

PLAT NOTES AND RESTRICTIONS

- ALL PROJECT COORDINATES ARE BASED ON THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE, NAD 83(2011) (EPOCH 2010.00).
- = THIS SYMBOL REPRESENTS ALL PROPOSED STREET MONUMENT LOCATIONS.
- THIS SUBDIVISION IS LOCATED WITHIN A FLOOD ZONE "X". AREAS DETERMINED TO BE OUTSIDE 500 YEAR, AREAS SUBJECT TO INUNDATION BY THE 1%-ANNUAL-CHANCE FLOOD EVENT GENERALLY USING APPROXIMATE METHODOLOGIES, FLOOD PLAIN - PANEL NO. 480212 0250B, DATED SEPTEMBER 4, 1991.
- TAX CERTIFICATE(S) FOR THIS SUBDIVISION ARE FILED IN THE OFFICE OF THE COUNTY CLERK, DEED AND RECORDS SECTION.
DOCUMENT NO. _____ DATE _____.
- NOTICE OF APPLICABILITY FOR THIS SUBDIVISION IS FILED IN THE OFFICE OF THE COUNTY CLERK, DEED AND RECORDS SECTION.
DOCUMENT NO. _____ DATE _____.
- THIS IS TO CERTIFY THAT WATER AND SEWER SERVICES WILL BE PROVIDED TO VERDANCIA UNIT FIVE BY THE HORIZON REGIONAL MUNICIPAL UTILITY DISTRICT IN ACCORDANCE WITH THEIR RULES AND REGULATIONS AND WITH SECTION 16.343 OF THE TEXAS WATER CODE. WATER AND SEWER SERVICES WILL BE FROM EXISTING FACILITIES LOCATED ON EASTLAKE BOULEVARD AND WILL BE CONSTRUCTED TO SERVE THE SUBDIVISION, WITHIN TWO (2) YEARS OF THE DATE OF FILING THE FINAL SUBDIVISION PLAT.
- NO LOT IN THIS SUBDIVISION SHALL BE OCCUPIED UNTIL CONNECTED TO THE HRMUD DISTRICT WATER AND SANITARY SEWER SYSTEM, PURSUANT TO RULES AND REGULATIONS OF THE DISTRICT, AND HRMUD, AND OTHER APPLICABLE STATE AND LOCAL RULES AND REGULATIONS.
- LOT CORNERS WILL BE SET UPON COMPLETION OF CONSTRUCTION OF ROADWAYS.
- HUNT HORIZON CROSSING, LLC, SHALL OBTAIN A PERMIT FROM THE TOWN OF HORIZON CITY PRIOR TO CUTTING ANY EXISTING COUNTY ROADS FOR INSTALLATION OF UTILITIES, CONSTRUCTION OF DRIVEWAYS, OR ANY OTHER PURPOSE.
- HUNT HORIZON CROSSING, LLC, HAS PROVIDED ADEQUATE STORM RUNOFF AND PONDING PROVISIONS PRIOR TO SALE OF ANY PROPERTY.
- HUNT HORIZON CROSSING, LLC, THE SUBDIVIDER OF VERDANCIA UNIT FIVE HAS INSTALLED ALL UTILITY SERVICE LINES TO THE PROPERTY LINES, UNLESS OTHERWISE APPROVED IN WRITING.
- ROADS WILL NOT BE MAINTAINED BY THE TOWN OF HORIZON CITY UNTIL PAVED BY HUNT HORIZON CROSSING, LLC, AND LEGALLY APPROVED AND ACCEPTED.
- IN ACCORDANCE WITH TEXAS LOCAL GOVERNMENT CODE SECTION 232.025(6), IT IS HEREBY EXPRESSED THAT ALL PURCHASE CONTRACTS MADE BETWEEN HUNT HORIZON CROSSING, LLC, AND A PURCHASER OF LAND IN THIS SUBDIVISION WILL CONTAIN A STATEMENT DESCRIBING WHEN WATER, SEWER, ELECTRICITY, AND GAS SERVICES WILL BE MADE AVAILABLE TO THIS SUBDIVISION.
- POSTAL SERVICE WITHIN THE SUBDIVISION WILL BE PROVIDED USING NEIGHBORHOOD DELIVERY AND COLLECTION BOX UNITS.
- ALL PUBLIC STORMWATER INFRASTRUCTURE, DRAINAGE EASEMENT AND PUBLIC PONDING AREA TO BE MAINTAINED AND OPERATED BY THE TOWN OF HORIZON CITY.
- LOT OWNERS ARE RESPONSIBLE FOR MAINTAINING SIDEWALKS, PARKWAYS AND DRIVEWAYS ABUTTING THEIR PROPERTY.
- LANDSCAPE EASEMENTS AT EYEBROWS AND CUL-DE-SACS ARE TO BE MAINTAINED BY THE HOME OWNERS ASSOCIATION (HOA).
- LANDSCAPE COMMON OPEN SPACE (C.O.S.) BLOCK 1: LOT 7, LOT 15, LOT 16. BLOCK 2: LOT 74 ARE TO BE MAINTAINED BY THE HOME OWNERS ASSOCIATION (HOA).
- REFER TO THE TOWN OF HORIZON CITY CODE OF ORDINANCES CHAPTER 14 OPEN SPACE REGULATIONS IN EFFECT.
- NO MORE THAN ONE SINGLE-FAMILY DETACHED DWELLING SHALL BE LOCATED ON EACH RESIDENTIAL LOT.
- THE BUILDER WILL CONSTRUCT A 5' WIDE CONCRETE SIDEWALK AS PART OF THE CONSTRUCTION OF VERDANCIA UNIT FIVE. THESE SIDEWALKS ARE LOCATED ALONG THE FRONT, REAR, AND SIDES OF EACH LOT WHERE THE LOT ABUTS A PUBLIC DEDICATED ROAD, UNLESS OTHERWISE NOTED ON THE SUBDIVISION IMPROVEMENTS PLANS.
- ALL DRAINAGE EASEMENTS ON PRIVATE PROPERTY SHALL BE OWNED OR LEASED TO, AND MAINTAINED BY THE TOWN OF HORIZON CITY IN ACCORDANCE WITH ITS RULES AND REGULATIONS.
- THE BUILDER SHALL CONSTRUCT CONCRETE DRIVEWAYS BETWEEN THE STREET CURB AND THE PROPERTY LINE AS PART OF THE CONSTRUCTION OF BUILDING IMPROVEMENTS.
- ALL UTILITY EASEMENTS ARE 10' WIDE UNLESS OTHERWISE SPECIFIED ON DRAWINGS.
- VEHICULAR ACCESS TO THOSE RESIDENTIAL LOTS ABUTTING VELVET ASH STREET SHALL BE FROM OTHER DEDICATED STREETS ONLY. THE INSTRUMENT ASSURING RELEASE OF ACCESS IS FILED IN THE OFFICE OF THE COUNTY CLERK, DEED AND RECORD SECTION.
INSTRUMENT NO. _____ DATE _____.
- BLOCK 1, LOT 14 IS DESIGNATED AS PUBLIC PONDING AREA AND RETENTION POND. NO DWELLING OCCUPANCY SHALL BE PERMITTED ON THIS LOT. THIS LOT SHALL BE DEDICATED TO AND MAINTAINED BY THE TOWN OF HORIZON CITY.
- SIDEWALKS & OPEN SPACE IMPROVEMENTS NOT DEDICATED TO THE TOWN OF HORIZON CITY SHALL BE MAINTAINED BY THE HOMEOWNER ASSOCIATION IN PLACE AND SHOULD THE HOA FAIL, THE CURRENT PROPERTY OWNER (HUNT COMMUNITIES LLC) SHALL BE RESPONSIBLE FOR ALL MAINTENANCE.

