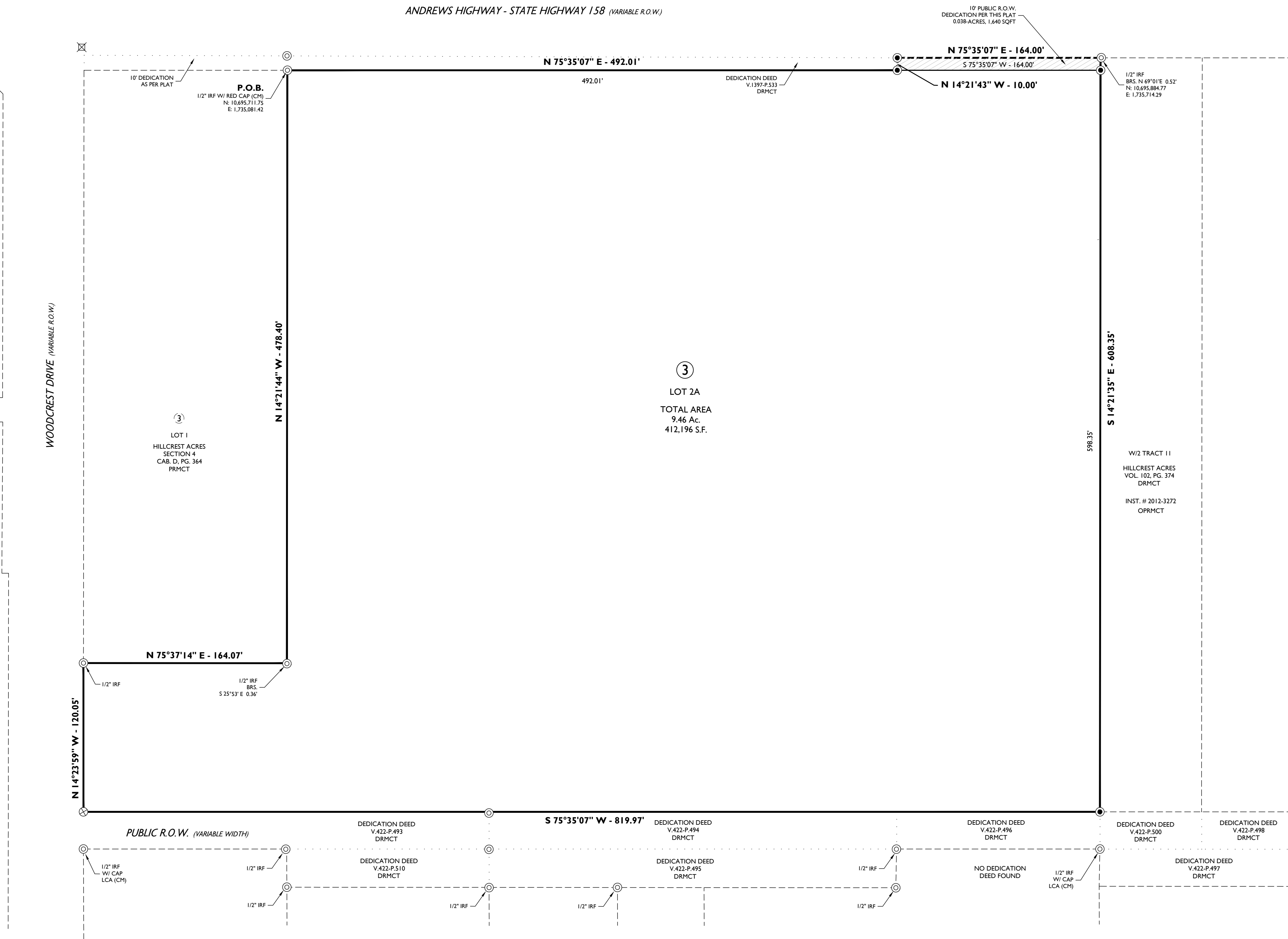


PRELIMINARY PLAT

HILLCREST ACRES, SECTION 14

BEING A REPLAT OF THE WEST HALF OF THE NORTH HALF OF TRACT 11 AND THE NORTH HALF OF TRACTS 12, 13, AND 14, HILLCREST ACRES, AND ALL OF LOT 2, BLOCK 3, HILLCREST ACRES, SECTION 10, AN ADDITION TO THE CITY AND COUNTY OF MIDLAND, TEXAS

ANDREWS HIGHWAY - STATE HIGHWAY 158 (VARIABLE R.O.W.)



