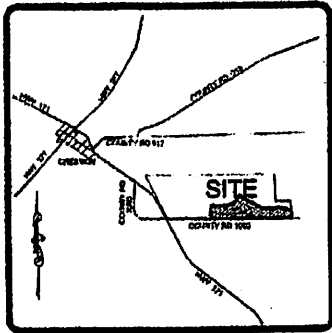
NUMBER	BEARING	DISTANCE
L1	S45°00'00"W	21.21'
L2	N41°30'00"E	14.33'
L3	N45°00'00"W	14.13'
L4	S44°30'55"E	14.13'
L5	S18°00'00"W	14.13'
L6	N44°30'55"E	14.13'
L7	N67°30'16"E	14.08'
L8	N52°18'54"E	13.49'
L9	N44°30'43"E	14.13'
L10	N15°00'00"E	14.13'
L11	N44°30'55"E	14.13'
L12	N45°00'00"E	14.13'
L13	N44°30'55"E	14.13'
L14	N45°00'00"E	14.13'
L15	N44°30'55"E	14.13'
L16	N45°00'00"E	14.13'
L17	N78°15'16"E	14.23'
L18	N10°00'00"E	14.23'
L19	N74°40'57"E	14.25'
L20	N14°18'07"E	14.00'
L21	N45°00'00"E	14.00'
L22	S15°19'03"E	14.00'
L23	N74°40'57"E	14.25'
L24	S15°19'03"E	14.00'
L25	N74°40'57"E	14.25'
L26	S15°19'03"E	14.00'
L27	N74°40'57"E	14.25'
L28	S15°19'03"E	14.00'
L29	N74°40'57"E	14.25'
L30	S15°19'03"E	14.00'
L31	S4°30'11"E	18.28'
L32	N44°30'12"E	14.13'
L33	N45°00'40"W	21.16'
L34	N45°00'40"W	21.33'
L35	S52°17'40"E	14.02'

TRACT TWO  
 DELTA 24 89' 18' 23"  
 L 1998.07  
 CEN 190° 20' 39"E  
 CO = 191.60'



Presley  
 v. 7458, P. 962

Core Laboratories, Inc.  
 (Foot)  
 v. 2622, P. 726



VICINITY MAP

**CURVE TABLE**

SUBSTANTIATED ANGLE	RADIUS	TANGENT LENGTH	CHORD BEARING	CHORD LENGTH
C1	1299.43'	135.00'	N 119° 52'	1188.99'
C2	1970.06'	335.00'	N 121° 25'	1817.25'
C3	1870.04'	335.00'	N 43° 54'	1833.43'
C4	1271.04'	100.00'	N 58° 00'	119.00'
C5	2490.98'	53.00'	N 04° 19'	53.10'
C6	4937.37'	100.00'	N 89° 37'	83.63'
C7	5041.37'	53.00'	N 43° 04'	383.45'
C8	1818.23'	70.00'	N 80° 23'	168.25'
C9	3918.23'	130.00'	N 134.58'	126.63'
C10	8173.07'	350.00'	N 37° 13'	356.34'
C11	3281.01'	100.00'	S 89° 30'	177.28'
C12	309.20'	50.00'	N 107° 31'	68.70'

**ROADS LINEAR FOOTAGE**

ROAD NAME	LINEAR FOOT
BONANZA CIRCLE	1934
CITY OF CIRCLE	428
STAGE COACH LANE	435
GUNSMOKE LANE	878
ACE HIGH LANE	878
BLOCK 1	83
BLOCK 4	73
BLOCK 7	238
BLOCK 5	834
TOTAL	13510

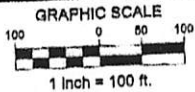
**BENCHMARKS:**

The Benchmarks shown on this plat are based on the vertical datum of North American Vertical Datum of 1988 (NAVD88).  
 BENCHMARK NO. 1: 1/4" CURB OR 1/2" NORTHWEST CORNER OF 80'x80' CONCRETE PAD AT THE CENTER OF THIS ADDITION. ELEV. = 677.03  
 BENCHMARK NO. 2: 1/4" CURB OR 1/2" NORTHWEST CORNER OF 80'x80' CONCRETE PAD AT THE CENTER OF THIS ADDITION. ELEV. = 700.37

**PLAT REVISION  
 CRESSION ESTATES  
 PHASE I ADDITION**

97.116 ACRES  
 Johnson County, Texas  
 Mandawa Survey, Abstract No. 542.  
 and being all of  
**CRESSION ESTATES PHASE I ADDITION**  
 recorded in Instrument No. 2022-249  
 Slide E-651 P.R.J.C.T.