VERDANCIA UNIT FIVE SUBDIVISION

BEING A PORTION OF LAND SITUATED
IN SECTION 32, BLOCK 78, TOWNSHIP 3,
TEXAS AND PACIFIC RAILWAY COMPANY SURVEY,
EL PASO COUNTY TEXAS.
CONTAINING 42.27 ACRES ±
SHEET 1 OF 3

LEGEND

- SUBDIVISION BOUNDARY LINE
- STREET RIGHT OF WAY
- TOP OF CURB
- SIDEWALK
- PROPERTY LINE
- STREET CENTERLINE
- 10' UTILITY EASEMENT (10' U.E.)
- LOT AND BLOCK NUMBER
- PROPOSED INLET & STORM SEWER PIPE
- DRAINAGE FLOW
- HIGH POINT
- LOW POINT
- EXISTING HIGH POINT
- EXISTING LOW POINT
- PROPOSED MONUMENT
- EXISTING MONUMENT
- 5/8" IRON ROD W/ZWA CAP SET
- 1/2" IRON ROD W/ZWA CAP SET
- EXISTING MAJOR CONTOUR LINES
- EXISTING MINOR CONTOUR LINES
- U.S. POSTAL SERVICE DELIVERY COLLECTION BOX
- LANDSCAPE AREA

BEARING BASIS:

THE BEARINGS SHOWN HEREON ARE BASED ON THE TEXAS STATE PLANE COORDINATE SYSTEM, TEXAS CENTRAL ZONE, NAD83 (93) HARN. THE BEARINGS SHOWN ARE GRID BEARINGS. THESE COORDINATES WERE ESTABLISHED AS FROM REFERENCE POINT TX04A (NGS PID NO. AB6217), HAVING VALUES 314°31'0.98688"(E) 106°14'29.61456"(W) COMBINED SCALE FACTOR 0.99977223. ALL DISTANCE SHOWN ARE SURFACE DISTANCES.

VERTICAL DATUM:

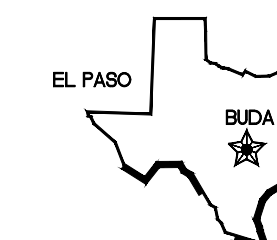
VERTICAL DATUM BASED ON WEST TEXAS AIRPORT REFERENCE POINT TX04A (NGS PID NO. AB6217) NAVD 88 DATUM AND REFERENCED TO NAD83, HAVING AN ELEVATION OF 4005.60.

