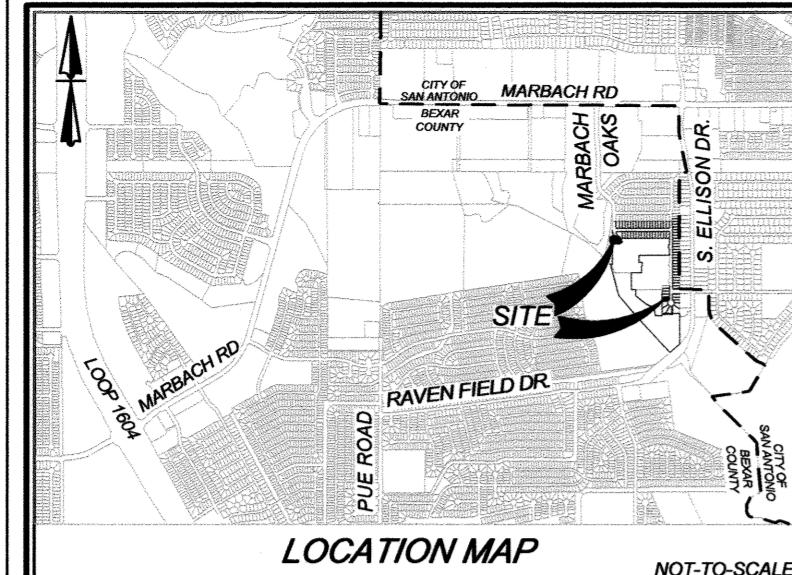


REPLAT ESTABLISHING

MARBACH VILLAGE UNIT 3 REPLAT
BEING A TOTAL OF 0.33 ACRES OF LAND, OUT OF THE CLEMENTE TEXADA
SURVEY NO. 69, ABSTRACT 73, COUNTY BLOCK 4332, BEXAR COUNTY, TEXAS,
BEING LOT 1 AND LOT 39, BLOCK 127, C.B. 4332 OF RECORD IN VOLUME 9700
PAGES 63-65 OF THE OFFICIAL PUBLIC RECORDS OF BEXAR COUNTY, TEXAS,
ESTABLISHING LOTS 59 AND 60, BLOCK 127, C.B. 4332.



DEDICATION OF THE SANITARY SEWER & WATER MAINS:
THE DEVELOPER DEDICATES THE SANITARY SEWER AND/OR WATER MAINS TO
THE SAN ANTONIO WATER SYSTEM UPON COMPLETION BY THE DEVELOPER AND
ACCEPTANCE BY THE SAN ANTONIO WATER SYSTEM

WATER AND/OR WASTEWATER EDU FEE:
THE NUMBER OF WASTEWATER EQUIVALENT DWELLING UNITS (EDUS) PAID FOR
THIS SUBDIVISION PLAT ARE KEPT ON FILE AT THE SAN ANTONIO WATER
SYSTEM UNDER THE PLAT NUMBER ISSUED BY DEVELOPMENT SERVICES
DEPARTMENT.

IMPACT FEE PAYMENT DUE:
WATER AND/OR WASTEWATER IMPACT FEES WERE NOT PAID AT THE TIME OF
PLATTING FOR THIS PLAT. ALL IMPACT FEES MUST BE PAID PRIOR TO WATER
METER SET AND/OR WASTEWATER SERVICE CONNECTION.

PIPE FLOW NOTE:
IN AN EFFORT TO MEET THE CITY OF SAN ANTONIO'S FIRE FLOW REQUIREMENTS
FOR THE PROPOSED RESIDENTIAL DEVELOPMENT, THE PUBLIC WATER MAIN
SYSTEM HAS BEEN DESIGNED FOR A MINIMUM FIRE FLOW DEMAND OF 1,500
GPM AT 25 PSI RESIDUAL PRESSURE. THE FIRE FLOW REQUIREMENTS FOR
INDIVIDUAL STRUCTURES WILL BE REVIEWED DURING THE BUILDING PERMIT
PROCESS. FOR MORE INFORMATION, PLEASE REFER TO THE PROCEDURES SET FORTH BY THE CITY OF
SAN ANTONIO, DIRECTOR OF DEVELOPMENT SERVICES AND THE SAN ANTONIO
FIRE DEPARTMENT FIRE MARSHALL.

INGRESS/EGRESS NOTE (WATER):
THE SAN ANTONIO WATER SYSTEM IS HEREBY GRANTED THE RIGHT OF
INGRESS AND EGRESS ACROSS GRANTOR'S ADJACENT PROPERTY TO ACCESS
THE WATER EASEMENT(S) SHOWN ON THIS PLAT.

INGRESS/EGRESS NOTE (WATER):
THE SAN ANTONIO WATER SYSTEM IS HEREBY GRANTED THE RIGHT OF
INGRESS AND EGRESS ACROSS GRANTOR'S ADJACENT PROPERTY TO ACCESS
THE WATER EASEMENT(S) SHOWN ON THIS PLAT.

SAWS HIGH PRESSURE NOTE (PEVS REQUIRED):
A PORTION OF THE TRACT IS BELOW THE GROUND ELEVATION OF 765 FEET
WHERE THE STATIC PRESSURE WILL NORMALLY EXCEED 80 PSI. AT ALL SUCH
LOCATIONS, THE DEVELOPER OR BUILDER SHALL INSTALL AT EACH LOT, ON THE
CUSTOMER'S SIDE OF THE METER, AN APPROVED TYPE PRESSURE REGULATOR
IN CONFORMANCE WITH THE PLUMBING CODE OF THE CITY OF SAN ANTONIO.

