



JOHNSON COUNTY COMMISSIONERS COURT

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

§

ORDER 2024-104

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.

Filed For Record 1:26 pm

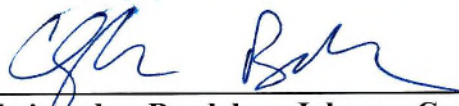
OCT 16 2024

April Long
County Clerk, Johnson County Texas
BY ma DEPUTY

NOW THEREFORE BE IT ORDERED:

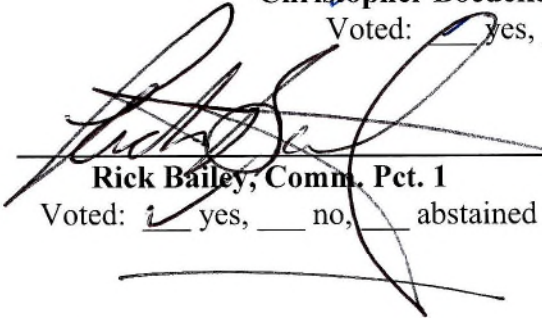
The Commissioners Court of Johnson County, Texas does hereby enter this Order approving the revision of the plat of **The Homesteads-Phase One**, Lot 8, Block 8 to create Lots 8E & 8W, Block 8, in Precinct 3.

WITNESS OUR HAND THIS, THE 15TH DAY OF OCTOBER 2024.



Christopher Boedeker, Johnson County Judge

Voted: yes, no, abstained



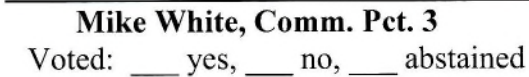
Rick Bailey, Comm. Pct. 1

Voted: yes, no, abstained



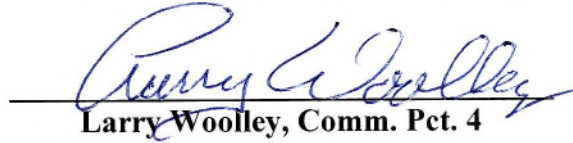
Kenny Howell, Comm. Pct. 2

Voted: yes, no, abstained



Mike White, Comm. Pct. 3

Voted: yes, no, abstained



Larry Woolley, Comm. Pct. 4

Voted: yes, no, abstained

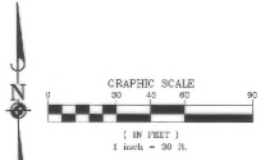


ATTEST: April Long, County Clerk



LEGEND

- PLAT - PLAT RECORDS, JOHNSON COUNTY, TEXAS
- ROW - RIGHT-OF-WAY
- VOL. PG - VOLUME & PAGE
- SQ. FT. - SQUARE FEET
- P.O.B. - POINT OF BEGINNING
- RF - RICH ROD FINDING
- W.C. - YELLOW CORNER 5/8" FOR ROD SET
- MC - STAMPED "MANHARD CONSULTING"



LOIS D. RUCKS
VOL. 3898, PG. 27
D.R.J.C.T.

LOT 15W
THE HOMESTEADS
- PHASE ONE
VOL. 6, PG. 154
P.R.J.C.T.

MARIA ROMERO AND
METTE CASTRO
CCF # 2028-14602
D.R.J.C.T.

ANGEL AND BERNARDA
MIRAMONTES
VOL. 3735, PG. 241
D.R.J.C.T.

ANGEL AND BERNARDA
MIRAMONTES
VOL. 3735, PG. 241
D.R.J.C.T.

LOT 7E
THE HOMESTEADS
- PHASE ONE
VOL. 6, PG. 154
P.R.J.C.T.

LOT 8
THE HOMESTEADS
- PHASE ONE
VOL. 6, PG. 154
P.R.J.C.T.

LOT 7W
THE HOMESTEADS
- PHASE ONE
VOL. 6, PG. 154
P.R.J.C.T.

LOT 8

0.856 ACRES
37,295 SQ. FT.
LOT 8E

1.000 ACRES
43,560 SQ. FT.
LOT 8W

CAROL M. PAYNE
VOL. 1854, PG. 289
D.R.J.C.T.

LOT 9E
THE HOMESTEADS -
PHASE ONE
VOL. 6, PG. 154
P.R.J.C.T.