STREET NAME	LENGTH
VELVET ASH STREET	1318.95'
SABLE LANE	1107.64'
ANGELITA PARKWAY	1511.75'
MARMALADE STREET	748.63'
DORADO PEAKS PLACE	500.54'
HEARTLEAF PARKWAY	1006.89'
CEREZA RISE STREET	650.63'
CIAN DRIVE	1394.20'
OLIVINE STREET	432.63'
SEPIA PLACE	388.90'

LOTS	QUANTITY	AREA (ac)
PONDS	1	1.51
C.O.S.	4	0.25
R.O.W.	10	11.55
RESIDENTIAL LOTS	203	28.96
TOTAL	217	42.27

PRELIMINARY

TO BE CONSIDERED BY THE TOWN OF HORIZON CITY PLANNING AND ZONING CITY COUNCIL RECOMMENDATIONS CONCERNING THIS PLAT MUST BE FILED BY:



ZWA

Zamora, L.L.C.
Professional Land Surveyors

1510 Zaragoza Road, Suite B-8 • El Paso, TX 79906
Office: (915) 955-9009 • Fax: (915) 855-9002
CONTACT: G. RENE ZAMORA, R.P.L.S.

ENGINEER

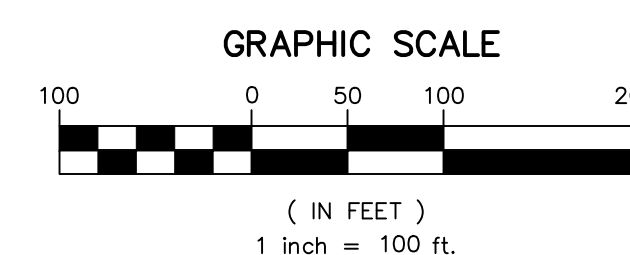
cea group
813 N. Kansas St.
Suite 300
El Paso, TX 79902
915.544.5232
www.ceaingroup.net
TEXAS REGISTERED ENGINEERING FIRM F-4564

CONTACT: JORGE GRAJEDA, P.E.



OWNER/DEVELOPER
HUNT HORIZON CROSSING, LLC
601 NORTH MESA SUITE 1900
EL PASO, TEXAS 79902
VOICE (915) 298-0418

CONTACT: JOSE LARES, P.E.



PRELIMINARY PLAT
SCALE: 1" = 100'

LOCATION MAP

SCALE: 1" = 600'

VERDANCIA UNIT FIVE SUBDIVISION

EL PASO ELECTRIC COMPANY
(6.940 ACRES)
DOC. NO. 20010060578
O.R.E.P.C.T.

EL PASO ELECTRIC COMPANY
(6.940 ACRES)
DOC. NO. 20010060578
O.R.E.P.C.T.



SECTION NO. 32, BLOCK 78, TOWNSHIP 3, TEXAS AND PACIFIC RAILWAY COMPANY SURVEY

SECTION NO. 32, BLOCK 78, TOWNSHIP 3, TEXAS AND PACIFIC RAILWAY COMPANY SURVEY

SECTION NO. 32, BLOCK 78, TOWNSHIP 3, TEXAS AND PACIFIC RAILWAY COMPANY SURVEY

SECTION NO. 32, BLOCK 78, TOWNSHIP 3, TEXAS AND PACIFIC RAILWAY COMPANY SURVEY

SECTION NO. 32, BLOCK 78, TOWNSHIP 3, TEXAS AND PACIFIC RAILWAY COMPANY SURVEY

SECTION NO. 32, BLOCK 78, TOWNSHIP 3, TEXAS AND PACIFIC RAILWAY COMPANY SURVEY

SECTION NO. 32, BLOCK 78, TOWNSHIP 3, TEXAS AND PACIFIC RAILWAY COMPANY SURVEY

SECTION NO. 32, BLOCK 78, TOWNSHIP 3, TEXAS AND PACIFIC RAILWAY COMPANY SURVEY

VERDANCIA UNIT FIVE
SUBDIVISION

BEING A PORTION OF LAND SITUATED
IN SECTION 32, BLOCK 78, TOWNSHIP 3,
TEXAS AND PACIFIC RAILWAY COMPANY SURVEY,
EL PASO COUNTY TEXAS.
CONTAINING 42.27 ACRES ±
SHEET 2 OF 3

