

LANDSCAPE NOTES
ALL PROPOSED TREES TO BE REMOVED AS EXISTING SHALL BE MAINTAINED FOR THE
REMAINING LIFE OF THE PROJECT.

UTILITIES, INCLUDING, WITHOUT LIMITATION, SEWER, WATER (DOMESTIC AND IRRIGATION),
ELECTRICITY, TELEPHONE AND CABLE TELEVISION, SHALL BE MAINTAINED FOR THE
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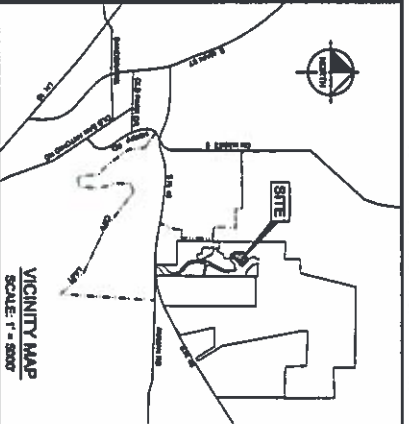
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ESPERANZA PHASE 2B

THIS PLAT OF ESPERANZA, PHASE 2B, HAS BEEN SUBMITTED TO
AND CONSIDERED BY THE PLANNING AND ZONING COMMISSION OF
THE CITY OF HOUSTON, TEXAS, AND IS HEREBY APPROVED BY
SUCH COMMISSION.

DATE OF PRESENTATION: MAY 1, 2017
DATE OF APPROVAL: MAY 1, 2017



GENERAL NOTES:
A PORTION OF THE LOT IS FLOOD HAZARD AREA ZONE A AS SHOWN ON THE FLOOD HAZARD MAP, TEXAS
FLOOD INSURANCE RATE MAP COMMUNITY PANEL NO. 48000-0101, EFFECTIVE DATE: DECEMBER 11, 2010.
THE FLOOD HAZARD MAP HAS BEEN PROVIDED BY DALLAS-FORT WORTH AND THE PROPOSED FLOODPLAIN LINE IS SHOWN
ON THE FLOOD HAZARD MAP.
ALL PRIVATE RIGHT-OF-WAY ARE ALSO DESIGNATED AS UTILITY, GAS, TELEPHONE, CABLE TV, SANITARY
AND SEWER, AND ARE TO BE MAINTAINED FOR SUCH UTILITIES AND PRIVATE STREETS.
BUILDING SETBACKS ARE SHOWN. THE AREA OF THE SMALLEST LOT IS 7,440 SQUARE FEET.
TOTAL PLATTED ACRES: 8.846 ACRES
TOTAL NEW TO BE BUILT: 2,200 SQUARE FEET
TOTAL LOTS: 14 (13 RESIDENTIAL, 1 OPEN SPACE)
CROSS STREET: 1.453 (LOT/ACRE)

THE SUBJECT AREA IS NOT WITHIN A CITY WATER SUPPLY LANE.
THE SUBJECT AREA IS WITHIN THE HOUSTON COUNTY WATER CONTROL AND AMPLIFICATION DISTRICT NO.2 AND IS
SUBJECT TO LAWS BY THE DISTRICT.
THE FUNCTIONAL CLASSIFICATION AND DESIGN TYPE OF ALL PROPOSED STREETS BASED THE APPROVED
DEVELOPMENT AGREEMENT AND/OR THE PROPOSED IMPROVEMENT NETWORK PLAN.
STATE OF TEXAS
COUNTY OF HOUSTON

THE PLANNING AND ZONING COMMISSION OF THE CITY OF HOUSTON, TEXAS,
DOES HEREBY ADOPT THIS PLAT, DESIGNATING THE HEREIN ADOPTED PROPERTY AS ESPECIALLY
DESIGNED FOR THE PURPOSE OF THE PLAT, AND THE CITY OF HOUSTON, TEXAS, AND IS HEREBY
APPROVED BY SUCH COMMISSION.

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STATE OF TEXAS
COUNTY OF HOUSTON
THE OWNER OF THE LAND SHOWN ON THIS PLAT, IN PERSON OR THROUGH
A duly authorized agent, consents to the use of the public
streets, alleys, parks, with easements, drains,
sewers, and other improvements shown for the purpose and
consideration herein expressed.

WILLIAM B. HANCOCK, OPERATING MANAGER,
LANDSCAPE DEVELOPMENT GROUP, L.P.
THE LANDSCAPE GROUP INC., ITS GENERAL PARTNER

STATE OF TEXAS
COUNTY OF HOUSTON
BEFORE ME, DE UNDERSEIGNED AUTHORITY, ON THIS DAY PERSONALLY
PRESENTED TO ME THE ABOVE SIGNED AND VERIFIED INSTRUMENT, AND I HAVE
BEEN DULY SATISFIED THAT THE SIGNATURE OF THE PERSONS AND CORPORATIONS
THEIN EXPRESSLY AND IN THE CAPACITY THEREIN
STATED
ONCE UNDER MY HAND SEAL OF OFFICE THIS _____ DAY OF _____
20____

NOTARY PUBLIC
STATE OF TEXAS
COUNTY OF HOUSTON
I HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECT AND WAS
PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY MADE ON THE
GROUND UNDER MY SUPERVISION.