**DNC HENRY LLC**  
 Texas Engineering Firm Number E-21274  
 Texas Surveying Firm Number 7016404  
 2718  
 2718  
 2718  
**MORI'S ENGINEERING, INC.**  
 1515 South Loop West, Suite 100  
 Houston, Texas 77057  
 281-555-1111  
 CONTACT: MORI, ANAVHAN 877-818-2625  
 mori@moriconsulting.com



**OWNER'S CERTIFICATE**

State of Texas  
County of Johnson

WHEREAS CRESSON VENTURES LLC, a Nevada limited liability company, is the owner of those certain tracts of interests of land lying and being situate in Johnson County, Texas, in the U. S. Landmark Survey, Abstract Number 542, and being part of TRACT ONE and TRACT TWO described in Special Warranty Deed No. 2022-249, recorded in Document Number 2022-249, Slide E-651, Johnson County, Texas, and being more particularly described as follows:

- BEGINNING at a 1/2-inch iron rod set with yellow plastic cap stamped TRACT TWO for corner;
- THENCE North 00° 00' 00" East, a distance of 1710.93 feet to a 1/2-inch iron rod set with yellow plastic cap stamped TRACT TWO for corner;
- THENCE South 89° 50' 00" West, along the south line of said TRACT TWO and with said County Road, a distance of 1300.87 feet to a 1/2-inch iron rod set with yellow plastic cap stamped TRACT TWO for corner;
- THENCE North 00° 00' 00" West, departing said County Road east and with said County Road, a distance of 1710.93 feet to a 1/2-inch iron rod set with yellow plastic cap stamped TRACT TWO for corner;
- THENCE North 44° 58' 05" East, a distance of 2121.16 feet to a 1/2-inch iron rod set with yellow plastic cap stamped TRACT TWO for corner;
- THENCE North 00° 00' 00" West, a distance of 2000.00 feet to a 1/2-inch iron rod set with yellow plastic cap stamped TRACT TWO for corner;
- THENCE North 89° 50' 00" East, a distance of 974.46 feet to a 1/2-inch iron rod set with yellow plastic cap stamped TRACT TWO for corner;
- THENCE North 00° 00' 00" East, a distance of 2000.00 feet to the beginning of a tangent curve to the left having a radius of 2000.00 feet, a chord angle of 90° 18' 23" and a chord of length of 2000.00 feet;
- THENCE in a northerly-southerly direction with said curve passing at 310.25 feet from the center line of said TRACT ONE and TRACT TWO, continuing in all, a total arc distance of 878.07 feet to a 1/2-inch iron rod set with yellow plastic cap stamped TRACT TWO for corner;
- THENCE North 30° 41' 28" East, a distance of 134.68 feet to a 1/2-inch iron rod set with yellow plastic cap stamped TRACT TWO for corner;

- THENCE North 18° 00' 00" West, a distance of 2000.00 feet to a 1/2-inch iron rod set with yellow plastic cap stamped TRACT TWO for corner;
- THENCE North 89° 17' 45" East, a distance of 1000.00 feet to a 1/2-inch iron rod set with yellow plastic cap stamped TRACT TWO for corner;
- THENCE South 81° 18' 31" East, a distance of 1710.93 feet to a 1/2-inch iron rod set with yellow plastic cap stamped TRACT TWO for corner;
- THENCE North 87° 13' 57" East, a distance of 2400.00 feet to a 1/2-inch iron rod set with yellow plastic cap stamped TRACT TWO for corner;
- THENCE South 77° 41' 48" East, a distance of 245.54 feet to a 1/2-inch iron rod set with yellow plastic cap stamped TRACT TWO for corner;
- THENCE North 78° 09' 18" East, a distance of 341.88 feet to a 1/2-inch iron rod set with yellow plastic cap stamped TRACT TWO for corner;
- THENCE South 87° 07' 39" East, a distance of 2000.00 feet to a 1/2-inch iron rod set with yellow plastic cap stamped TRACT TWO for corner;
- THENCE South 79° 14' 48" East, a distance of 448.17 feet to a 1/2-inch iron rod set with yellow plastic cap stamped TRACT TWO for corner;
- THENCE South 85° 48' 18" East, a distance of 286.71 feet to a 1/2-inch iron rod set with yellow plastic cap stamped TRACT TWO for corner;
- THENCE North 89° 51' 13" West, along the south line of said TRACT ONE, a distance of 3765.12 feet to the point of BEGINNING containing 2,330,253 square feet or 53.113 acres of land.