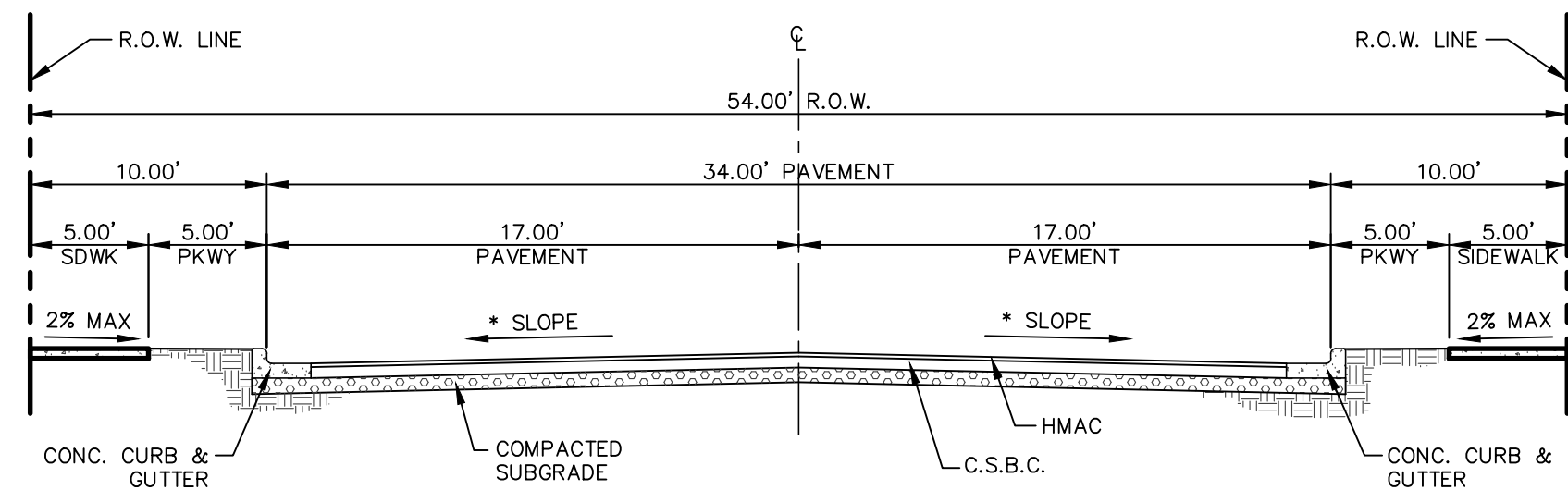
CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	20.00'	31.42'	20.00'	28.28'	N47°28'46"E	090°00'00"
C2	427.00'	25.12'	12.56'	25.11'	S04°09'53"W	003°22'13"
C4	868.00'	366.21'	185.87'	363.50'	N75°26'02"W	024°10'23"
C5	932.00'	393.21'	199.57'	390.30'	S75°26'02"E	024°10'23"
C6	20.00'	31.42'	20.00'	28.28'	S47°28'46"W	090°00'00"
C7	20.00'	31.42'	20.00'	28.28'	N42°31'14"W	090°00'00"
C8	57.00'	89.54'	57.00'	80.61'	N42°31'14"W	090°00'00"
C9	56.00'	87.96'	56.00'	79.20'	S47°28'46"W	090°00'00"
C10	57.00'	89.54'	57.00'	80.61'	S42°31'14"E	090°00'00"
C11	57.00'	89.54'	57.00'	80.61'	S47°28'46"W	090°00'00"
C12	56.00'	79.80'	48.37'	73.21'	S38°20'31"E	081°38'35"
C13	1069.00'	223.50'	112.16'	223.10'	N73°10'26"W	011°58'45"
C14	1069.00'	71.59'	35.81'	71.57'	N65°15'57"W	003°50'13"
C15	731.00'	236.34'	119.21'	235.32'	S72°36'35"E	018°31'29"
C16	731.00'	72.06'	36.06'	72.04'	S84°41'46"E	005°38'54"
C17	57.00'	89.54'	57.00'	80.61'	N47°28'46"E	090°00'00"
C18	900.00'	155.73'	78.06'	155.54'	S82°33'48"E	009°54'51"
C19	900.00'	223.98'	112.57'	223.40'	S70°28'37"E	014°15'32"
C20	900.00'	379.71'	192.72'	376.90'	N75°26'02"W	024°10'23"
C21	20.00'	20.94'	11.55'	20.00'	S57°31'14"E	060°00'00"
C22	20.00'	10.47'	5.36'	10.35'	S12°31'14"E	030°00'00"
C23	20.00'	10.47'	5.36'	10.35'	S17°28'46"W	030°00'00"
C24	20.00'	20.94'	11.55'	20.00'	S62°28'46"W	060°00'00"
C25	20.00'	20.94'	11.55'	20.00'	N57°31'14"W	060°00'00"
C26	20.00'	10.47'	5.36'	10.35'	N12°31'14"W	030°00'00"
C27	20.00'	10.47'	5.36'	10.35'	N17°28'46"E	030°00'00"
C28	20.00'	20.94'	11.55'	20.00'	N62°28'46"E	060°00'00"
C29	20.00'	31.42'	20.00'	28.28'	N47°28'46"E	090°00'00"
C30	40.00'	6.93'	3.47'	6.92'	S02°29'01"E	009°55'34"
C31	40.00'	6.93'	3.47'	6.92'	N02°29'01"W	009°55'34"
C32	20.00'	31.42'	20.00'	28.28'	S42°31'14"E	090°00'00"
C33	20.00'	31.42'	20.00'	28.28'	S42°31'14"E	090°00'00"
C34	20.00'	31.42'	20.00'	28.28'	S47°28'46"W	090°00'00"
C35	20.00'	31.42'	20.00'	28.28'	N42°31'14"W	090°00'00"
C36	20.00'	31.42'	20.00'	28.28'	N47°28'46"E	090°00'00"
C37	20.00'	31.42'	20.00'	28.28'	S47°28'46"W	090°00'00"
C38	20.00'	31.42'	20.00'	28.28'	N42°31'14"W	090°00'00"
C39	30.00'	47.12'	30.00'	42.43'	N47°28'46"E	090°00'00"
C40	20.00'	29.63'	18.29'	26.99'	S45°05'02"E	084°52'24"
C41	50.00'	27.43'	14.07'	27.08'	N18°21'38"W	031°25'37"
C42	50.00'	41.71'	22.16'	40.51'	N57°58'22"W	047°47'49"
C43	50.00'	41.71'	22.16'	40.51'	S74°13'48"W	047°47'51"
C44	50.00'	27.43'	14.07'	27.08'	S34°37'05"W	031°25'37"
C45	20.00'	29.67'	18.32'	27.02'	N61°24'04"E	084°59'37"
C46	704.00'	92.50'	46.32'	92.44'	S72°20'16"E	007°31'43"
C47	704.00'	64.22'	32.13'	64.19'	S65°57'38"E	005°13'34"
C48	1096.00'	41.10'	20.55'	41.09'	N64°25'18"W	002°08'54"
C49	20.00'	23.73'	13.48'	22.36'	S31°30'29"E	067°58'31"
C50	20.00'	37.32'	26.98'	32.13'	N55°55'54"E	106°54'16"
C51	1096.00'	81.91'	40.97'	81.89'	N72°45'25"W	004°16'55"
C52	1096.00'	80.76'	40.40'	80.74'	N77°00'31"W	004°13'18"
C53	30.00'	42.73'	25.89'	39.20'	S38°19'12"E	081°35'57"
C54	30.00'	47.12'	30.00'	42.43'	S47°28'46"W	090°00'00"
C55	20.00'	31.42'	20.00'	28.28'	N42°31'14"W	090°00'00"
C56	20.00'	31.42'	20.00'	28.28'	N47°28'46"E	090°00'00"
C57	20.00'	31.42'	20.00'	28.28'	S42°31'14"E	090°00'00"
C58	20.00'	31.42'	20.00'	28.28'	S47°28'46"W	090°00'00"
C59	30.00'	47.12'	30.00'	42.43'	N42°31'14"W	090°00'00"
C60	20.00'	31.42'	20.00'	28.28'	N47°28'46"E	090°00'00"
C61	30.00'	47.12'	30.00'	42.43'	S42°31'14"E	090°00'00"
C62	30.00'	47.12'	30.00'	42.43'	S47°28'46"W	090°00'00"
C63	20.00'	31.42'	20.00'	28.28'	N42°31'14"W	090°00'00"
C64	427.00'	25.12'	12.56'	25.11'	S04°09'53"W	003°22'13"
C65	20.00'	31.42'	20.00'	28.28'	S47°28'46"W	090°00'00"
C66	20.00'	31.42'	20.00'	28.28'	S42°31'14"E	090°00'00"
C67	40.00'	7.00'	3.51'	6.99'	S07°29'34"W	010°01'36"
C68	40.00'	7.57'	3.79'	7.55'	S17°55'31"W	010°50'16"
C69	70.00'	40.19'	20.67'	39.64'	N06°53'45"E	032°53'47"
C70	70.00'	40.19'	20.67'	39.64'	N26°00'01"W	032°53'47"
C71	70.00'	41.04'	21.13'	40.45'	N59°14'35"W	033°35'21"
C72	70.00'	39.52'	20.30'	39.00'	S87°47'19"W	032°20'50"
C73	40.00'	8.62'	4.32'	8.60'	N77°47'08"E	012°20'28"
C74	40.00'	5.95'	2.98'	5.94'	N88°13'04"E	008°31'24"
C75	40.00'	14.57'	7.36'	14.49'	S77°05'18"E	020°51'52"
C76	70.00'	33.46'	17.06'	33.14'	N80°20'58"W	027°23'14"
C77	70.00'	35.38'	18.07'	35.00'	S71°28'46"W	028°57'18"
C78	70.00'	36.50'	18.67'	36.09'	S42°03'52"W	029°52'29"
C79	70.00'	38.33'	19.66'	37.85'	S11°26'23"W	031°22'28"
C80	70.00'	17.27'	8.68'	17.23'	S11°18'58"E	014°08'15"
C81	40.00'	14.57'	7.36'	14.49'	N07°57'10"W	020°51'52"
C82	40.00'	10.88'	5.47'	10.85'	N10°16'22"E	015°35'11"
C83	40.00'	3.68'	1.84'	3.68'	N20°42'18"E	005°16'41"
C84	70.00'	38.37'	19.68'	37.89'	S07°38'29"W	031°24'19"
C85	70.00'	35.38'	18.07'	35.00'	S22°32'19"E	028°57'18"
C86	70.00'	35.38'	18.07'	35.00'	S51°29'37"E	028°57'18"