BUILDING SETBACK NOTE:
SETBACKS IMPOSED ON THIS PLAT ARE AT THE DISCRETION OF THE DEVELOPER
OR BUILDER AND ARE NOT SUBJECT TO ENFORCEMENT BY THE CITY OF
SAN ANTONIO.

TREE NOTE:
THIS SUBDIVISION IS SUBJECT TO A MASTER TREE PERMIT (AP# 1298245) WHICH
REQUIRES COMPLIANCE BY THE DEVELOPER AND/OR BUILDER. THE MASTER TREE
PERMIT IS ON FILE AT THE CITY OF SAN ANTONIO ARBORISTS OFFICE.

DETENTION POND NOTE:
STORM WATER DETENTION IS REQUIRED FOR THIS PROPERTY AND
IS ACCOUNTED FOR IN AN OFFSITE REGIONAL DETENTION POND
LOCATED IN LOT 903 BLOCK 127 IN MARBACH VILLAGE UNIT 3,
RECORDED IN VOLUME 9700 PAGES 63-65 (COSA PLAT # 150193).

THE VARIABLE WIDTH DRAINAGE RIGHT-OF-WAYS AND EASEMENTS
WERE DELINEATED TO CONTAIN THE BOUNDARIES OF THE 1% ANNUAL
CHANCE (100-YEAR) FLOOD ZONE ESTABLISHED BY THE FEDERAL
EMERGENCY MANAGEMENT AGENCY (FEMA) IN ACCORDANCE WITH
DRAFT PANEL 48029C0370G, DATED SEPTEMBER 29, 2010 AND THE
LOWER OF THE 4% ANNUAL CHANCE (25-YEAR) ULTIMATE PLUS
FLOOD AND THE 1% ANNUAL CHANCE (100-YEAR) FLOOD FROM THE
DEVELOPMENT CONDITION. WATER SURFACE ELEVATION
CONSTRUCTION WITHIN THESE EASEMENTS IS PROHIBITED WITH THE
PRIOR WRITTEN APPROVAL OF THE BEXAR COUNTY OR CITY OF SAN
ANTONIO FLOODPLAIN ADMINISTRATOR. BEXAR COUNTY OR CITY OF
SAN ANTONIO PUBLIC WORKS SHALL HAVE ACCESS TO THESE
DRAINAGE EASEMENTS AS NECESSARY.

LOMR NOTE:
THE 0.14 ACRES BEING REPLATTED WAS PREVIOUSLY
PLATTED AS LOT 1 BLOCK 127 C.B. 4332 FROM THE
MARBACH VILLAGE UNIT 3 SUBDIVISION, RECORDED IN
VOLUME 9700, PAGES 63-65 OF THE DEED AND PLAT
RECORDS OF BEXAR COUNTY, TEXAS

NOTES:
1. NO STRUCTURE, FENCES, WALLS OR OTHER OBSTRUCTIONS THAT IMPEDIE
DRAINAGE SHALL BE PLACED WITHIN THE LIMITS OF THE DRAINAGE EASEMENTS
SHOWN ON THIS PLAT. NO DREDGING, OR OTHER TYPES OF IMPROVEMENTS
WHICH ALTER THE CROSS-SECTIONS OF THE DRAINAGE EASEMENTS
APPROVED, SHALL BE ALLOWED WITHOUT THE APPROVAL OF THE DIRECTOR OF
PUBLIC WORKS. THE CITY OF SAN ANTONIO AND BEXAR COUNTY SHALL HAVE THE
RIGHT TO INGRESS AND EGRESS OVER GRANTOR'S ADJACENT PROPERTY TO
REMOVE ANY IMPEDING OBSTRUCTIONS PLACED WITHIN THE LIMITS OF SAID
DRAINAGE EASEMENTS AND TO MAKE ANY MODIFICATIONS OR IMPROVEMENTS
WITHIN THE DRAINAGE EASEMENTS.

2. REPLATTED EASEMENT FLOOR ELEVATIONS MUST BE A MINIMUM OF EIGHT (8)
INCHES ABOVE FINISHED ADJACENT GRADE.

3. THE MAINTENANCE OF ALL PRIVATE STREETS, OPEN SPACE, GREENBELTS, PARKS,
DRAINAGE EASEMENTS AND EASEMENTS OF ANY NATURE WITHIN MARBACH
VILLAGE UNIT 3 REPLAT SUBDIVISION SHALL BE THE RESPONSIBILITY OF THE SAN
ANTONIO MARBACH VILLAGE HOMEOWNERS' ASSOCIATION OR THEIR
SUCCESSIONS AND NOT THE RESPONSIBILITY OF THE CITY OF SAN ANTONIO OR
BEXAR COUNTY.

STATE OF TEXAS
COUNTY OF BEXAR

I HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION
HAS BEEN GIVEN THIS PLAT TO THE MATTERS OF STREETS, LOTS,
AND DRAINAGE LAYOUT. TO THE BEST OF MY KNOWLEDGE THIS
PLAT CONFORMS TO ALL REQUIREMENTS OF THE UNIFIED
DEVELOPMENT CODE, EXCEPT FOR THOSE VARIANCES GRANTED BY
THE SAN ANTONIO PLANNING COMMISSION.

TRAVIS R. ELSETH
99254
LICENSED
PROFESSIONAL ENGINEER
13/17

TRAVIS ELSETH, P.E.
REGISTERED PROFESSIONAL ENGINEER NO. 98203
KFW ENGINEERS & SURVEYING, INC.

