

NOTES

1. ALL RESTRICTIONS, CONDITIONS AND LIMITATIONS IMPOSED BY THE PLAT APPROVAL OF LOTS DEPICTED ON THIS PLAT.
2. ALL CURB CUTS SHALL COMPLY WITH THE TRANSPORTATION ELEMENT OF THE CITY OF LAREDO COMPREHENSIVE PLAN.
3. ALL IMPROVEMENTS SHALL BE MADE IN ACCORDANCE WITH THE CITY OF LAREDO SUBDIVISION ORDINANCE REQUIREMENTS.
4. SIDEWALKS, DRIVEWAYS AND TREES WILL BE INSTALLED AT THE TIME OF ISSUANCE OF BUILDING PERMITS IN ACCORDANCE WITH THE LAREDO LAND DEVELOPMENT CODE.
5. EXISTING NON-CONFORMING STRUCTURE ENROACHING WITH SETBACK LIMITS, MAY NO FURTHER ENROACH INTO THE SETBACK(S) SHOULD EXISTING STRUCTURE(S) BE DEMOLISHED, NEW CONSTRUCTION SHALL COMPLY WITH CURRENT CITY OF LAREDO LAND DEVELOPMENT ORDINANCES.
6. THE PURPOSE OF THIS REPLAY IS TO SUBDIVIDE LOT 8 INTO TWO LOTS.

CERTIFICATE OF OWNER
STATE OF TEXAS
COUNTY OF WEBB

I, MONICA SOLDEVILLA, the undersigned owner of the land shown on this plat, and designated herein as LOTS 8A & 8B, BLOCK 261, EASTERN DIVISION, IN THE COUNTY OF WEBB, TEXAS, AND WHOSE NAME IS SUBSCRIBED HERETO, HEREBY DEDICATE TO THE USE OF THE PUBLIC FOREVER, ALL EASEMENTS THEREON SHOWN FOR THE PURPOSE AND CONSIDERATION THEREIN EXPRESSED.

MONICA SOLDEVILLA

DATE

STATE OF TEXAS
COUNTY OF WEBB

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED MONICA SOLDEVILLA, AND ACKNOWLEDGED TO ME THAT THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT THE PERSON EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATION HEREIN STATED, WITNESS MY HAND AND SEAL, THIS DAY OF , 2024.

NOTARY PUBLIC IN AND FOR WEBB COUNTY, TEXAS

MY COMMISSION EXPIRES:

CERTIFICATE OF ENGINEER
STATE OF TEXAS
COUNTY OF WEBB

I, RICARDO RAMOS, DO HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN TO THIS PLAT REGARDING ALL MATTERS OF STREETS, LOTS, WATER, SEWER, DRAINAGE LAYOUT AND APPURTENANCES AND TO THE BEST OF MY KNOWLEDGE THIS PLAT CONFORMS TO ALL THE REQUIREMENTS OF THE SUBDIVISION REGULATIONS, MODEL SUBDIVISION RULES, CHAPTER 252, SUBCHAPTER B, TEXAS LOCAL GOVERNMENT CODE, THE PRIVATE SEWAGE FACILITY ORDER, AND THE FLOOD DAMAGE PREVENTION ORDER OF THE COUNTY OF WEBB, EXCEPT FOR THOSE VARIANCES THAT MAY HAVE BEEN SPECIFICALLY GRANTED BY MAJORITY VOTE OF THE WEBB COUNTY COMMISSIONERS COURT.