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C87	70.00'	37.98'	19.47'	37.52'	S81°30'55"E	031°05'18"
C88	70.00'	13.84'	6.94'	13.81'	N77°16'40"E	011°19'31"
C89	40.00'	14.57'	7.36'	14.49'	S82°02'50"W	020°51'52"
C90	20.00'	31.42'	20.00'	28.28'	N42°31'14"W	090°00'00"
C91	20.00'	31.42'	20.00'	28.28'	N47°28'46"E	090°00'00"
C92	40.00'	14.57'	7.36'	14.49'	S77°05'18"E	020°51'52"
C93	70.00'	13.21'	6.63'	13.20'	N72°03'51"W	010°48'59"
C94	70.00'	43.35'	22.40'	42.66'	S84°47'05"W	035°29'09"
C95	70.00'	40.61'	20.89'	40.04'	S50°25'24"W	033°14'13"
C96	70.00'	41.27'	21.26'	40.68'	S16°54'48"W	033°47'00"
C97	70.00'	22.49'	11.34'	22.39'	S09°10'54"E	018°24'23"
C98	40.00'	14.57'	7.36'	14.49'	N07°57'10"W	020°51'52"
C99	40.00'	16.02'	8.12'	15.92'	N13°57'24"E	022°57'14"
C100	70.00'	35.87'	18.34'	35.47'	S10°45'20"W	029°21'22"
C101	70.00'	41.93'	21.62'	41.31'	S21°05'00"E	034°19'18"
C102	70.00'	41.93'	21.62'	41.31'	S55°24'18"E	034°19'18"
C103	70.00'	35.63'	18.21'	35.24'	S87°08'49"E	029°09'44"
C104	40.00'	16.69'	8.47'	16.57'	N89°46'31"W	023°54'21"
C105	1042.00'	65.81'	32.92'	65.80'	N76°00'46"W	003°37'07"
C106	1042.00'	65.81'	32.92'	65.80'	N72°23'39"W	003°37'07"
C107	1042.00'	65.81'	32.92'	65.80'	N68°46'32"W	003°37'07"
C108	1042.00'	65.81'	32.92'	65.80'	N65°09'24"W	003°37'07"
C109	758.00'	49.46'	24.74'	49.45'	S65°13'00"E	003°44'19"
C110	758.00'	49.46'	24.74'	49.45'	S68°57'19"E	003°44'19"
C111	758.00'	49.46'	24.74'	49.45'	S72°41'39"E	003°44'19"
C112	758.00'	49.46'	24.74'	49.45'	S76°25'58"E	003°44'19"
C113	758.00'	49.46'	24.74'	49.45'	S80°10'17"E	003°44'19"
C114	758.00'	49.46'	24.74'	49.45'	S83°54'36"E	003°44'19"
C115	758.00'	23.03'	11.52'	23.03'	S86°39'00"E	001°44'28"
C116	40.00'	14.57'	7.36'	14.49'	N77°05'18"W	020°51'52"
C117	70.00'	21.36'	10.76'	21.27'	S75°23'47"E	017°28'51"
C118	70.00'	36.29'	18.57'	35.89'	N81°00'34"E	029°42'27"
C119	70.00'	35.38'	18.07'	35.00'	N51°40'41"E	028°57'18"
C120	70.00'	33.35'	17.00'	33.04'	N23°33'03"E	027°17'58"
C121	70.00'	34.56'	17.64'	34.21'	N04°14'31"W	028°17'10"
C122	40.00'	14.57'	7.36'	14.49'	S07°57'10"E	020°51'52"
C123	20.00'	31.42'	20.00'	28.28'	S47°28'46"W	090°00'00"
C124	20.00'	31.42'	20.00'	28.28'	N42°31'14"W	090°00'00"
C125	40.00'	6.93'	3.47'	6.92'	N07°26'34"E	009°55'34"
C126	40.00'	6.93'	3.47'	6.92'	S07°26'34"W	009°55'34"
C127	20.00'	31.42'	20.00'	28.28'	N47°28'46"E	090°00'00"
C128	868.00'	26.38'	13.19'	26.37'	S86°39'00"E	001°44'28"
C129	868.00'	56.64'	28.33'	56.63'	S83°54'36"E	003°44'19"
C130	868.00'	56.64'	28.33'	56.63'	S80°10'17"E	003°44'19"
C131	868.00'	56.64'	28.33'	56.63'	S76°25'58"E	003°44'19"
C132	868.00'	56.64'	28.33'	56.63'	S72°41'39"E	003°44'19"
C133	868.00'	56.64'	28.33'	56.63'	S68°57'19"E	003°44'19"
C134	868.00'	56.64'	28.33'	56.63'	S65°13'00"E	003°44'19"
C135	932.00'	58.86'	29.44'	58.85'	N65°09'24"W	003°37'07"
C136	932.00'	58.86'	29.44'	58.85'	N68°46'32"W	003°37'07"
C137	932.00'	58.86'	29.44'	58.85'	N72°23'39"W	003°37'07"
C138	932.00'	58.86'	29.44'	58.85'	N76°00'46"W	003°37'07"
C139	932.00'	60.49'	30.26'	60.48'	N79°40'54"W	003°43'07"
C140	932.00'	97.27'	48.68'	97.22'	N84°31'51"W	005°58'46"
C143	1069.00'	48.23'	24.12'	48.23'	N80°27'22"W	002°35'06"

