



**JOHNSON COUNTY
COMMISSIONERS COURT**

AUG 14 2023

April Long
County Clerk, Johnson County Texas

BY [Signature] 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
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THE STATE OF TEXAS	§	
	§	ORDER 2023-57
COUNTY OF JOHNSON	§	

**ORDER APPROVING REVISION OF PLAT PURSUANT TO
SECTION 232.009 (c-1) 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, the revision of the subdivision plat does not affect a public interest or public property of any type, including, but not limited to, a park, school, or road; and

WHEREAS, written notice of the application to revise the subdivision plat has been provided to the owners of the lots that are within 200 feet of the subdivision plat to be revised, as indicated in the most recent records of the Central Appraisal District of the Johnson County; and

WHEREAS, notice has been posted on Johnson County's Internet website for at least 30 days preceding the date of the meeting to consider the application until the day after the meeting; and

WHEREAS, the revision of the subdivision plat will not interfere with the established rights of any owner of a part of the subdivided land; and

WHEREAS, a motion was made by Commissioner Woolley, Pct. 4 and seconded by Commissioner White, Pct. 3 that stated: "I make the motion to approve the revision of the plat of Southern Oaks, Lot 22, to create Lots 22A & 22B, Block 1, in Precinct 4."

Said motion was approved by a vote of the Commissioners Court on the 14th day of August 2023.

NOW THEREFORE BE IT RESOLVED AND ORDERED:

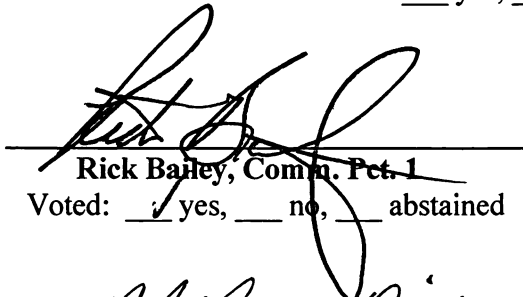
The Commissioners Court of Johnson County, Texas does hereby enter this Order approving the revision of the plat of Southern Oaks, Lot 22, to create Lots 22A & 22B, Block 1, in Precinct 4.

WITNESS OUR HAND THIS, THE 14TH DAY OF AUGUST 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

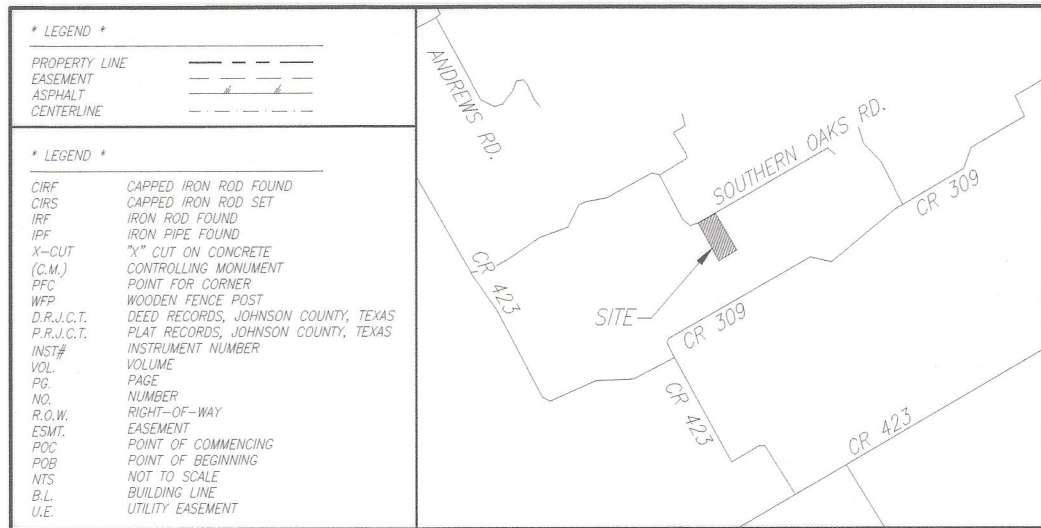


Larry Woolley, Comm. Pct. 4

Voted: yes, no, abstained

April Long
ATTEST: April Long, County Clerk





STATE OF TEXAS:
COUNTY OF JOHNSON:

LEGAL DESCRIPTION
BEING ALL OF LOT 22, BLOCK 1, SOUTHERN OAKS, AN ADDITION TO JOHNSON COUNTY, TEXAS, AS DEPICTED IN A PLAT THEREOF, RECORDED IN VOLUME 4, PAGE 15, OF THE PLAT RECORDS OF JOHNSON COUNTY, TEXAS (P.R.J.C.T.), AS CONVEYED TO GABRIEL SAMUEL VALENCIA IN A DEED, RECORDED IN INSTRUMENT NUMBER 2023-13448, OF THE DEED RECORDS OF JOHNSON COUNTY, TEXAS (D.R.J.C.T.), AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A 5/8-INCH IRON ROD FOUND, SAID POINT BEING THE MOST NORTHWESTERLY CORNER OF SAID LOT 22, SAID POINT ALSO BEING THE MOST NORTHERLY CORNER OF LOT 21C OF SAID SOUTHERN OAKS, AS CONVEYED TO EARL AND KERRY SCARBER IN A DEED RECORDED IN INSTRUMENT NUMBER 2010-21532, D.R.J.C.T., SAID POINT ALSO BEING IN THE SOUTHERLY RIGHT-OF-WAY LINE OF SOUTHERN OAKS ROAD, SAID POINT ALSO BEING THE POINT OF BEGINNING;

THENCE FOLLOWING THE SOUTHERLY RIGHT-OF-WAY LINE OF SOUTHERN OAKS ROAD, NORTH 59 DEGREES 18 MINUTES 18 SECONDS EAST, PASSING A 5/8-INCH IRON ROD SET WITH YELLOW CAP, STAMPED "HANNA SURV PLS 6647", AT A DISTANCE OF 149.36 FEET, AND CONTINUING A TOTAL DISTANCE OF 278.90 FEET, TO A 5/8-INCH IRON ROD FOUND, SAID POINT BEING THE MOST NORTHERLY CORNER OF SAID LOT 22, SAID POINT ALSO BEING THE MOST WESTERLY CORNER OF LOT 23A OF SAID SOUTHERN OAKS, AS CONVEYED TO NORMA SUE BRADY IN A DEED RECORDED IN VOLUME 1458, PAGE 42, D.R.J.C.T.;

THENCE DEPARTING THE SOUTHERLY RIGHT-OF-WAY LINE OF SOUTHERN OAKS ROAD, AND FOLLOWING THE COMMON LINE OF SAID LOT 22 AND SAID LOT 23A, SOUTH 30 DEGREES 00 MINUTES 43 SECONDS EAST, PASSING THE MOST SOUTHERLY CORNER OF SAID LOT 23A, AND THE MOST WESTERLY CORNER OF LOT 23B OF SAID SOUTHERN OAKS, AS CONVEYED TO CARLOS DON POULTER IN A DEED RECORDED IN INSTRUMENT NUMBER 2011-14903, D.R.J.C.T., PASSING A 1/2-INCH IRON ROD FOUND FOR THE MOST SOUTHERLY CORNER OF SAID LOT 23B, AND THE MOST WESTERLY CORNER OF LOT 23C OF SAID SOUTHERN OAKS, AS CONVEYED TO ANTHONY DALE POULTER IN A DEED RECORDED IN INSTRUMENT NUMBER 2013-22802, D.R.J.C.T., AND CONTINUING A TOTAL DISTANCE OF 546.35 FEET, TO A 1/2-INCH IRON PIPE FOUND, SAID POINT BEING THE MOST SOUTHEASTERLY CORNER OF SAID LOT 22, SAID POINT ALSO BEING THE MOST SOUTHERLY CORNER OF SAID LOT 23C, SAID POINT ALSO BEING IN THE NORTHWESTERLY LINE OF TRACT 19B, AS CONVEYED TO MICHAEL VAN LANHAM IN A DEED RECORDED IN VOLUME 2039, PAGE 324, D.R.J.C.T.;

THENCE DEPARTING THE COMMON LINE OF SAID LOT 22 AND SAID LOTS 23A, 23B, AND 23C, AND FOLLOWING ALONG THE COMMON LINE OF SAID LOT 22, AND SAID LANHAM TRACT, SOUTH 59 DEGREES 16 MINUTES 00 SECONDS WEST, PASSING A 5/8-INCH IRON ROD SET WITH YELLOW CAP, STAMPED "HANNA SURV PLS 6647", AT A DISTANCE OF 134.31 FEET, AND CONTINUING A TOTAL DISTANCE OF 281.04 FEET, TO A 1/2-INCH IRON ROD FOUND, SAID POINT BEING THE MOST SOUTHERLY CORNER OF SAID LOT 22, SAID POINT ALSO BEING THE MOST SOUTHEASTERLY CORNER OF SAID LOT 21C;