NOW THEREFORE KNOWN TO ALL MEN BY THESE PRESENTS: That CRESSON VENTURES LLC, Owner of the above described tract of land, do hereby certify that the surveying and platting herein contained is true and correct and that the same is a true and correct copy of the original as recorded in the Public Records of Johnson County, Texas, and being in accordance with the laws of said County and State.

Owner: Cresson Ventures LLC Date: 10/27/2025

State of Texas  
County of Johnson

BEFORE ME, the undersigned, a Notary Public in and for said County and State, on this day personally appeared Colin J. Henry, who is duly sworn and acknowledged to me that he executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this 27th day of October, 2025.

My commission expires 10/27/2025

**SURVEYOR'S CERTIFICATE**  
KNOW ALL MEN BY THESE PRESENTS:  
That I, Colin J. Henry, a Registered Professional Land Surveyor, do hereby certify that I have carefully examined the plat and the accompanying instrument and the measurements thereon, and I am satisfied that the same are true and correct and that the same are a true and correct copy of the original as recorded in the Public Records of Johnson County, Texas, and being in accordance with the laws of said County and State.

Colin J. Henry  
Registered Professional Land Surveyor No. 67330

State of Texas  
County of Johnson

BEFORE ME, the undersigned, a Notary Public in and for said County and State, on this day personally appeared Colin J. Henry, who is duly sworn and acknowledged to me that he executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this 27th day of October, 2025.

My commission expires 10/27/2025

**PLAT REVISION  
CRESSON ESTATES  
PHASE I ADDITION**

97.116 ACRES  
Johnson County, Texas  
Mendoza Survey, Abstract No. 542,  
and being all of  
**CRESSON ESTATES PHASE I ADDITION**  
recorded in Instrument No. 2022-249  
Slide E-651 P.R.J.C.T.

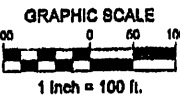
Core Laboratories, Inc.  
17001  
v. 2022. P. 176

OWNER: Ryan Vogt  
1600 Love Lane, Round Rock, TX 78668  
281-311-1231  
rvoigt@corelabs.com

PREPARED BY: Tervis Engineering Firm, Houston, TX  
1812 McLoughlin Drive, Houston, TX 77057  
713-281-1231  
tervis@tervis.com

SCALE: 1" = 100'