RICARDO RAMOS, P.E. #97027

DATE

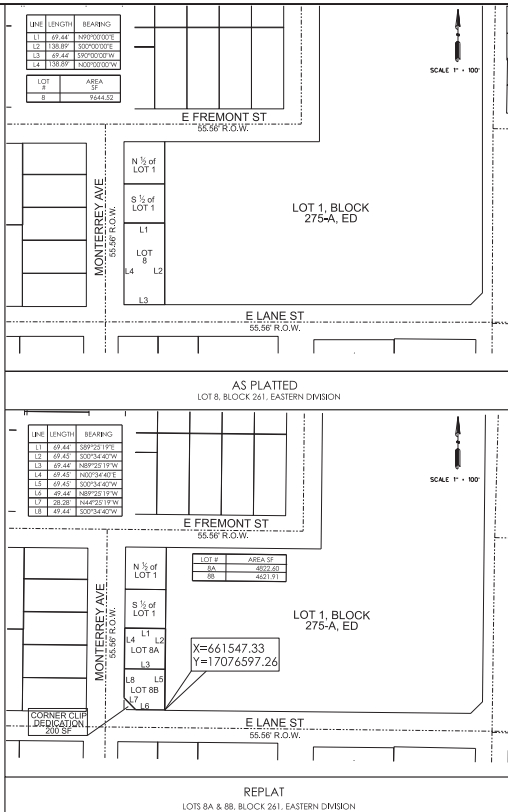


CERTIFICATE OF SURVEYOR
STATE OF TEXAS
COUNTY OF WEBB

I, J. RICARDO SANCHEZ, THE UNDERSIGNED, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS, HEREBY CERTIFY THAT THIS REPLAY IS TRUE AND CORRECT AND WAS PREPARED BY AN ACTUAL SURVEY OF THE PROPERTY MADE UNDER MY SUPERVISION, ON THE GROUND, THAT THE CORNER MONUMENTS SHOWN THEREON WERE FOUND OR WILL BE PROPERLY PLACED UNDER MY SUPERVISION.

J. RICARDO SANCHEZ, RPLS #232
SANCHEZ ENGINEERING, INC.
P.O. BOX 2804
LAREDO, TEXAS 78044
SURV. FIRM NO. 101000
956-723-5578

DATE



PLAT APPROVAL CITY ENGINEER

I HAVE REVIEWED THIS REPLAY AND ACCOMPANYING CONSTRUCTION DRAWINGS IDENTIFIED AS LOTS 8A & 8B, BLOCK 261, EASTERN DIVISION, PREPARED BY RICARDO RAMOS, LICENSED PROFESSIONAL ENGINEER NO. 87027 AND DATED THE DAY OF , 2024, WITH THE LAST REVISED DATE ON , 2024, AND HAVE FOUND THEM IN COMPLIANCE WITH THE SUBDIVISION ORDINANCE OF THE CITY OF LAREDO, TEXAS.

RAMON E. CHAVEZ, P.E.
CITY ENGINEER

DATE

PLANNING COMMISSION APPROVAL

THIS PLAT OF LOTS 8A & 8B, BLOCK 261, EASTERN DIVISION, WEBB COUNTY, TEXAS HAS BEEN SUBMITTED TO AND CONSIDERED BY THE PLANNING COMMISSION OF THE CITY OF LAREDO, TEXAS AND IS HEREBY APPROVED BY SUCH COMMISSION ON THE DAY OF , 2024.

JUAN M. NARVAEZ, JR.
CHAIRMAN

DATE

ATTESTMENT OF PLANNING COMMISSION APPROVAL

THE CITY OF LAREDO PLANNING COMMISSION APPROVED THE FILING FOR RECORD OF THIS PLAT AT A PUBLIC MEETING HELD ON THE DAY OF , 2024. THE MINUTES OF SAID MEETING REFLECT SUCH APPROVAL.

VANESSA GUERRA, ACP,
INTERIM PLANNING DIRECTOR

DATE

CERTIFICATION OF COUNTY CLERK

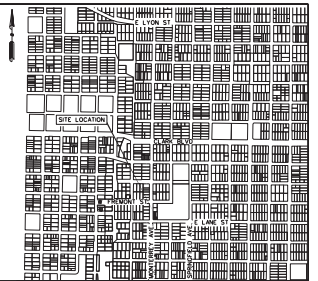
FILED OF RECORD AT O'CLOCK A.M. ON THE DAY OF , 2024

DEPUTY: COUNTY CLERK:
WEBB COUNTY, TEXAS

STATE OF TEXAS:
COUNTY OF WEBB:

I, CLERK OF THE COUNTY COURT IN AND FOR THE WEBB COUNTY, DO HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT DATED THE DAY OF , 2024, WITH ITS CERTIFICATE OF AUTHENTICATION WAS FILED FOR RECORD IN MY OFFICE ON THE DAY OF , 2024, AT O'CLOCK A.M. IN VOLUME , PAGE(S) OF THE MAP RECORDS OF SAID COUNTY.

DEPUTY: COUNTY CLERK: DATE:
WEBB COUNTY, TEXAS



VICINITY MAP
SCALE 1" = 2000'

LOT 8, BLOCK 261, EASTERN DIVISION
LOTS 8A & 8B, BLOCK 261, EASTERN DIVISION

PRELIMINARY

DO-RITE
ENGINEERING, LLC

3111 FURBES STREET
LAREDO, TX 78040
TEL (956) 286-2496
TEXAS FIRM REGISTRATION NO. 20695

REVISED: 07/31/2024

OWNER(S):
MONICA SOLDEVILLA
15703 RANCHITA DRIVE
DALLAS, TEXAS 75248

SHEET 1 OF 2