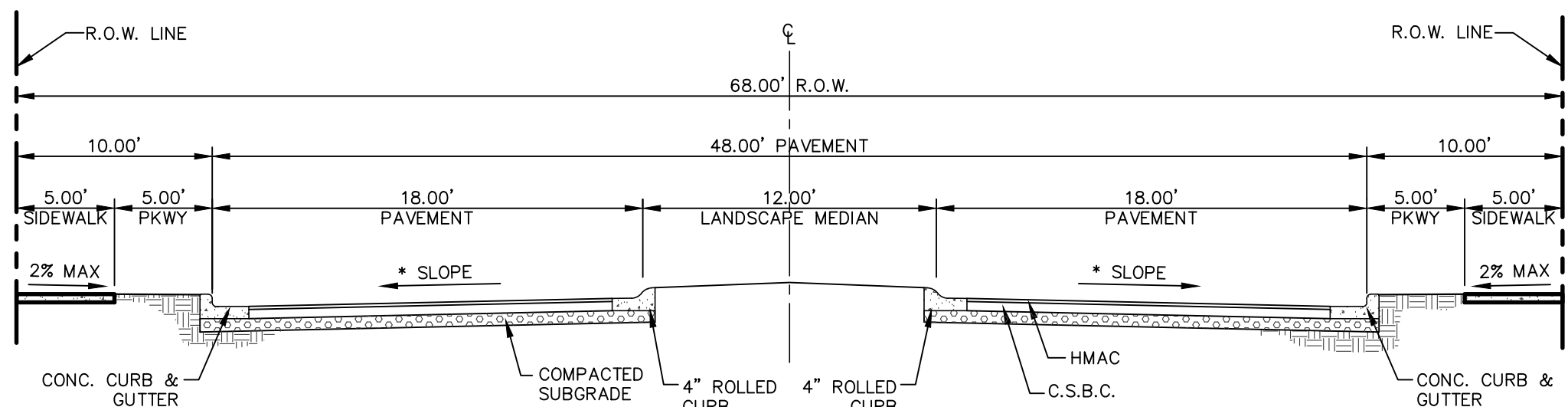
LINE TABLE		
LINE	BEARING	LENGTH
L1	S02°28'46"W	54.00'
L2	S02°28'46"W	77.89'
L3	N87°31'14"W	39.49'
L4	S87°31'14"E	90.00'
L5	S87°31'14"E	54.00'
L6	N02°28'46"E	57.00'
L7	N87°31'14"W	57.00'
L8	N87°31'14"W	56.00'
L9	S02°28'46"W	56.00'
L10	S02°28'46"W	57.00'
L11	S87°31'14"E	57.00'
L12	N87°31'14"W	57.00'
L13	S02°28'46"W	57.00'
L14	S02°28'46"W	49.47'
L15	S08°07'41"W	37.38'
L16	S87°31'14"E	62.04'
L17	S87°31'14"E	57.00'
L18	N02°28'46"E	57.00'
L19	S02°28'46"W	32.47'
L20	S87°31'14"E	39.49'
L21	S07°26'48"E	85.45'
L22	S07°26'48"E	25.12'