THENCE DEPARTING THE COMMON LINE OF SAID LOT 22, AND SAID LANHAM TRACT, AND FOLLOWING THE COMMON LINE OF SAID LOT 22 AND SAID LOT 21C, NORTH 29 DEGREES 47 MINUTES 28 SECONDS WEST, A DISTANCE OF 549.73 FEET, TO THE POINT OF BEGINNING, AND CONTAINING 153,426.63 SQUARE FEET, OR 3.522 ACRES OF LAND, MORE OR LESS.

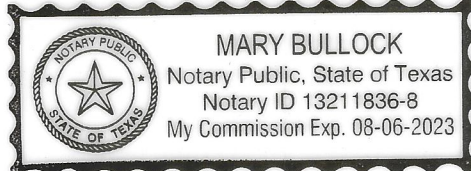
STATE OF TEXAS:
COUNTY OF JOHNSON:
NOW THEREFORE KNOWN TO ALL MEN BY THESE PRESENTS

THAT GABRIEL SAMUEL VALENCIA, OWNER OF THE ABOVE DESCRIBED TRACT OF LAND, DO HEREBY ADOPT THIS PLAT DESIGNATING THE HEREIN DESCRIBED PROPERTY AS LOTS 22A & 22B, BLOCK 1, SOUTHERN OAKS, AN ADDITION TO JOHNSON COUNTY, TEXAS, AND HEREBY DEDICATE TO THE PUBLIC USE, WITHOUT RESERVATION, THE STREETS, EASEMENTS, RIGHT-OF-WAYS AND ANY OTHER PUBLIC AREA SHOWN HEREON.

Gabriel Samuel Valencia (SIGNATURE OF OWNER) DATE 7 / 12 / 2023.

SWORN AND SUBSCRIBED BEFORE ME BY *Mary Bullock*
THIS THE 12th DAY OF July, 2023.

NOTARY PUBLIC, STATE OF TEXAS
MY COMMISSION EXPIRES: 8/6/2023



*** PLAT NOTES ***

- GENERAL**
- THIS SUBDIVISION OR ANY PART THEREOF IS NOT LOCATED WITHIN THE ETJ OF ANY CITY OR TOWN.
 - THE DESIGNATION OF THE PROPOSED USAGE OF THE AREA SHOWN ON PLAT WILL BE 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 FOR THIS PROPERTY ARE AS FOLLOWS:
WATER - JOHNSON COUNTY SPECIAL UTILITY DISTRICT, (817) 760-5200
ELECTRICITY - UNITED COOPERATIVE SERVICES, (817) 556-4000
SEWER - PRIVATE INDIVIDUAL SEPTIC SYSTEMS

- PRIVATE SEWAGE FACILITY**
- ONSITE SEWAGE FACILITY PERFORMANCE CANNOT BE GUARANTEED EVEN THOUGH ALL PROVISIONS OF THE RULES OF JOHNSON COUNTY, TEXAS FOR PRIVATE SEWAGE FACILITIES ARE COMPLIED WITH.
 - INSPECTIONS AND/OR ACCEPTANCE OF A PRIVATE SEWAGE FACILITY BY THE PUBLIC WORKS DEPARTMENT SHALL INDICATE ONLY THAT THE FACILITY MEETS MINIMUM REQUIREMENTS AND DOES NOT RELIEVE THE OWNER OF THE PROPERTY FROM COMPLYING WITH COUNTY, STATE AND FEDERAL REGULATIONS. PRIVATE SEWAGE FACILITIES, ALTHOUGH APPROVED AS MEETING MINIMUM STANDARDS, MUST BE UPGRADED BY THE OWNER AT THE OWNER'S EXPENSE IF NORMAL OPERATION OF THE FACILITY RESULTS IN OBJECTIONABLE ODORS, IF UNSANITARY CONDITIONS ARE CREATED, OR IF THE FACILITY WHEN USED DOES NOT COMPLY WITH GOVERNMENTAL REGULATIONS.
 - A PROPERLY DESIGNED AND CONSTRUCTED PRIVATE SEWAGE FACILITY SYSTEM, INSTALLED IN SUITABLE SOIL, CAN MALFUNCTION IF THE AMOUNT OF WATER THAT IS REQUIRED TO DISPOSE OF IS NOT CONTROLLED. IT WILL BE THE RESPONSIBILITY OF THE LOT OWNER TO MAINTAIN AND OPERATE PRIVATE SEWAGE FACILITY IN A SATISFACTORY MANNER.