STATE OF TEXAS
COUNTY OF BEXAR

I HEREBY CERTIFY THAT THE ABOVE PLAT CONFORMS TO THE MINIMUM
STANDARDS SET FORTH BY THE TEXAS BOARD OF PROFESSIONAL LAND
SURVEYING ACCORDING TO AN ACTUAL SURVEY MADE ON THE GROUND BY

TERESA A. SEIDEL
5672
REGISTERED PROFESSIONAL LAND SURVEYOR NO. 5672
KFW SURVEYING, LLC
3421 PAESANOS PKWY, SUITE 101
SAN ANTONIO, TEXAS 78231
PHONE: 210-979-8444
FAX: 210-979-8441

6/27/2017

C.P.S. NOTES:
THE CITY OF SAN ANTONIO AS A PART OF ITS ELECTRIC AND GAS SYSTEM
(CITY OF SAN ANTONIO SERVICE BOARDS) MAINTAINS CERTAIN EASEMENTS AND
RIGHTS-OF-WAY FOR ELECTRIC AND GAS DISTRIBUTION AND SERVICE
FACILITIES IN THE AREAS DESIGNATED ON THIS PLAT AS "ELECTRIC
EASEMENT", "GAS EASEMENT", "ANCHOR EASEMENT", "SERVICE EASEMENT",
"OVERHANG EASEMENT", "UTILITY EASEMENT" AND "TRANSFORMER
EASEMENT" FOR THE PURPOSE OF INSTALLING, CONSTRUCTING,
RECONSTRUCTING, MAINTAINING, REMOVING, INSPECTING, PATROLLING,
AND ERECTING POLES, HANGING OR BURYING WIRES, CABLES, CONDUITS,
PIPE LINES, TRENCHES, DRAINS, CONCRETE SLABS, OR WALLS WILL
APPEARANCES, TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS
OVER GRANTOR'S ADJACENT LAND, THE RIGHT TO RELOCATE SAID
FACILITIES WITHIN SAID EASEMENT AND RIGHT-OF-WAY AREAS, AND THE
RIGHT TO REMOVE FROM SAID LANDS ALL TREES OR PARTS THEREOF, OR
OTHER OBSTRUCTIONS WHICH ENDANGER OR MAY INTERFERE WITH THE
EFFICIENCY OF SAID FACILITIES OR APPEARANCES THERETO. IT IS AGREED
AN EASEMENT THAT IS NOT A DEDICATED CONCRETE SLABS, OR WALLS WILL
BE PLACED WITHIN SAID EASEMENT AREAS.

2. ANY CPS EQUIPMENT LOCATED WITHIN SAID EASEMENT, DUE TO GRADE
CHANGES OR GROUND ELEVATION ALTERATIONS SHALL BE CHARGED TO THE
PERSON OR PERSONS DEEMED RESPONSIBLE FOR SAID GRADE CHANGES
OR GROUND ELEVATION ALTERATION.

3. THE EASEMENT IS IN THE SAME POSITION AS THE EXISTING
EXISTING ELECTRIC, GAS, WATER, SEWER, DRAINAGE, TELEPHONE, CABLE
EASEMENTS OR ANY OTHER EASEMENTS FOR UTILITIES UNLESS THE
CHANGES TO SUCH EASEMENTS ARE DESCRIBED BELOW.

4. CONCRETE DRIVEWAY APPROACHES ARE ALLOWED WITHIN THE FIVE (5)
FOOT WIDE ELECTRIC AND GAS EASEMENTS WHEN LOTS ARE SERVED ONLY
BY REAR LOT UNDERGROUND ELECTRIC AND GAS FACILITIES.

5. ROOF DRAIN AREAS ARE ALLOWED WITHIN THE FIVE (5) FOOT WIDE
ELECTRIC, GAS, TELEPHONE AND CABLE T.V. EASEMENTS WHEN ONLY ONE UNDERGROUND
ELECTRIC, GAS, TELEPHONE AND CABLE T.V. FACILITIES ARE PROPOSED OR
EXISTING WITHIN THOSE FIVE (5) FOOT WIDE EASEMENTS.

SURVEYOR NOTES:
1. 1/2" DIAMETER REBAR WITH A BLUE PLASTIC CAP STAMPED "KFW SURVEYING" SET AT ALL
CORNERS UNLESS NOTED OTHERWISE.

2. BEARINGS ARE BASED ON THE STATE PLANE COORDINATE SYSTEM ESTABLISHED FOR THE
TEXAS SOUTH CENTRAL ZONE 4204, NORTH AMERICAN DATUM (NAD) OF 1983.

3. THE COORDINATES SHOWN HEREON ARE GRID WITH A COMBINED SCALE FACTOR OF
1.00017.

4. REFERENCED PROPERTY IS IN ZONE AE, AREAS DETERMINED TO BE INSIDE THE 0.1%
ANNUAL CHANCE FLOODPLAIN AS SCALED FROM FEMA FLOOD MAP COMMUNITY PANEL NO.
48029C0370G, DATED SEPTEMBER 29, 2010.

5. THE ELEVATIONS FOR THIS SURVEY ARE BASED ON NAVD88 (GEOD 12A)

MINIMUM FINISHED FLOOR NOTE:
MINIMUM FINISHED FLOOR ELEVATIONS FOR RESIDENTIAL LOTS
ADJACENT TO THE FLOODPLAIN SHALL BE ELEVATED AT LEAST 1 FOOT
HIGHER THAN THE COMPUTED WATER SURFACE ELEVATIONS FOR THE
1% ANNUAL CHANCE (100 YR) STORM EVENT.