PROPERTY OWNER
SAFE PLACE OF THE PERMAN BASIN
P.O. BOX 11331
MIDLAND, TX 79702
DEED INSTRUMENT #2015-15041

DEVELOPMENT NOTES

- SELLING A PORTION OF THIS ADDITION BY METES AND BOUNDS MAY BE A VIOLATION OF CITY ORDINANCE AND STATE LAW AND SUBJECT TO FINES AND WITHHOLDING OF UTILITIES AND BUILDING PERMITS.
- APPROVAL OF A SITE PLAN BY THE CITY OF MIDLAND MAY BE REQUIRED BEFORE THE DEVELOPMENT OF THE LOT AND BEFORE A BUILDING PERMIT MAY BE OBTAINED.
- BASIS OF BEARINGS, COORDINATES AND DISTANCES ARE A LAMBERT CONICAL PROJECTION OF THE TEXAS COORDINATE SYSTEM, STATE PLANE GRID, CENTRAL ZONE (4203), NORTH AMERICAN DATUM OF 1983, U.S. SURVEY FEET.
- THE INSTALLATION OF IMPROVEMENTS MAY BE REQUIRED BY THE CITY OF MIDLAND AS SUCH TIME AS:
(1) THE REPRESENTED LOT IS REPLATTED FOR SUBDIVISION INTO MORE THAN ONE LOT OR;
(2) THE PROPERTY IS REZONED FOR A MORE INTENSIVE USE.
- IMPACT FEES WILL BE ASSESSED DURING THE FINAL PLATTING PROCESS, IMPLEMENTATION AND COLLECTION OF IMPACT FEES WILL TAKE PLACE DURING THE BUILDING PERMIT PROCESS. ADDITIONAL IMPACT FEES OR INCREASES IN FEES MAY NOT BE ASSESSED AGAINST THE TRACT UNLESS THE NUMBER OF SERVICE UNITS TO BE DEVELOPED ON THE TRACT INCREASED.

PLAT FILED FOR RECORD
MIDLAND COUNTY, TEXAS

NO. _____ CABINET _____

DATE _____ PAGE _____

FEMA NOTE

FLOOD STATEMENT: ACCORDING TO FEMA'S N.F.I.P. FLOOD INSURANCE RATE MAP #48329C0201/E, DATED SEPTEMBER 14, 2005, THIS PROPERTY IS WITHIN THE UNSHADED PORTION OF ZONE "X", DESIGNATED AS "AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN".

THIS FLOOD STATEMENT DOES NOT IMPLY THAT THE PROPERTY AND/OR THE STRUCTURES THEREON WILL BE FREE FROM FLOODING OR FLOOD DAMAGE. ON RARE OCCASIONS, GREATER FLOODS CAN AND WILL OCCUR AND FLOOD HEIGHTS MAY BE INCREASED BY MAN-MADE OR NATURAL CAUSES. THIS STATEMENT SHALL NOT CREATE LIABILITY ON THE PART OF MAVERICK ENGINEERING.

OWNER'S CERTIFICATE

THE STATE OF TEXAS
COUNTY OF MIDLAND

WHEREAS SAFE PLACE OF THE PERMAN BASIN, is the record owner of a tract of land situated in Section 30, Block 39, T-1-S, T&P. RR. Co. Survey, City and County of Midland, Texas.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:

That SAFE PLACE OF THE PERMAN BASIN, being the owner of the land shown on this plat designated as HILLCREST ACRES, SECTION 14, an Addition to the City of Midland, Midland County, Texas and whose name is subscribed hereto, do hereby dedicate to the public use forever the streets, alleys, and easements shown thereon; and do hereby give an easement of ingress and egress to the City of Midland for garbage collection, utility facility access and maintenance, location and maintenance of trash containers and access thereto, and condition said easement that no construction shall commence on said lot or lots until the exact location of said containers therewith has been selected and approved by the Director of Utilities.