ROBERTO G. TORRES
VOL. 4139, PG. 931
D.R.J.C.T.

LOT 9W
THE HOMESTEADS -
PHASE ONE
VOL. 6, PG. 154
P.R.J.C.T.

MARIANNA WAY
80' R.O.W.



**REPLAT
LOTS 8E & 8W, BLOCK 8
THE HOMESTEADS
- PHASE ONE**

BEING A REPLAT OF LOT 8, BLOCK 8, THE HOMESTEADS, PHASE ONE, ACCORDING TO THE PLAT RECORDED IN VOLUME 6, PAGE 154, P.R.J.C.T.

BASIS OF BEARINGS
COORDINATES AND BEARINGS ARE BASED UPON THE TEXAS STATE PLANE COORDINATE SYSTEM, NORTH AMERICAN DATUM OF 1983, NORTH CENTRAL ZONE (4202).

OWNER
MARIA DOLORES ROMERO & METTE CASTRO
3901 MARIANNA WAY
ALVARADO, TEXAS 76009

Manhard CONSULTING
303 Pecos Street, Suite 201, Fort Worth, TX 76102, ph: 817.585.5344, manhard.com
Civil Engineers | Surveyors | Water Resource Engineers | Water & Waste Water Engineers
Construction Managers | Environmental Scientists | Landscape Architects | Planners
Texas Board of Professional Engineers & Land Surveyors Reg. No. P-16194754 (SUC), P-171733 (Eng)

PROJ. NO.:	J.D.	ISSUE DATE:	02/05/24	CODE:		SHEET	
DRAWN BY:	MCL	SCALE:	1"=30'		616.023085	1	OF 2

SURVEYOR'S NOTES

- EASEMENTS AND BOUNDING NETWORKS
UTILITY EASEMENT
15' FROM LOT LINE IN FRONT AND BACK
3' FROM LOT LINE ON SIDES
EASEMENT OF WAY DESIGNATION
10' ROW FROM CENTER OF ROAD (P.M. OR STATE)
20' ROW FROM CENTER OF ROAD (COUNTY ROAD OR SUBDIVISION ROAD)
BUILDING LINES
30' FROM LOT LINE (STATE HWY AND P.M. HWY)
25' FROM LOT LINE (COUNTY ROAD OR SUBDIVISION ROAD)
2. THE DESIGNATION OF THE PROPOSED USAGE OF THE AREA SHOWN ON PLAT IS FOR SINGLE FAMILY RESIDENTIAL.
3. UTILITY PROVIDERS
WATER: SOUTH WEST WATER COMPANY - 985-654-7097
ELECTRIC: UNITED COOPERATIVE SERVICES - 417-555-4000
SEPTIC: PRIVATE ON SITE SEPTIC SYSTEM
4. THIS SUBDIVISION ON ANY PART THEREOF IS NOT LOCATED WITHIN THE CTJ OF ANY CITY OR TOWN.
5. THE DEVELOPER SHALL COMPLETE ALL ROADS AND DRAINAGE FACILITIES IN A SUBDIVISION WITHIN THIRTY (30) MONTHS AFTER THE DATE OF FINAL PLAT APPROVAL.

PRIVATE SEWAGE FACILITY
ON-SITE SEWAGE FACILITY PERFORMANCE CANNOT BE GUARANTEED EVEN THOUGH ALL REQUIREMENTS OF THE RULES OF JOHNSON COUNTY, TEXAS FOR PRIVATE SEWAGE FACILITIES ARE COMPLIED WITH.
INSTRUCTIONS 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 BELIEVE THE OWNER OF THE PROPERTY FROM COMPLYING WITH COUNTY, STATE AND FEDERAL REGULATIONS. PRIVATE SEWAGE FACILITIES, ALTHOUGH APPROVED AS MEETING MINIMUM STANDARDS, MUST BE UTILIZED BY THE OWNER AT THE OWNER'S EXPENSE. IF NORMAL OPERATION OF THE FACILITY RESULTS IN UNDESIRABLE ODORS, IF UNDESIRABLE 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 THE PRIVATE SEWAGE FACILITY IN A SATISFACTORY MANNER.