PLAT NOTES APPLY TO ALL PAGES
OF THIS MULTIPLE PAGE PLAT

LEGEND

- F.I.R. = FOUND 1/2" IRON ROD
- S.I.R. = SET 1/2" IRON ROD WITH BLUE
CAP STAMPED "KFW SURVEYING"
- F.I.R.-V = FOUND 1/2" IRON ROD WITH
CAP STAMPED "VICKREY"
- △ S.I.R. = SET 1/2" IRON ROD WITH YELLOW CAP
STAMPED "KFW EASEMENT"
- PT. OF TANGENCY/CURVATURE IN ROW

- R.O.W. = RIGHT-OF-WAY
- O.P.R. = OFFICIAL PUBLIC RECORDS
- D.P.R. = DEED AND PLAT RECORDS

- ESMT = EASEMENT
- B.S.L. = BUILDING SETBACK LINE

- G.E.T.T.E. = GAS, ELECTRIC, TELEPHONE,
CABLE T.V. EASEMENT

- CVE = CLEAR VISION EASEMENT

- PROPOSED CONTOURS

- EXISTING MAJOR CONTOURS

- EXISTING MINOR CONTOURS

- FEMA FLOODPLAIN

- CITY LIMIT LINE

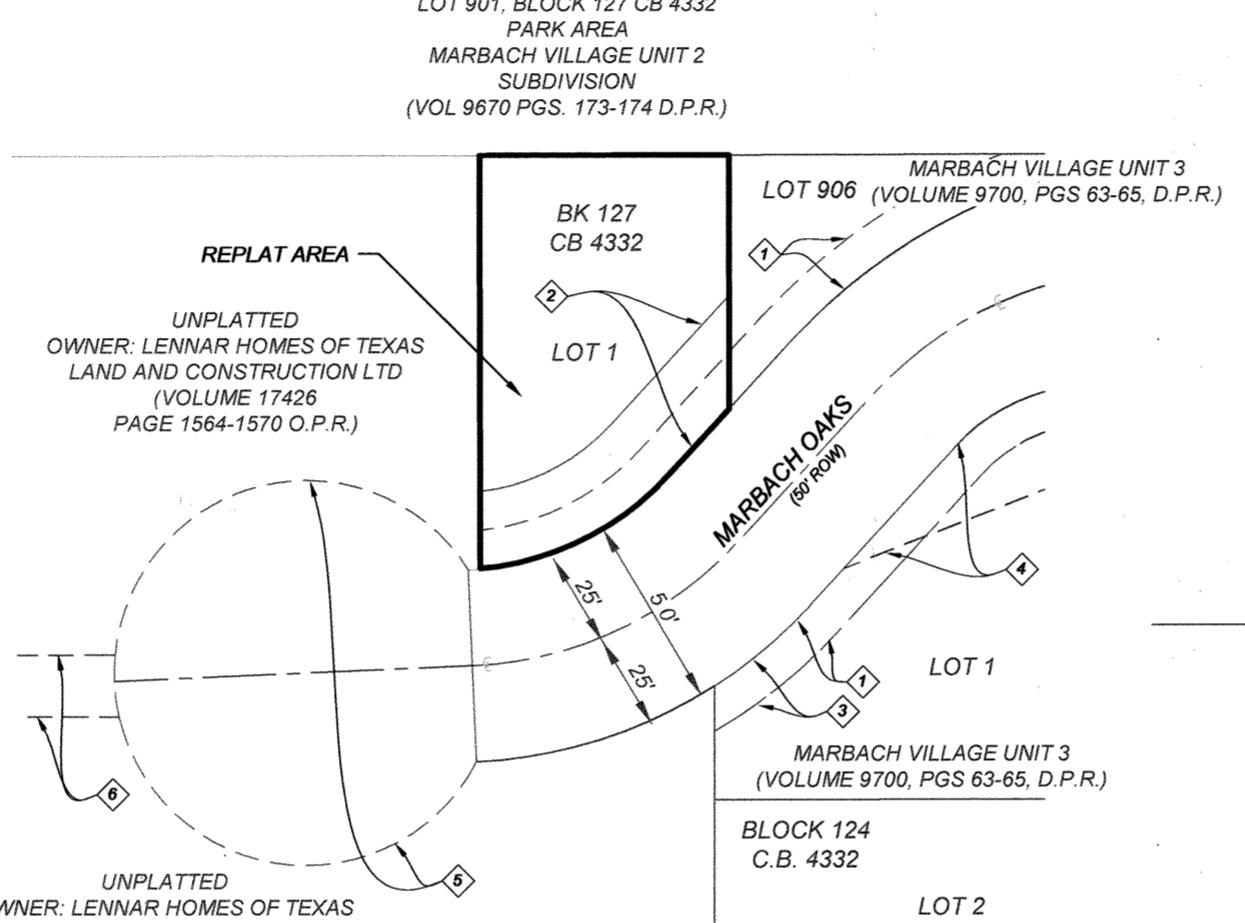
OWNER/DEVELOPER:
LENNAR HOMES OF TEXAS LAND
& CONSTRUCTION LTD.
1922 DRY CREEK WAY, SUITE 101
SAN ANTONIO, TX 78259
(210) 403-6282

KFW
ENGINEERS + SURVEYING
3421 Paesanos Pkwy, Suite 200, San Antonio, TX 78231
Phone #: (210) 979-8444 • Fax #: (210) 979-8441
TBPE Firm #: 9513 • TBPLS Firm #: 10122300

SCALE : 1"=50'

50'

100'

AREA BEING REPLATED THROUGH
PUBLIC HEARING WITH WRITTEN NOTIFICATION

THE 0.14 ACRES BEING REPLATTED WAS PREVIOUSLY
PLATTED AS LOT 1 BLOCK 127 C.B. 4332 FROM THE
MARBACH VILLAGE UNIT 3 SUBDIVISION, RECORDED IN
VOLUME 9700, PAGES 63-65 OF THE DEED AND PLAT
RECORDS OF BEXAR COUNTY, TEXAS

I (WE), THE OWNER(S) OF THE PROPERTY SHOWN ON THIS
REPLAT HEREBY CERTIFY THAT THIS REPLAT DOES NOT
AMEND OR REMOVE ANY COVENANTS OR RESTRICTIONS.