WITNESS my hand at _____, M.,
the _____ day of _____, 2021.

By: _____, TITLE

ACKNOWLEDGEMENT

THE STATE OF TEXAS
COUNTY OF MIDLAND

Before me, the undersigned authority, a Notary Public in and for the State of Texas, on this day personally appeared SAFE PLACE OF THE PERMAN BASIN, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he was acting as owner, and that he executed the same for the purposes and consideration therein expressed, and in the capacity therein stated. Given under my hand and seal of office this the _____ day of _____, 2021.

NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

CERTIFICATE OF APPROVAL

This is to certify that the above and foregoing plat of HILLCREST ACRES, SECTION 14, was approved by proper action of the City Planning and Zoning Commission of the City of Midland, Texas on this _____ day of _____, 2021.

REGGIE LAWRENCE, CHAIRMAN

CRISTINA ODENBORG BURNS, SECRETARY

SURVEYOR'S CERTIFICATE

KNOW ALL MEN BY THESE PRESENTS:

That I, GREGORY W. SHOULTS, a Registered Professional Surveyor of the State of Texas, do hereby certify that this plat was prepared from an original survey of the land and that the same was prepared in accordance with the laws and regulations of the State of Texas and the rules and regulations of the City of Midland, Texas.

GREGORY W. SHOULTS
Maverick Engineering, Inc.
1909 West Wall Street, Suite "K"
Midland, TX 79701

UTILITY COMPANY'S CERTIFICATE

This plat has been checked for accessibility of utilities.