VERDANCIA UNIT FIVE SUBDIVISION

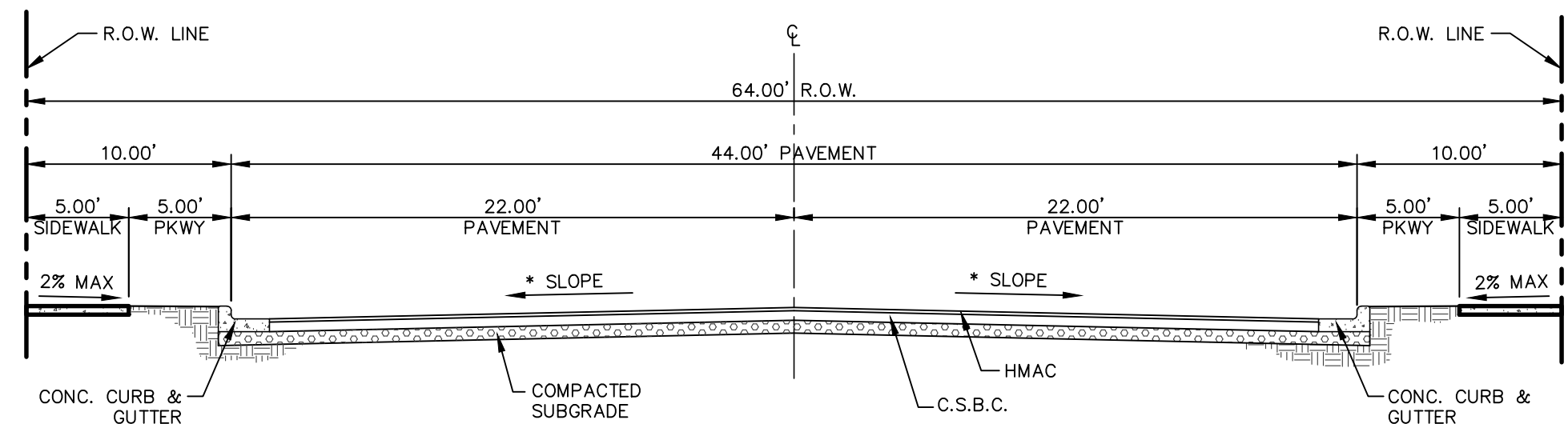
BEING A PORTION OF LAND SITUATED
IN SECTION 32, BLOCK 78, TOWNSHIP 3,
TEXAS AND PACIFIC RAILWAY COMPANY SURVEY,
EL PASO COUNTY TEXAS.
CONTAINING 42.27 ACRES ±
SHEET 3 OF 3