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 CONSTITUTIONAL PROPERTY OWNED OR IMPROVED OR TRANSFER 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, DEVICES OR FEATURES PORTRAYED HEREON ARE ACTUALLY EXISTING ON THE PROPERTY PORTRAYED BY THIS PLAT DO 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 THE SUBJECT OF THIS PLAT DO HEREBY AGREE TO JOINTLY AND SEVERALLY INDEMNIFY AND HOLD HARMLESS JOHNSON COUNTY AND THE 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 OPEN ALL OR PART OF ANY BARRIERS, FENCES, TREES, SHRUBS, OTHER GROWTHS, OR IMPROVEMENTS IN WHICH IN ANY WAY ENGAGED OR INTERFERE WITH THE CONSTRUCTION OR MAINTENANCE, OR EFFICACY OF ITS RESPECTIVE SYSTEMS IN ANY OF THE EASEMENTS SHOWN ON THIS PLAT, AND ANY PUBLIC UTILITY INCLUDING JOHNSON COUNTY, SHALL HAVE THE RIGHT AT ALL TIMES OF ACCESS AND EGRESS TO AN FROM SAID EASEMENTS FOR THE PURPOSE OF CONSTRUCTION, RECONSTRUCTION, REPAIRS, PATROLS, MAINTENANCE AND ADJUSTING OR REMOVING ALL OR PART OF ITS RESPECTIVE SYSTEMS WITHOUT THE NECESSITY AT ANY TIMES OF INCLUDING THE PERMISSION OF ANYONE.

LIENS & FEES
IT IS A CRIMINAL OFFENSE PUNISHABLE BY A FINE OF UP TO \$100,000, CONFINEMENT IN THE COUNTY JAIL FOR UP TO 90 DAYS OR BY BOTH FINE AND CONFINEMENT FOR A PERSON WHO SUBDIVIDES REAL PROPERTY TO USE THE SUBDIVISION'S DESCRIPTION IN A DEED OF CONVEYANCE, A CONTRACT FOR A DEED, OR A CONTRACT OF SALE, OR IN ANY RESOLUTION CONTRACT TO CONVEY THAT IS DELIVERED TO A PURCHASER UNLESS THE PLAT OR REPLAT OF THE SUBDIVISION IS APPROVED AND IS FILED FOR RECORD WITH THE JOHNSON COUNTY CLERK. HOWEVER, SAID DESCRIPTION MAY BE USED IF THE CONVEYANCE IS EXPRESSLY CONTINUED OR APPROVAL AND RECORDING OF THE FINAL PLAT AND THE PURCHASER IS NOT GIVEN 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.

LIENS & THAT IS NOT ACCEPTANCE OF ROAD FOR COUNTY MAINTENANCE
THE APPROVAL AND FILING OF A PLAT WHICH INDICATES 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 OR PASSAGEWAY FOR COUNTY MAINTENANCE.

FLOOD STATEMENT

ACCORDING TO THE FLOODED INSURANCE RATE MAP FOR JOHNSON COUNTY, TEXAS AND UNINCORPORATED AREAS, COUNTY PANEL NO. 480203000, EFFECTIVE DATE: DECEMBER 04, 2010, THE PROPERTY IS LOCATED IN ZONE "X", (AREAS DETERMINED TO BE OUTSIDE OF THE 500-YEAR FLOOD PLAIN)
THE ABOVE REFERENCED FEMA FLOOD INSURANCE RATE MAP IS FOR USE IN ADMINISTERING THE "TRIP". 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 "TRIP".
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 TRAVELING 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 MAINTAINED 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 OF PROPERTY OCCASIONED BY FLOODING OR 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, DEBRIS OR BUILDINGS, WHICH OBSTRUCT THE FLOW OF WATER THROUGH DRAINAGE EASEMENTS.

VARIANCE STATEMENT

DEVELOPMENT VARIANCE (V-24-0007) APPROVED BY JOHNSON COUNTY COMMISSIONERS COURT ON 5/28/2024 TO ALLOW 104.4' OF ROAD FRONTAGE ON LOT 8B AND 8C, AND LOT 8E TO HAVE 309.49 ACRES IN A RE-PLAT OF THE HOMESTEADS PHASE 1, LOT 8, BLOCK 8 IN PRECINCT 3.