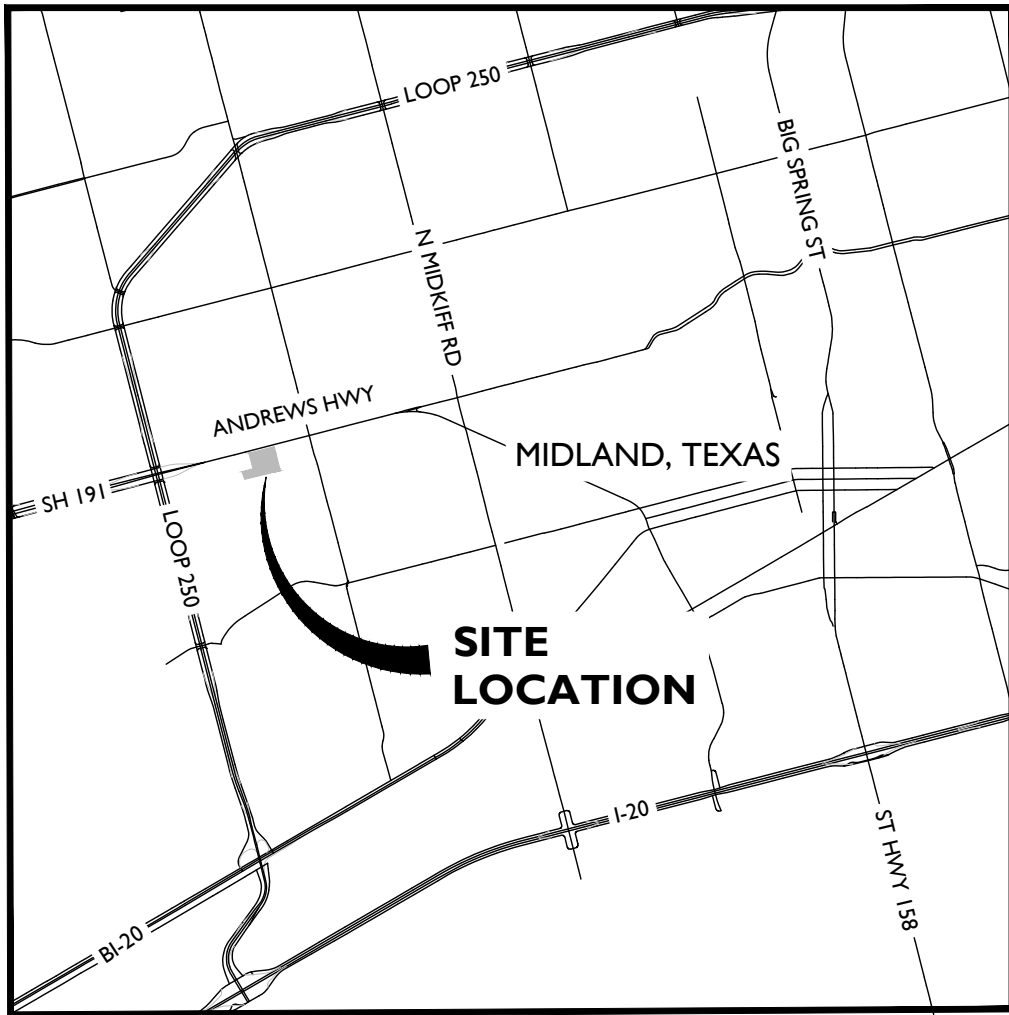
ATMOS ENERGY
BY: _____

AT&T
BY: _____

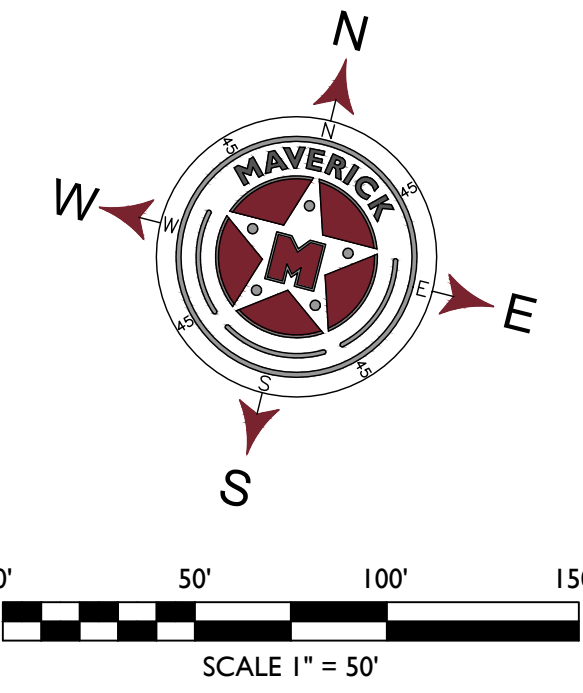
SUDDENLINK COMMUNICATION
BY: _____

GRANDE COMMUNICATION
BY: _____


ONCOR ELECTRIC DELIVERY
BY: _____



VICINITY MAP
N.T.S.



LEGEND	
	DENOTES FOUND CORNER AS NOTED
	DENOTES SET 1/2" IR W/ RED PLASTIC CAP MARKED "MAVERICK FIRM# 10194514"
	DENOTES FOUND CITY OF MIDLAND BENCH MARK
	DENOTES BOUNDARY LINE
	DENOTES EXISTING PROPERTY LINE
	DENOTES EXISTING EASEMENT LINE
	DENOTES HISTORICAL LOT LINES
O.R.M.C.T.	DENOTES OFFICIAL RECORDS, MIDLAND CO., TX
D.R.M.C.T.	DENOTES DEED RECORDS, MIDLAND CO., TX
P.R.M.C.T.	DENOTES PLAT RECORDS, MIDLAND CO., TX



MAVERICK
ENGINEERING / SURVEY / WATER RESOURCES

1909 West Wall Street, Suite "K"
Midland, Texas 79701
ENGINEER FIRM #: F-15089
SURVEY FIRM #: 10194514
Tel: (432) 262-0999 Fax: (432) 262-0989
www.Maverick-Eng.com

HILLCREST ACRES, SECTION 14