- FLOOD STATEMENT**
- ACCORDING TO THE FLOOD INSURANCE RATE MAP FOR JOHNSON COUNTY, TEXAS AND INCORPORATED AREAS, COMMUNITY PANEL NO. 48251C032, EFFECTIVE DATE DECEMBER 4, 2012, THIS PROPERTY IS LOCATED IN ZONE "X", (AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN).
 - THE ABOVE REFERENCED FEMA FLOOD INSURANCE RATE MAP IS FOR USE IN ADMINISTERING THE "NFIP". IT DOES NOT NECESSARILY SHOW ALL AREAS SUBJECT TO FLOODING, PARTICULARLY FROM LOCAL SOURCES OF SMALL SIZE, WHICH COULD BE FLOODED BY SEVERE, CONCENTRATED RAINFALL COUPLED WITH INADEQUATE LOCAL DRAINAGE SYSTEMS. THERE MAY BE OTHER STREAMS, CREEKS, LOW AREAS, DRAINAGE SYSTEMS OR OTHER SURFACES OR SUBSURFACE CONDITIONS EXISTING ON OR NEAR THE SUBJECT PROPERTY WHICH ARE NOT STUDIED OR ADDRESSED AS PART OF THE "NFIP".
 - BLOCKING THE FLOW OF WATER OR CONSTRUCTING IMPROVEMENTS IN THE DRAINAGE EASEMENTS, AND FILLING OR OBSTRUCTION OF THE FLOODWAY IS PROHIBITED.
 - THE EXISTING CREEKS OR DRAINAGE CHANNELS TRAVERSING ALONG OR ACROSS THIS ADDITION WILL REMAIN AS OPEN CHANNELS AND WILL BE MAINTAINED BY THE INDIVIDUAL OWNERS OF THE LOT OR LOTS THAT ARE TRAVERSED BY OR ADJACENT TO DRAINAGE COURSES ALONG OR ACROSS SAID LOTS.
 - JOHNSON COUNTY WILL NOT BE RESPONSIBLE FOR THE MAINTENANCE AND OPERATIONS OF SAID DRAINAGE WAYS OR FOR THE CONTROL OF EROSION.
 - JOHNSON COUNTY WILL NOT BE RESPONSIBLE FOR ANY DAMAGE, PERSONAL INJURY OR LOSS OF LIFE OR PROPERTY OCCASIONED BY FLOODING UNDER FLOOD CONDITIONS.
 - JOHNSON COUNTY HAS THE RIGHT BUT NOT A DUTY TO ENTER ONTO PROPERTY AND CLEAR ANY OBSTRUCTION INCLUDING BUT NOT LIMITED TO TREES, PLANTS, DIRT, OR BUILDINGS, WHICH OBSTRUCT THE FLOW OF WATER THROUGH DRAINAGE EASEMENTS.

DUTIES 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 JURISDICTIONS 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 ADJACENT OR DOWNSTREAM PROPERTY OWNER OR IMPOSE, IMPUTE OR TRANSFER ANY DUTY OF 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, DEVICES, OR FEATURES PORTRAYED HEREON ARE ACTUALLY EXISTING ON THE PROPERTY PORTRAYED BY THIS PLAT NOT VIOLATE THE STATUTES OR COMMON LAW OF AN INCORPORATED CITY, JOHNSON COUNTY, THE STATE OF TEXAS, OR THE UNITED STATES.

JOHNSON COUNTY IS RELYING UPON THE SURVEYOR 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 SUBJECT OF THIS PLAT DO HEREBY AGREE TO JOINTLY AND SEVERALLY INDEMNIFY AND HOLD HARMLESS JOHNSON COUNTY AND COMMISSIONERS, OFFICIALS, AND EMPLOYEES OF JOHNSON COUNTY FROM ANY AND ALL CLAIMS OR DAMAGES RESULTING FROM OR ALLEGEDLY ARISING FROM JOHNSON COUNTY'S APPROVAL OR FILING OF THIS PLAT OR CONSTRUCTION DOCUMENTS ASSOCIATED THEREWITH.