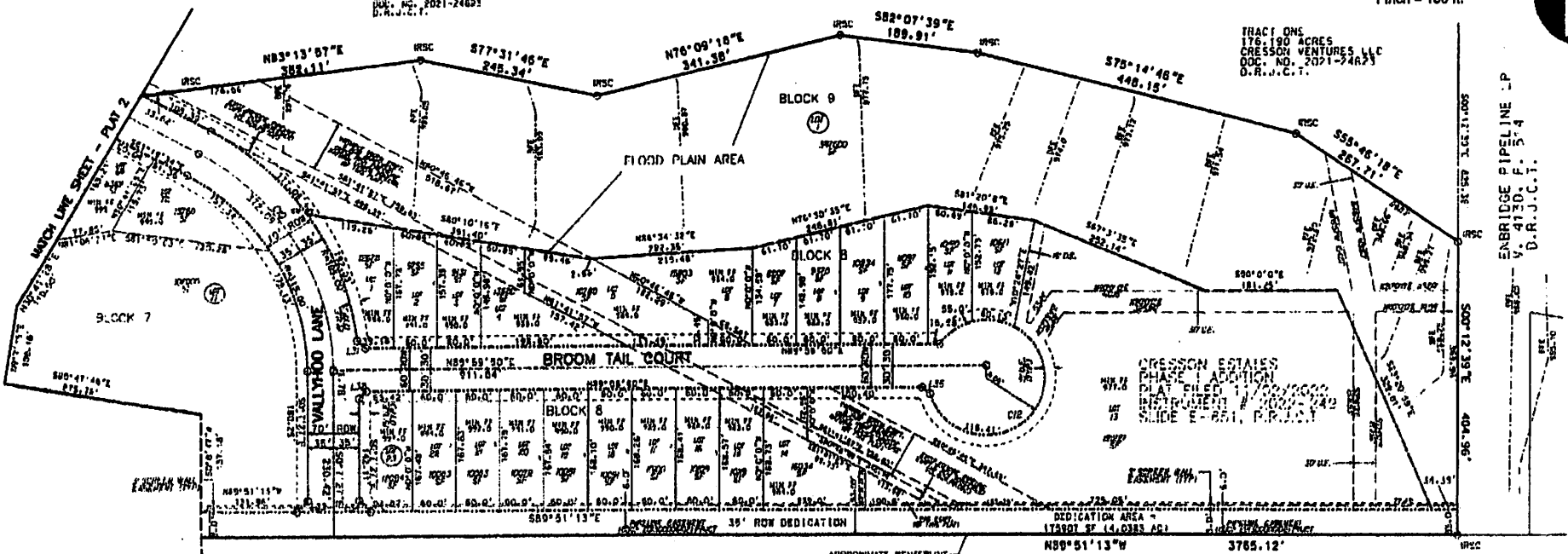




PLAT 178  
 CRESSON VENTURES LLC  
 DOC. NO. 2021-24623  
 D.R.J.C.T.

FUTURE PHASE IV

TRACT ONE  
 176.180 ACRES  
 CRESSON VENTURES LLC  
 DOC. NO. 2021-24623  
 D.R.J.C.T.



**NOTES:**

- This subdivision as any part thereof is located within the ETJ of the City of Cresson.
- The designation of the proposed usage of the area shown on this plat are for single family residential.
- The developer shall complete all roads and drainage facilities in a subdivision within twelve (12) months after the date of final plat approval.
- Utility providers should be sites on the plat including company name and phone number. Heavy crossed lots to be covered by a 1/2 mile water well that is a minimum of 2' deep.
- Water: Cresson MUD No. 2, Phone No. (817) 745-0333. District: United Cooperative Services, Supp. No. (817) 722-6541. Sewer: Cresson MUD No. 2, Phone No. (817) 745-0333.

**Flood Statement:**

According to the Flood Insurance Rate Map for Johnson County, Texas and Incorporated Areas, Community Flood No. 19751L000A, dated December 4, 2019, by prominent flooding sections of the property are located in Unshaded Flood Area Zone 1. Areas determined to be outside the Special Flood Hazard and Unshaded Flood Area determined to be subject to flooding by the Federal Emergency Management Agency (FEMA) flood insurance rate map in for use in determining the "FIRM" if done not previously done or areas subject to flooding. Flood areas from FEMA flood maps at times may be modified by severe, concentrated runoff caused with inadequate road or drainage systems. There may be other streams, creeks, low areas, drainage systems or other surfaces or subsurface activities existing on or near the subject property which are not depicted or addressed as part of the "FIRM" subject property which are not depicted or addressed as part of the "FIRM".

-The above referenced FEMA flood insurance rate map in for use in determining the "FIRM" if done not previously done or areas subject to flooding. Flood areas from FEMA flood maps at times may be modified by severe, concentrated runoff caused with inadequate road or drainage systems. There may be other streams, creeks, low areas, drainage systems or other surfaces or subsurface activities existing on or near the subject property which are not depicted or addressed as part of the "FIRM" subject property which are not depicted or addressed as part of the "FIRM".

-Blocking the flow of water or obstructing improvements in the drainage system, and doing so, is a violation of the Floodway is prohibited.

-The existing creeks or drainage channels traversing across or across this subdivision are not to be altered or modified in any way by the subdivision owners or the use of lots that are traversed by or adjacent to improved drainage channels or across said lots.

-Johnson County will not be responsible for the maintenance and operations of any drainage ways on the subdivision or for any damage, personal injury or loss of life or property, occasioned by floods or flood conditions.

-Johnson County has the right but not a duty to enter onto property and cause any obstruction to the flow of water through drainage channels.

**Duty of Developer/Property Owner:**

-The approval and filing of this plat by Johnson County does not relieve the developer of the property or owner of the property of any duty to comply with all local, state or federal law of the jurisdiction in which the property is located.

-The approval and filing of this plat by Johnson County does not relieve the developer of the property or owner of the property of any duty to any person or governmental agency, state or federal, or any other person, any duty or liability to Johnson County, the Commissioners, officials or employees of Johnson County.