VICINITY MAP

NOT TO SCALE

BASIS OF BEARINGS

COORDINATES AND BEARINGS ARE BASED UPON THE TEXAS STATE PLANE COORDINATE SYSTEM, NORTH AMERICAN DATUM OF 1983, NORTH CENTRAL ZONE (2003).

SURVEYOR'S CERTIFICATION

I, JOSE LUIZ DE AL, CERTIFY THAT I PREPARED THIS PLAT AND THE FIELD NOTES MADE A PART THEREOF FROM AN ACCURATE AND COMPLETE SURVEY OF THE LAND AND THAT THE OTHER INFORMATION SHOWN THEREON WERE PROPERTY PLACED THEREON BY PERSONAL SUPERVISION, IN ACCORDANCE WITH THE SUBDIVISION REGULATIONS OF JOHNSON COUNTY, TEXAS.

JOSE LUIZ DE AL
REGISTERED PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NO. 3690



APPROVAL BLOCK

JOHNSON COUNTY COMMISSIONERS COURT

DATE
COUNTY JUDGE

FILING BLOCK

PLAT RECORDED IN YEAR INSTRUMENT #

DATE

COUNTY CLERK, JOHNSON COUNTY, TEXAS

DEPUTY CLERK

LEGAL DESCRIPTION

BEING A 1,266 ACRES TRACT OF LAND SITUATED IN THE E. SMITH SURVEY, ABSTRACT NUMBER 756, JOHNSON COUNTY, TEXAS AND BEING ALL OF LOT 8, BLOCK 8, THE HOMESTEADS PHASE ONE, AN ADDITION TO JOHNSON COUNTY, ACCORDING TO THE PLAT THEREOF, RECORDED IN VOLUME 8, PAGE 154, PLAT RECORDS, JOHNSON COUNTY, TEXAS AND BEING MORE PARTICULARLY DESCRIBED BY NOTES AND EXAMINES AS FOLLOWS:

SCORNING AT A 5/8 INCH IRON ROD FOUND AT THE SOUTHWEST CORNER OF SAID LOT 8, SAID IRON ROD ALSO BEING THE SOUTHWEST CORNER OF LOT 15W OF SAID BLOCK 8, AND BEING IN THE NORTH RIGHT-OF-WAY LINE OF MARIANNA WAY (60' RIGHT-OF-WAY):

THENCE NORTH 29 DEGREES 40 MINUTES 20 SECONDS WEST, 399.81 FEET ALONG THE WEST LINE OF SAID LOT 8 AND THE EAST LINE OF SAID LOT 8E TO A 5/8 INCH IRON ROD FOUND AT THE NORTHWEST CORNER OF SAID LOT 8, SAID IRON ROD ALSO BEING THE NORTHWEST CORNER OF SAID LOT 8 AND BEING IN THE SOUTH LINE OF LOT 15W OF SAID BLOCK 8.

THENCE NORTH 60 DEGREES 13 MINUTES 23 SECONDS EAST, 202.29 FEET ALONG THE NORTH LINE OF SAID LOT 8 AND SAID SOUTH LINE OF LOT 15W TO A IRON POST FOUND AT THE NORTHWEST CORNER OF SAID LOT 8, SAID POST ALSO BEING THE NORTHWEST CORNER OF LOT 7W OF SAID BLOCK 8.

THENCE SOUTH 28 DEGREES 40 MINUTES 20 SECONDS EAST, 399.79 FEET ALONG THE EAST LINE OF SAID LOT 8 AND THE WEST LINE OF SAID LOT 8E TO A 5/8 INCH IRON ROD WITH CAP MARKED "MARIANNA" FOUND AT THE SOUTHWEST CORNER OF SAID LOT 8, SAID IRON ROD ALSO BEING THE SOUTHWEST CORNER OF SAID LOT 7W AND BEING IN SAID NORTH RIGHT-OF-WAY LINE OF MARIANNA WAY.

THENCE SOUTH 60 DEGREES 16 MINUTES 38 SECONDS WEST, 202.20 FEET ALONG THE SOUTH LINE OF SAID LOT 8 AND SAID NORTH RIGHT-OF-WAY LINE OF MARIANNA WAY TO THE POINT OF BEGINNING AND CONTAINING SQUARE FEET OF 1.004 ACRES OF LAND, MORE OR LESS.