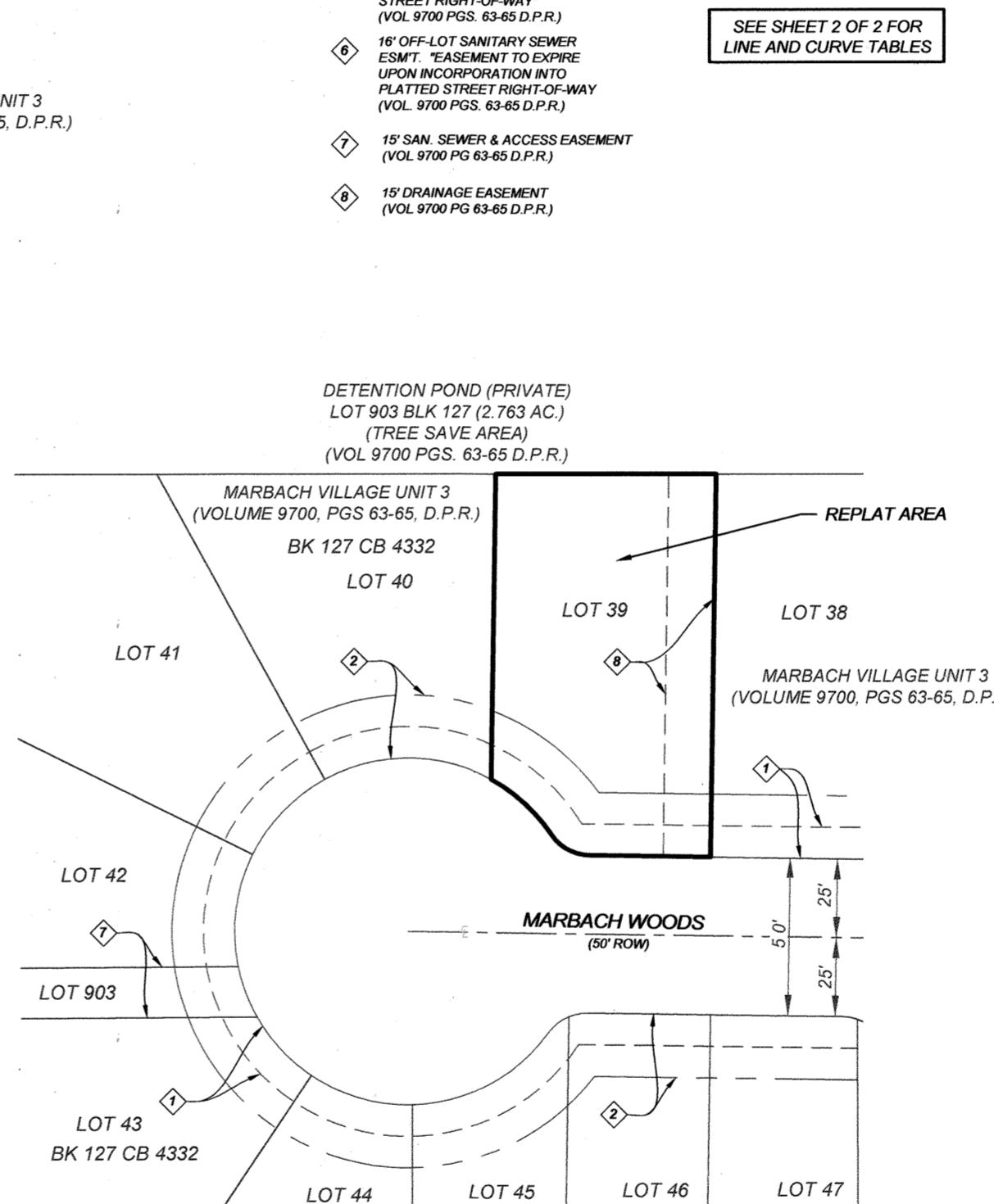
OWNER:
LENNAR HOMES OF TEXAS LAND & CONSTRUCTION LTD.
1922 DRY CREEK WAY, SUITE 101
SAN ANTONIO, TX 78259
PHONE: (210) 403-6282

OWNER'S DULY AUTHORIZED AGENT

SWORN AND SUBSCRIBED BEFORE ME THIS 28th DAY
OF June, 2017

RENESE COLLIER
NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS
Comm. Expires 05-15-2022
Notary ID 125299461

MY COMMISSION EXPIRES: 5/15/21

AREA BEING REPLATED THROUGH
PUBLIC HEARING WITH WRITTEN NOTIFICATION

THE 0.19 ACRES BEING REPLATTED WAS PREVIOUSLY
PLATTED AS LOT 39 BLOCK 127 C.B. 4332 FROM THE
MARBACH VILLAGE UNIT 3 SUBDIVISION, RECORDED IN
VOLUME 9700, PAGES 63-65 OF THE DEED AND PLAT
RECORDS OF BEXAR COUNTY, TEXAS