-Johnson County makes no representation that the creeks, streams, rivers, drainage channels or other drainage structures depicted on this plat are not within the stipulated or specified water or non-saturated area, Johnson County, the State of Texas, or the United States.

-Johnson County is relying upon the developer whose name is affixed hereon to make accurate and truthful representations upon which Johnson County can make determinations regarding the approval or disapproval of this plat.

**Indemnity:**

The property developer submitting this plat to Johnson County for approval and the owner of the property the subject of this plat do hereby agree to fully and severally indemnify and hold harmless Johnson County and the Commissioners, officers, and employees of Johnson County from any and all claims or damages resulting from or arising out of this plat or Johnson County's approval or filing of this plat or construction operations conducted thereon.

**Public Utilities:**

The public utility, including Johnson County, shall have the right to move and keep repaired all or part of any building, fences, trees, shrubs, other growth or improvements which in any way obstruct or interfere with the construction or maintenance, or safety of its respective systems in any of the easements shown on the plat and any public utility including Johnson County, shall have the right of all lines of ingress and egress to and from said easements for the purpose of construction, reconstruction, inspection, maintenance, and adding to or removing all or part of its respective systems without the necessity of any form of procuring the permission of anyone.

**Filing The Plat:**

-It is a criminal offense punishable by a fine of up to \$100,000, or confinement in the County Jail for up to 90 days or both fine and confinement for a person who subdivides real property to use the subdivision's description or a deed of conveyance, a contract for a deed, or a purchase money deed or receipt of the subdivision as approved and filed for record with the Johnson County Clerk, however, said description may be used if the conveyance is expressly conditioned on approval and recording of the final plat and the purchaser is not given title or occupancy of the real property conveyed before the recording of the plat.

-A purchaser may not use or occupy property situated in a plat or receipt of a subdivision until such time as the plat is filed for record with the Johnson County Clerk's office.

-Filing a Plat is Not Acceptance of Roads for County Maintenance. The approval and filing of a plat which conveys roads and streets does not make the roads and streets county roads and streets for county maintenance. The road, street or postway set aside in this plat shall be maintained by Johnson County only in the absence of an express order of the Commissioners Court of Johnson County, which specifically accepts such road, street or postway for county maintenance.

**FLOOD PLAN NOTE:**

-The Flood Plain Cross Section Elevations shown on this plat are from the report titled "CRESSON 176 ACRES DEVELOPMENT FLOOD PLAN STUDY" prepared by COLBY CONSULTING ENGINEERS, 1615 S. COUNTY ROAD 1000, CRESSON, TEXAS 75845. The vertical datum is NAVD83 (North American Vertical Datum of 1988).

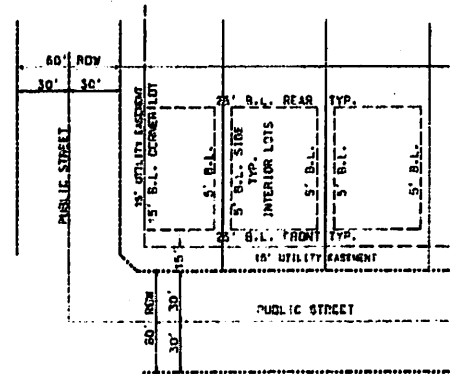
-The Maximum Finished Floor Elevations shown on this plat are set in the Minimum Flood Elevation from the referenced Flood Plain Elevation, according to the County requirements.

**ROADS:**

-All roads within this condition will be privately maintained by Cresson MUD No. 2.

APPROXIMATE CENTERLINE  
 COUNTY ROAD 1000

Core Laboratories, Inc.  
 TRACT 1  
 v. 2622, P. 778



TYPICAL LOT LAYOUT

- ROW, EASEMENT, AND RIGHT-OF-WAY LINE NOTES:**
- Utility Easements: 15' from lot line on all public street frontages.
  - Right of Way Description: 30' ROW from center of road on F.M. or State, 50' ROW from center of County road or roads in subdivision.
  - Building Lines EXTERNAL: 50' from lot lines on any State Hwy. or F.M. Road.
  - Building Lines INTERNAL to subdivision: From lot lines - 5' (Rear lot - 5', Side lot - 5', Front lot - 15')

**COUNTY APPROVAL:**  
 County Judge acting on the behalf of and for the Central-Johnson County of Johnson County.  
 Signature \_\_\_\_\_ Date \_\_\_\_\_