JAMES W. RUSSELL
REGISTERED PROFESSIONAL LAND SURVEYOR #4230

SHOWN TO AND SUBSCRIBED BEFORE ME THIS _____ DAY OF _____
20____

NOTARY PUBLIC
STATE OF TEXAS
COUNTY OF HOUSTON
I HEREBY CERTIFY THAT PROPER IMPROVING CONSIDERATION HAS BEEN
PAID BY THE LANDS OF THE PLAT, AND I HAVE
BEEN DULY SATISFIED THAT THE SIGNATURE OF THE PERSONS AND CORPORATIONS
THEIN EXPRESSLY AND IN THE CAPACITY THEREIN
STATED
ONCE UNDER MY HAND SEAL OF OFFICE THIS _____ DAY OF _____
20____

JAMES W. RUSSELL
REGISTERED PROFESSIONAL LAND SURVEYOR #4230

SHOWN TO AND SUBSCRIBED BEFORE ME THIS _____ DAY OF _____
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NOTARY PUBLIC
STATE OF TEXAS
COUNTY OF HOUSTON

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STATE OF TEXAS
COUNTY OF HOUSTON
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COUNTY CLERK, HOUSTON COUNTY, TEXAS
JENNIFER

SHOWN TO AND SUBSCRIBED BEFORE ME THIS _____ DAY OF _____
20____



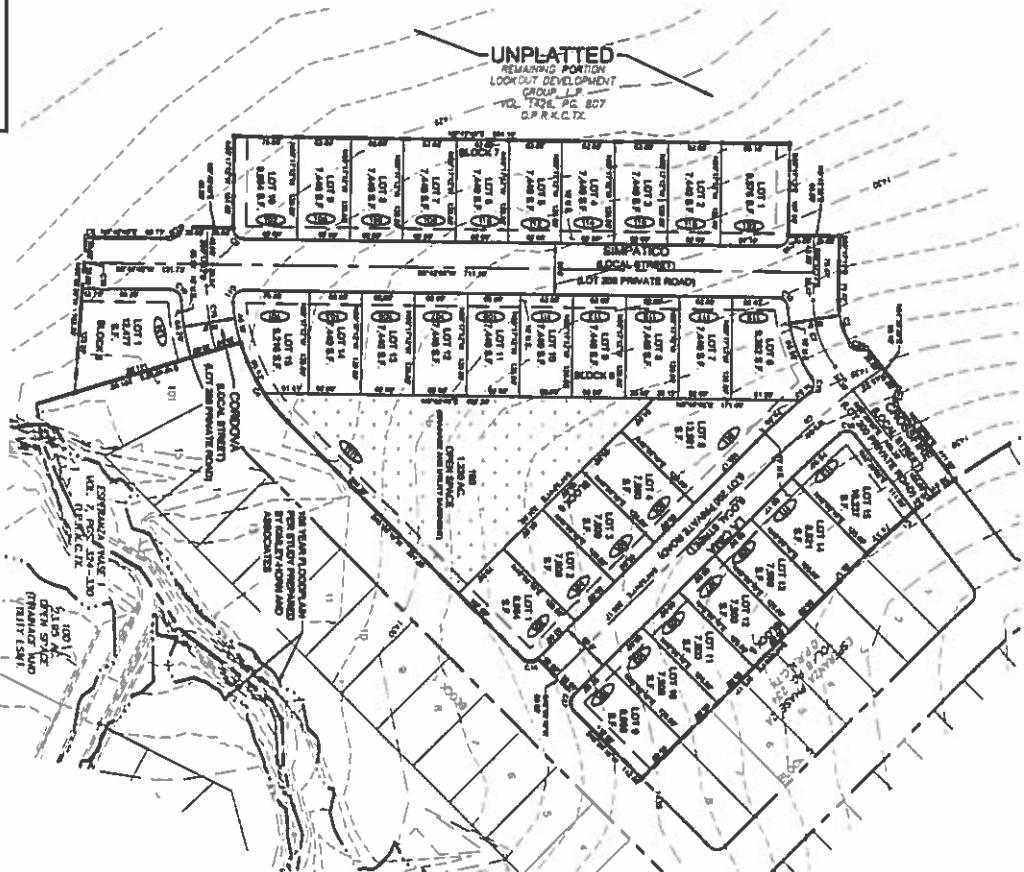
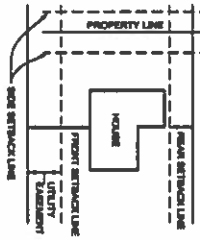
Kimley-Horn
INC. 1900-2000

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Kimley-Horn, Inc.

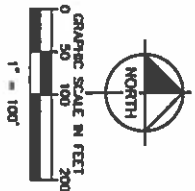
SHEET 1 OF 2

LIST SERVICES ARE OFFERED BY THE EGYPTIAN SERVICECENTERS ASSOCIATION, 44 MEDINET NASR, EL-DOKKI DISTRICT, THE PO BOX 57360, EL-DOKKI, CAIRO 11835, EGYPT. FOR A LIST OF A CURRENTLY PRINTED OR ONLINE LIST OF SERVICES, VISIT THE WEBSITE [WWW.EGYPTIAN-SERVICECENTERS.COM](http://www.egyptian-servicecenters.com). THE LIST IS AVAILABLE FOR THE LIST CATEGORY.

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STATIONERY PLANT
ESTABLISHING
ESPERANZA
PHASE 2B

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 Dallas, Texas 75244
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 Fax 214/343-8301
 Telex 730000 KIMLEY HORN
 E-mail khorn@kimleyhorn.com