DATED THIS 17th DAY OF June, 2017

BY: RENESE COLLIER

BY: SECRETARY

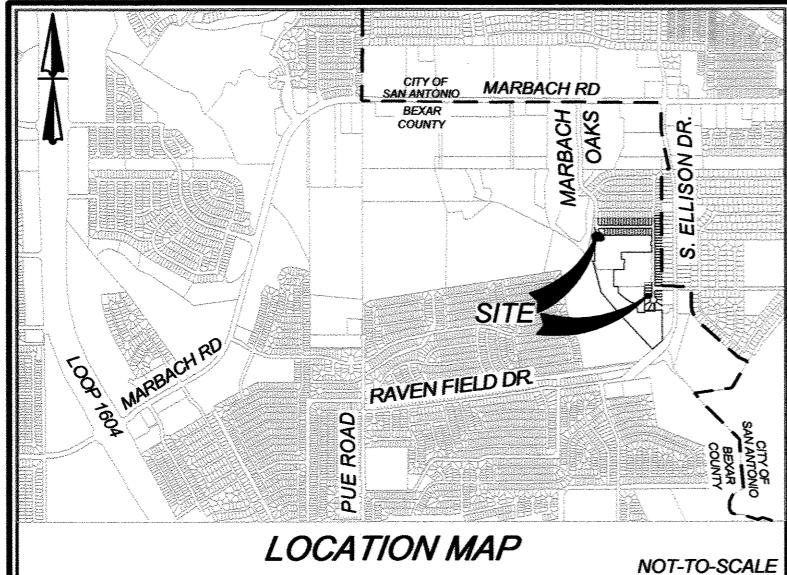
STATE OF TEXAS
COUNTY OF BEXAR

I, RENESE COLLIER, COUNTY CLERK OF BEXAR COUNTY, DO HEREBY
CERTIFY THAT THIS PLAT WAS FILED FOR RECORD IN MY OFFICE, ON THE
DAY OF 17th, 2017 AT 10:00 AM AND DULY RECORDED THE
DAY OF 17th, 2017 AT 10:00 AM IN THE DEED AND
PLAT RECORDS OF BEXAR COUNTY IN BOOK VOLUME 127 ON PAGE 1
IN TESTIMONY WHEREOF, WITNESS MY HAND AND OFFICIAL SEAL OF OFFICE,
THIS 17th DAY OF June, 2017

COUNTY CLERK, BEXAR COUNTY, TEXAS

BY: RENESE COLLIER, DEPUTY

SHEET 1 OF 2



KEY NOTES

- ① VARIABLE WIDTH CLEAR VISION EASEMENT
- ② 20' PRIVATE DRAINAGE EASEMENT
- ③ 10' GAS, ELECTRIC, TELEPHONE & CABLE T.V. EASEMENT (VOL 9700 PG 63-65 D.P.R.)
- ④ 20' BUILDING SET BACK LINE (VOL 9700 PG 63-65 D.P.R.)
- ⑤ 10' BUILDING SET BACK LINE (VOL 9700 PG 63-65 D.P.R.)
- ⑥ VARIABLE WIDTH CLEAR VISION EASEMENT (VOL 9700 PG 63-65 D.P.R.)
- ⑦ 50' RADIUS TURNAROUND 60' OFF-LOT DRAIN, SANITARY SEWER & WATER INGRESS/EGRESS ESMIT, (0.1751 ACRE) (PERMEABLE) EASEMENT TO EXPIRE UPON INCORPORATION INTO PLATTED STREET RIGHT-OF-WAY (VOL 9700 PG 63-65 D.P.R.)
- ⑧ 16' OFF-LOT SANITARY SEWER ESMIT, EASEMENT TO EXPIRE UPON INCORPORATION INTO PLATTED STREET RIGHT-OF-WAY (VOL 9700 PG 63-65 D.P.R.)
- ⑨ 15' SAN SEWER & ACCESS EASEMENT (VOL 9700 PG 63-65 D.P.R.)
- ⑩ 15' DRAINAGE EASEMENT (VOL 9700 PG 63-65 D.P.R.)

REFER TO PAGE 1 OF 2 FOR
ALL ENGINEERING AND
SURVEYING PLAT NOTES

LINE TABLE		
LINE	LENGTH	BEARING
L1	23.79'	S47°24'38"E
L2	0.14'	S42°29'56"E
L3	0.22'	N78°41'31"E

CURVE TABLE						
CURVE	LENGTH	RADIUS	TANGENT	DELTA	CHORD	CHORD BEARING
C1	55.65'	75.00'	29.18'	42°30'48"	54.38'	S26°09'17"E
C2	14.53'	15.00'	7.89'	55°29'22"	13.97'	S28°16'18"W
C3	26.15'	55.00'	13.33'	27°14'41"	25.91'	S42°14'19"W

LEGEND

- F.I.R. = FOUND 1/2" IRON ROD
- S.I.R. = SET 1/2" IRON ROD WITH BLUE CAP STAMPED "KFW SURVEYING"
- F.I.R.-V = FOUND 1/2" IRON ROD WITH CAP STAMPED "VICKREY"
- △ S.I.R. = SET 1/2" IRON ROD WITH YELLOW CAP STAMPED "KFW EASEMENT"
- PT. OF TANGENCY/CURVATURE IN ROW
- R.O.W. = RIGHT-OF-WAY
- O.P.R. = OFFICIAL PUBLIC RECORDS
- D.P.R. = DEED AND PLAT RECORDS
- ESMT = EASEMENT
- B.S.L. = BUILDING SETBACK LINE
- G.E.T.T.V.E. = GAS, ELECTRIC, TELEPHONE, CABLE T.V. EASEMENT
- CVE = CLEAR VISION EASEMENT
- PROPOSED CONTOURS
- 970 = EXISTING MAJOR CONTOURS
- = EXISTING MINOR CONTOURS
- FEMA FLOODPLAIN
- CITY LIMIT LINE

OWNER/DEVELOPER:
LENNAR HOMES OF TEXAS LAND
& CONSTRUCTION LTD.
1922 DRY CREEK WAY, SUITE 101
SAN ANTONIO, TX 78259
(210) 403-6282

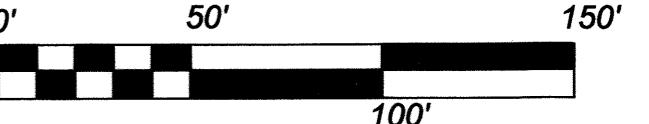
KFW
ENGINEERS + SURVEYING
3421 Paesano Pkwy, Suite 200, San Antonio, TX 78231
Phone #: (210) 979-8441 • Fax #: (210) 979-9441
TBPE Film #: 9513 • TBPLS Film #: 10122300