UTILITY EASEMENT
ANY PUBLIC UTILITY, INCLUDING JOHNSON COUNTY SHALL HAVE THE RIGHT TO MOVE AND KEEP MOVED ALL OR PART OF A BUILDING, FENCES, TREES, SHRUBS, OTHER GROWTHS, OR IMPROVEMENTS WHICH IN ANY WAY ENDANGER OR INTERFERE WITH THE CONSTRUCTION OR MAINTENANCE, OR EFFICACY OF ITS RESPECTIVE SYSTEMS IN ANY OF THE EASEMENTS SHOWN ON THE PLAT. ANY PUBLIC UTILITY INCLUDING JOHNSON COUNTY, SHALL HAVE THE RIGHT AT ALL TIMES OF INGRESS AND EGRESS TO AND FROM SAID EASEMENTS FOR THE PURPOSE OF CONSTRUCTION, RECONSTRUCTION, INSPECTION, PATROLLING, MAINTAINING AND ADDING TO OR REMOVING ALL OR PART OF ITS RESPECTIVE SYSTEMS WITHOUT THE NECESSITY AT ANY TIME OF PROCURING THE PERMISSION OF ANYONE.

- FILING A PLAT**
- IT IS A CRIMINAL OFFENSE PUNISHABLE BY A FINE OF UP TO \$1,000.00, CONFINEMENT IN THE COUNTY JAIL FOR UP TO 90 DAYS OR BY A FINE AND CONFINEMENT FOR A PERSON WHO SUBDIVIDES REAL PROPERTY TO USE THE SUBDIVISION'S DESCRIPTION IN A DEED OF CONVEYANCE CONTRACT FOR A DEED, OR A CONTRACT OF SALE OR OTHER EXECUTOR CONTRACT TO CONVEY THAT IS DELIVERED TO A PURCHASER UNLESS THE PLAT OR REPLAT OF THE SUBDIVISION IS APPROVED AND IS FILED FOR RECORDS WITH THE JOHNSON COUNTY CLERK. HOWEVER, SAID DESCRIPTION MAY BE USED IF THE CONVEYANCE IS EXPRESSLY CONTINGENT ON APPROVAL AND RECORDING OF THE FINAL PLAT AND THE PURCHASER IS NOT TO USE OR OCCUPANCY OF THE REAL PROPERTY CONVEYED BEFORE THE RECORDING OF THE PLAT.
 - A PURCHASER MAY NOT USE OR OCCUPY PROPERTY DESCRIBED IN A PLAT OR REPLAT OF A SUBDIVISION UNTIL SUCH TIME AS THE PLAT IS FILED FOR RECORD WITH THE COUNTY CLERK'S OFFICE OF THE JOHNSON COUNTY CLERK.

FILING A PLAT IS NOT ACCEPTANCE OF ROADS FOR COUNTY MAINTENANCE
THE APPROVAL AND FILING OF A PLAT WHICH DEDICATES ROADS AND STREETS DOES NOT MAKE THE ROADS AND STREETS COUNTY ROADS SUBJECT TO COUNTY MAINTENANCE. NO ROAD, STREET OR PASSAGEWAY SET ASIDE IN THIS PLAT SHALL BE MAINTAINED BY JOHNSON COUNTY, TEXAS IN THE ABSENCE OF AN EXPRESS ORDER OF THE COMMISSIONERS COURT ENTERED OF RECORD IN THE MINUTES OF THE COMMISSIONERS COURT OF JOHNSON COUNTY, TEXAS SPECIFICALLY IDENTIFYING ANY SUCH ROAD, STREET OR PASSAGEWAY AND SPECIFICALLY ACCEPTING SUCH ROAD, STREET, PASSAGEWAY FOR COUNTY MAINTENANCE.

- RIGHT-OF-WAY (ROW) DEDICATION**
- 40' ROW FROM CENTER OF ROAD ON F.M. OR STATE
 - 30' ROW FROM CENTER OF COUNTY ROADS OR ROADS IN A SUBDIVISION

- UTILITY EASEMENT DEDICATION**
- 15' FROM LOT LINE IN FRONT & BACK
 - 5' FROM LOT LINE ON THE SIDES

- BUILDING LINES**
- 50' FROM LOT LINE (STATE HIGHWAY AND F.M.)
 - 25' FROM LOT LINE (COUNTY ROAD OR SUBDIVISION ROADS)

THIS PLAT RECORDED IN
INSTRUMENT # _____, SLIDE _____
DATE _____
COUNTY CLERK, JOHNSON COUNTY, TEXAS
DEPUTY, JOHNSON COUNTY, TEXAS