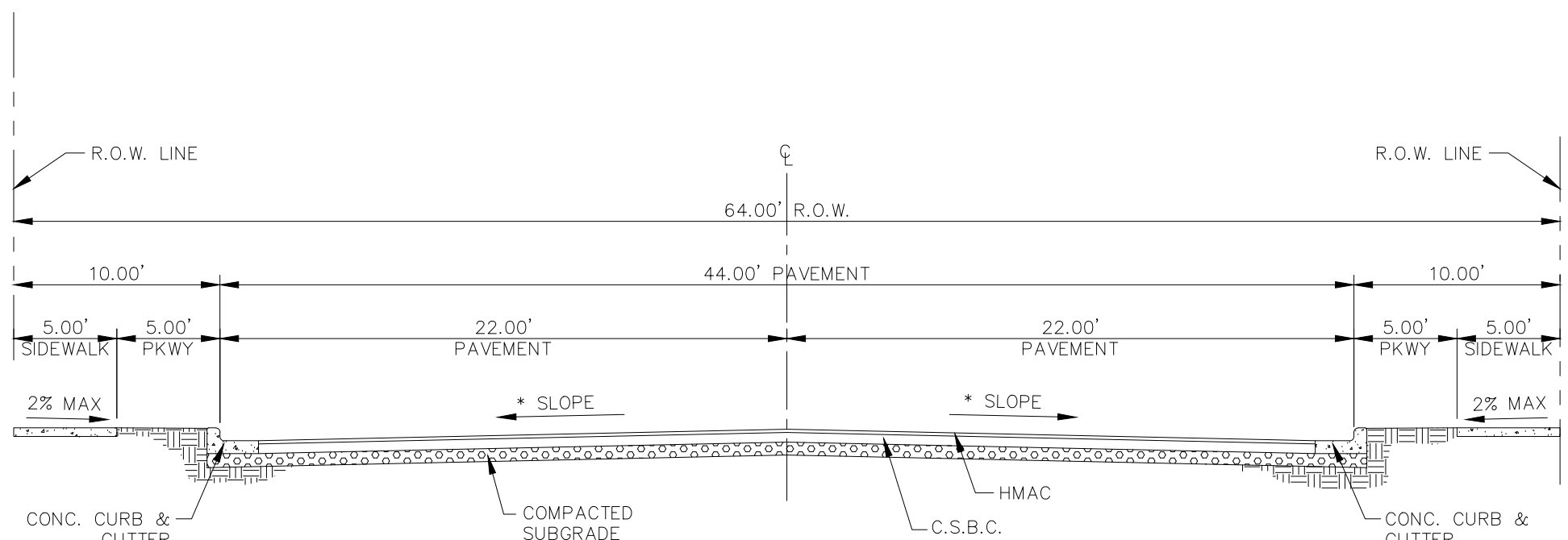
PROPOSED TYPICAL 54' ROW STREET SECTION DETAIL
(RESIDENTIAL SUB-COLLECTOR)
SCALE: N.T.S.



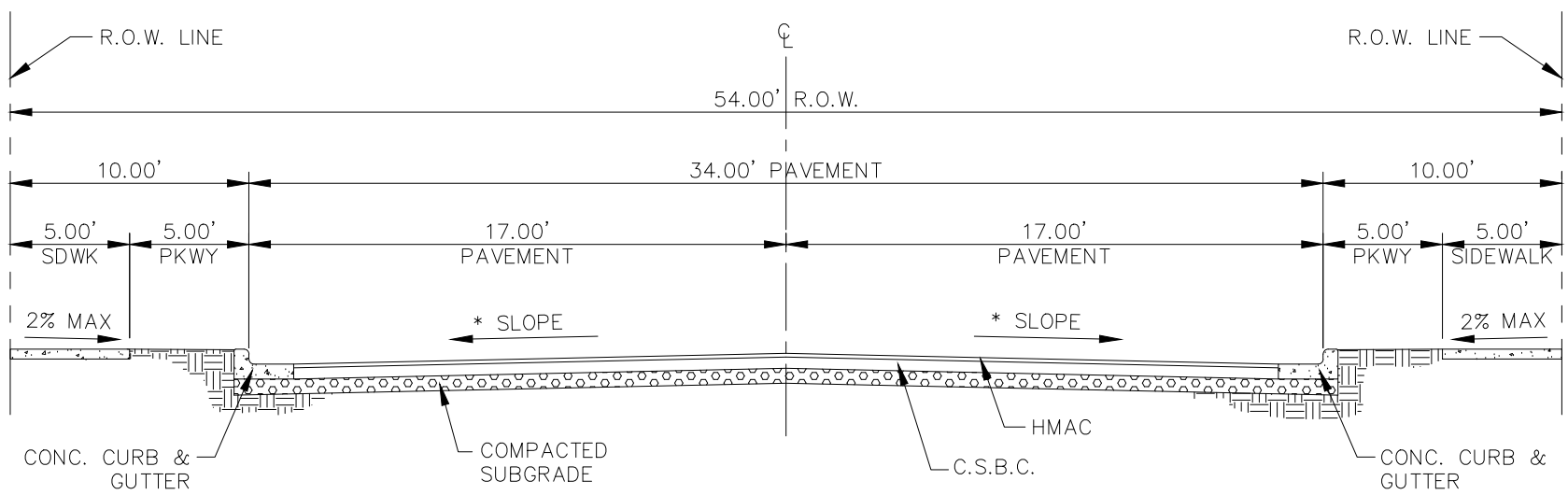
PROPOSED TYPICAL 68' ROW STREET SECTION DETAIL @ ENHANCED ENTRANCE
(SABLE LANE RESIDENTIAL SUB-COLLECTOR)
SCALE: N.T.S.



PROPOSED TYPICAL 64' ROW STREET SECTIONS DETAIL
(VELVET ASH STREET RESIDENTIAL COLLECTOR)
SCALE: N.T.S.



EXISTING 64' ROW STREET SECTIONS DETAIL
(VELVET ASH STREET/RESIDENTIAL COLLECTOR)
SCALE: N.T.S.



EXISTING 54' ROW STREET SECTION DETAIL
(OLIVINE STREET & SABLE LANE/RESIDENTIAL SUB-COLLECTOR)
SCALE: N.T.S.