SCALE : 1"=50'

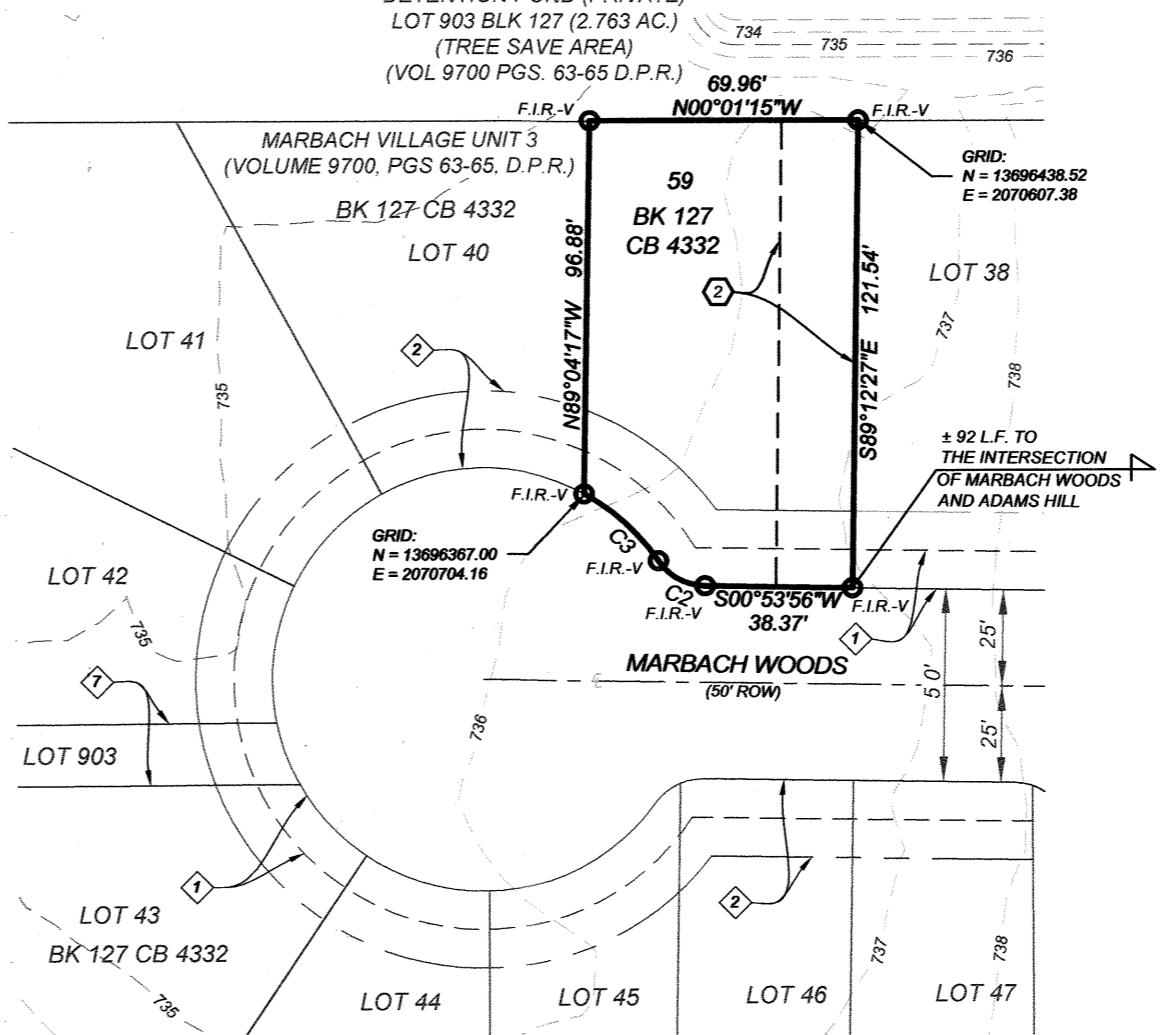
50'

100'

150'



DETENTION POND (PRIVATE)
LOT 903 BLK 127 (2.763 AC.)
(TREE SAVE AREA)
(VOL 9700 PGS. 63-65 D.P.R.)



STATE OF TEXAS
COUNTY OF BEXAR
THE OWNER OF LAND SHOWN ON THIS PLAT, IN PERSON OR THROUGH A DULY AUTHORIZED AGENT, DEDICATES TO THE USE OF THE PUBLIC, EXCEPT AREAS IDENTIFIED AS PRIVATE OR PART OF AN ENCLAVE OR PLANNED UNIT DEVELOPMENT, FOREVER ALL STREETS, ALLEYS, PARKS, WATERCOURSES, DRAINS, EASEMENTS, AND PUBLIC PLACES THEREON SHOWN FOR THE PURPOSE AND CONSIDERATION THEREIN EXPRESSED.

OWNER/DEVELOPER:
LENNAR HOMES OF TEXAS LAND & CONSTRUCTION LTD.
1922 DRY CREEK WAY, SUITE 101
SAN ANTONIO, TX 78259

STATE OF TEXAS
COUNTY OF BEXAR
BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED Renée Collier, KNOWN TO ME TO BE THE PERSON 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 10 DAY OF June A.D. 17
Renée Collier
NOTARY PUBLIC BEXAR COUNTY TEXAS
State of Texas
Comm. Expires 05-15-2021
Notary ID 125299461

CERTIFICATE OF APPROVAL
THIS REPLAT HAS BEEN SUBMITTED TO BEXAR COUNTY, TEXAS PUBLIC WORKS DEPARTMENT AND HAVING BEEN REVIEWED BY THE DIRECTOR OF PUBLIC WORKS / COUNTY ENGINEER, IS HEREBY APPROVED IN ACCORDANCE WITH THE STATE AND LOCAL LAWS AND REGULATIONS AS INDICATED BELOW.