REVISED PLAT SHOWING
LOTS 22A & 22B, BLOCK 1
SOUTHERN OAKS
BEING A REPLAT OF LOT 22, SOUTHERN OAKS,
ACCORDING TO THE PLAT RECORDED IN
VOLUME 4, PAGE 15, P.R.J.C.T., AN ADDITION
TO JOHNSON COUNTY, TEXAS
3.522 ACRES
JUNE 2023

APPROVED JOHNSON COUNTY COMMISSIONER'S COURT
COUNTY JUDGE _____
DATE: _____



I, SAMUEL C. HANNA, REGISTERED PROFESSIONAL LAND SURVEYOR NO. 6647, DO HEREBY CERTIFY THIS PLAT IS A TRUE AND CORRECT REPRESENTATION OF A SURVEY MADE ON THE GROUND AND THE CORNER MONUMENTS ARE AS SHOWN. ALL CORNERS, ANGLES POINT OF CURVES, BOUNDARY MARKERS AND BENCH MARKS ARE CORRECTLY FOUND OR PLACED THEREON AND HAVE BEEN MARKED WITH STEEL RODS.

S. Hanna
SAMUEL C. HANNA, RPLS, PE
11 JULY 2023
DATE

LAND USE TABLE

LOT DESIGNATION	NET AREA	GROSS AREA	R.O.W. DEDICATION	LOT USE TYPE
23A	1.865 AC	1.865 AC	0.00 AC	SINGLE FAMILY RESIDENTIAL
23B	1.657 AC	1.657 AC	0.00 AC	SINGLE FAMILY RESIDENTIAL

HSE HANNA SURVEYING & ENGINEERING LLC.

CLIENT: GABRIEL SAMUEL VALENCIA, 639 BARNES ROAD, CLEBURNE, TEXAS 76031, GABE1012@HOTMAIL.COM, PH: (882) 702-2113

SURVEYOR: HANNA SURVEYING AND ENGINEERING, LLC, 11729 E FM 917, ALVARADO, TEXAS 76009, PH: (882) 553-9474, FIRM NO. 10194633

FIELD SURVEY BY: AJ, DATE: 07/11/2023, PROJECT NO: 23-825, DRAWN BY: SCH, SCALE: 1" = 60', SAMHANNA-SE.COM

1. THE PURPOSE OF THIS SURVEY IS TO CREATE TWO (2) SINGLE FAMILY RESIDENTIAL LOTS, THEREFORE ALL OTHER IMPROVEMENTS MAY NOT BE SHOWN.

2. BASIS OF BEARING FOR THIS PLAT IS REFERENCED TO THE TEXAS STATE PLANE COORDINATE SYSTEM, NAD-83, NORTH CENTRAL ZONE 4202, AS OBSERVED ON THE ALTIERRA RTN NETWORK. ALL POINTS IN THIS SURVEY ARE SHOWN ON GRID COORDINATES, NO SCALE AND NO PROJECTION.

3. CONTROLLING MONUMENTS ARE AS NOTED.

4. ALL CAPPED IRON RODS SET ARE SET WITH 5/8" INCH REBAR WITH YELLOW CAP STAMPED "HANNA SURV PLS 6647".



COMMISSIONERS COURT

AUG 14 2023

AGENDA PLACEMENT FORM

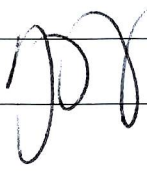
(Submission Deadline – Monday, 5:00 PM before Regular Court Meetings)

Date: July 25, 2023

Meeting Date: August 14, 2023

Submitted By: Julie Edmiston

Department/Office: Public Works

Signature of Director/Official: 

Agenda Title:
Public Hearing and Plat Approval

Approved

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

Public Hearing to Revise the Plat of Southern Oaks, Lot 22 to create Lots 22A, & 22B, Block 1 in Precinct 4
Consideration of Order 2023-57, Order Approving the Revised Plat of Southern Oaks, Lot 22 to create Lots 22A & 22B, Block 1 in Precinct 4

(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

AUG 14 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 Southern Oaks, Lot 22, recorded in Volume 4, Page 15, Plat Records of Johnson County, Texas:

**Lot 22
to be revised
to Create Lots 22A & 22B, Block 1**

At: **9:00 o'clock a.m.** on: August 14, 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 22/25/27, 2023

Posted on the Johnson County Website starting July 13, 2023