County Clerk Signature \_\_\_\_\_  
 Date \_\_\_\_\_ Instrument # \_\_\_\_\_

**PLAT REVISION  
 CRESSON ESTATES  
 PHASE I ADDITION**

LOTS 1-14, BLOCK 1, LOTS 15-28, BLOCK 1  
 LOTS 29-42, BLOCK 1, LOTS 43-56, BLOCK 1  
 LOTS 57-70, BLOCK 1, LOTS 71-84, BLOCK 1

97.116 ACRES  
 Johnson County, Texas  
 Monizva Survey, Abstract No. 542,  
 and being all of  
**CRESSON ESTATES PHASE I ADDITION**  
 recorded in Instrument No. 2022-249  
 Slide R-651 F.R.J.C.T.

**OWNER:**  
 JOHN VAUGHAN  
 1001 LANE OAK HOLLOW, SUITE 111  
 WOODBRIDGE, TEXAS 76069  
 767-231-4111  
 JVAUGHAN@CRES.COM

**DMC HENRY LLC**  
 TRACT 178  
 1001 LANE OAK HOLLOW, SUITE 111  
 WOODBRIDGE, TEXAS 76069  
 767-231-4111  
 CRES178@DMCHENRY.COM

**MORP ENGINEERING, INC.**  
 1017 HUNTERDALE DRIVE, PHASE THREE  
 WOODBRIDGE, TEXAS 76069  
 767-231-4111  
 MORP@MORPE.COM



**AGENDA PLACEMENT FORM**

(Submission Deadline – Monday, 5:00 PM before Regular Court Meetings) JUL 24 2023

Date: July 10, 2023

Meeting Date: July 24, 2023

Submitted By: Julie Edmiston

**Approved**

Department/Office: Public Works

Signature of Director/Official: J. VanderLaan

Agenda Title: Plat Approval

Consideration of Order 2023-55,

**Public Description** (Description should be 2-4 sentences explaining to the Court and the public what action is recommended and why it is necessary):

Order Approving the Revised of Plat of Cresson Estates, Lots 1-40, Block 1, Lots 1-40, Block 2, Lots 1-17, Block 3, Lots 1-40, Block 4, Lots 1-58, Block 5, Lots 1-19, Block 6, Lots 1-71, Block 7, Lots 1-23, Block 8, Lot 1, Block 9. Revising Building Set Back Lines, Utility Easements, and to Add Private Wall Easement

(May attach additional sheets if necessary)

Person to Present: Jennifer VanderLaan

(Presenter must be present for the item unless the item is on the Consent Agenda)

Supporting Documentation: (check one) PUBLIC  CONFIDENTIAL

(PUBLIC documentation may be made available to the public prior to the Meeting)

Estimated Length of Presentation: 10 minutes

Session Requested: Action Item (Action Item, Workshop, Consent, Executive)

Check All Departments That Have Been Notified:

County Attorney  IT  Purchasing  Auditor

Personnel  Public Works  Facilities Management

Other Department/Official (list) \_\_\_\_\_

**Please Inter-Office All Original Documents to County Judge’s Office Prior to Deadline & List All External Persons Who Need a Copy of Signed Documents In Your Submission Email**



COMMISSIONERS COURT

JUL 24 2023

## NOTICE OF PUBLIC HEARING

Pursuant to Chapter 232 of the Texas Local Government Code, the Johnson County Commissioners Court will consider an application and hear protests to revise the recorded subdivision plat of Cresson Estates, Phase 1, recorded in Instrument No. 2022-249, Slide E-651, Plat Records of Johnson County, Texas:

**Lots 1-40, Block 1, Lots 1-40, Block 2**

**Lots 1-17, Block 3, Lots 1-40, Block 4**

**Lots 1-58, Block 5, Lots 1-19, Block 6**

**Lots 1-71, Block 7, Lots 1-23, Block 8**

**Lot 1, Block 9**

**To Revise Building Setback Lines, Utility Easements, and to Add Private Wall Easement**

At: **9:00 o'clock a.m.** on: July 24<sup>th</sup>, 2023 in the  
Commissioners' Courtroom on the second floor  
Of the Johnson County Courthouse  
2 North Main Street, Cleburne, Texas 76033

Published in 'Times Review' classified section under 'LEGAL NOTICE' on these dates:

July 11/13/15, 2023