NOW THEREFORE KNOW ALL MEN BY THESE PRESENTS: THAT MARIA ROMERO AND NETTE CASTRO, OWNERS OF THE ABOVE DESCRIBED TRACT OF LAND, DO HEREBY APPROVE THIS PLAT DESCRIBING THE HEREIN DESCRIBED PROPERTY AS LOTS 8E AND 8W, THE HOMESTEADS - PHASE ONE, AN ADDITION TO JOHNSON COUNTY, TEXAS, AND HEREBY DEDICATE TO THE PUBLIC USE, WITHOUT RESERVATION, THE STREETS, CASSEMENTS, RIGHT-OF-WAYS, AND ANY OTHER PUBLIC AREA SHOWN HEREON UNLESS OTHERWISE DESIGNATED BY THIS PLAT.

WITNESS MY HAND THIS 11 DAY OF October 2024.

Manharm
MARIA ROMERO
NETTE CASTRO

STATE OF TEXAS
COUNTY OF JOHNSON

BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS, ON THIS DAY PERSONALLY APPEARED MARIA ROMERO, KNOWN TO ME TO BE THE PERSON AND OFFICER WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS 11 DAY OF October 2024

NOTARY PUBLIC
MY COMMISSION EXPIRES: 2/13/2028
Jennifer Mashburn
Notary Public, State of Texas
Notary #12476088
20 Commission Exp. 02-13-2028

STATE OF TEXAS
COUNTY OF JOHNSON

BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS, ON THIS DAY PERSONALLY APPEARED NETTE CASTRO, KNOWN TO ME TO BE THE PERSON AND OFFICER WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS 11 DAY OF October 2024

NOTARY PUBLIC
MY COMMISSION EXPIRES: 2/13/2028
Jennifer Mashburn
Notary Public, State of Texas
Notary #12476088
20 Commission Exp. 02-13-2028

REPLAT
LOTS 8E & 8W, BLOCK 8
THE HOMESTEADS
- PHASE ONE
BEING A REPLAT OF LOT 8, BLOCK 8, THE HOMESTEADS, PHASE ONE, ACCORDING TO THE PLAT RECORDED IN VOLUME 6, PAGE 164, P.R.C.T.

Manhard CONSULTING
303 Pecan Street, Suite 201, Fort Worth, TX 76102, 817.886.8344, manhard.com
Civil Engineers | Resource/Water Resource Engineers | Water & Waste Water Engineers
Construction Managers | Environmental Scientists | Landscape Architects | Planners
Texas Board of Professional Engineers & Land Surveyors Reg. No. F-1054754 (Enr), F-11737 (Eng)

OWNER
MARIA DOLORES ROMERO & NETTE CASTRO
6901 MARIANNA WAY
ALVARADO, TEXAS 76009

Vertical text on the left margin containing document identification and date information.

Vertical text on the right margin containing document identification and date information.

10-15-2024

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 The Homesteads, Phase One, Lot 8, Block 8, recorded in Volume 6, Page 154, Plat Records of Johnson County, Texas:

Lot 8, Block 8 to be revised to Create Lots 8E & 8W, Block 8

At: **9:00 o'clock a.m.** on: October 15, 2024 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:

September 17/19/21, 2024

Posted on the County website beginning September 10, 2024

AGENDA PLACEMENT FORM

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

Date: September 23, 2024

Meeting Date: October 15, 2024

Submitted By: Julie Edmiston

Department: Public Works

Signature of Elected Official/Department Head:

Jennifer VanderLaan



Description:

Public Hearing to Revise the Plat of The Homesteads, Phase One, Lot 8, Block 8 to Create Lots 8E & 8W, Block 8, in Precinct 3.

Consideration of Order 2024-104, Order Approving the Revised Plat of The Homesteads, Phase One, Lot 8, Block 8 to Create Lots 8E & 8W, Block 8, in Precinct 3.

(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: (check one)

Action Item Consent Workshop Executive Other _____

Check All Departments That Have Been Notified:

County Attorney IT Purchasing Auditor
 Personnel Public Works Facilities Management

Other Department/Official (list) _____

**Please List All External Persons Who Need a Copy of Signed Documents
In Your Submission Email**