ON THIS 10 DAY OF June A.D. 20

DIRECTOR OF PUBLIC WORKS / COUNTY ENGINEER
BEXAR COUNTY, TEXAS

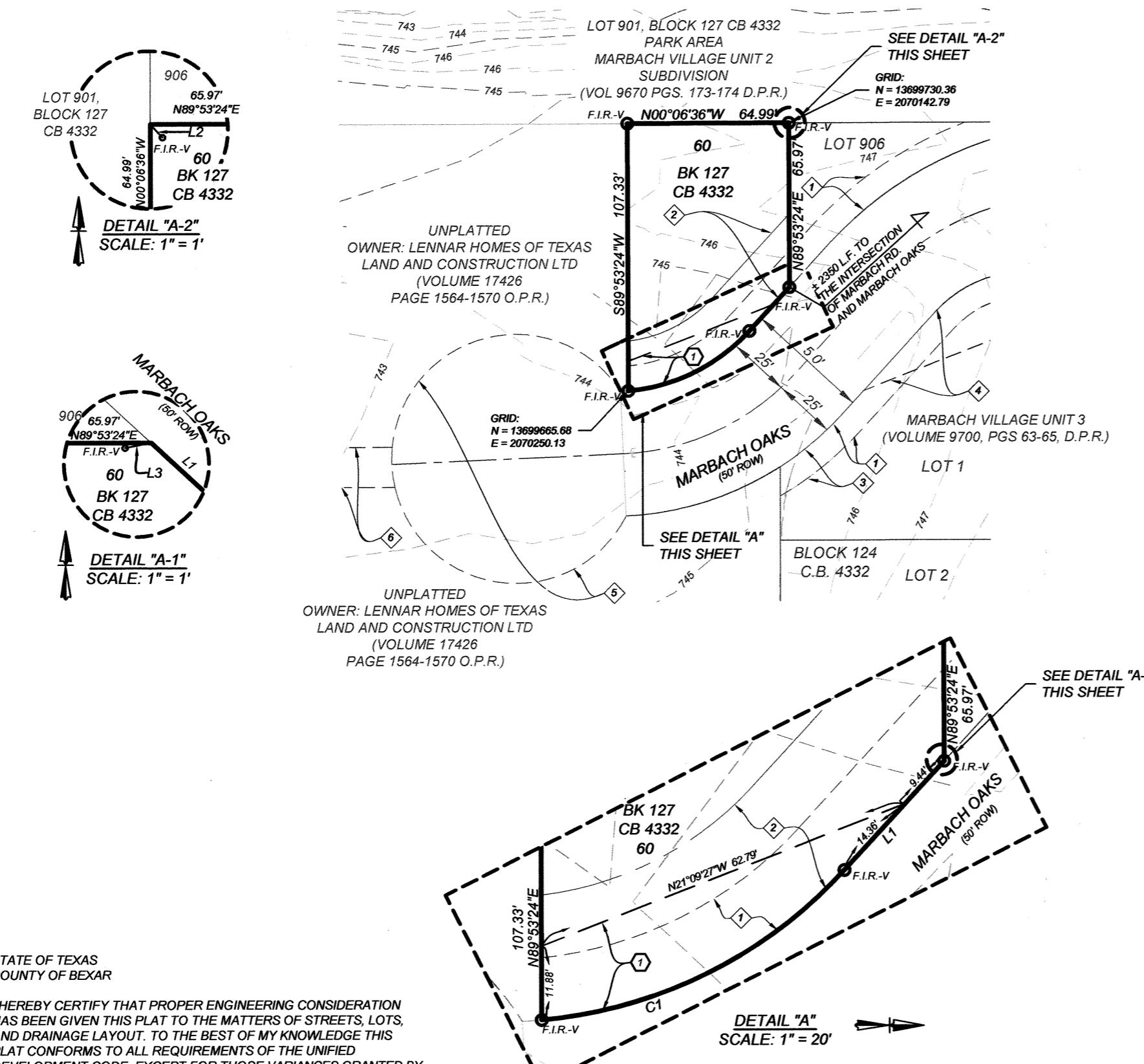
THIS PLAT OF **MARBACH VILLAGE UNIT 3 REPLAT** HAS BEEN SUBMITTED TO AND CONSIDERED BY THE PLANNING COMMISSION OF THE CITY OF SAN ANTONIO, TEXAS, IS HEREBY APPROVED BY SUCH COMMISSION IN ACCORDANCE WITH STATE OR LOCAL LAWS AND REGULATIONS, AND/OR WHERE ADMINISTRATIVE EXCEPTION(S) AND/OR VARIANCE(S) HAVE BEEN GRANTED.

DATED THIS 10 DAY OF June A.D. 20

BY: Chairman
BY: Secretary

STATE OF TEXAS
COUNTY OF BEXAR
I, County Clerk of Bexar County, DO HEREBY CERTIFY THAT THIS PLAT WAS FILED FOR RECORD IN MY OFFICE, ON THE 10 DAY OF June A.D. 20 AT 10:00 M. AND DULY RECORDED THE PLAT RECORDS OF BEXAR COUNTY IN BOOK VOLUME 100 ON PAGE 100.

IN TESTIMONY WHEREOF, WITNESS MY HAND AND OFFICIAL SEAL OF OFFICE, THIS 10 DAY OF June A.D. 20
COUNTY CLERK, BEXAR COUNTY, TEXAS
BY: Deputy, DEPUTY



STATE OF TEXAS
COUNTY OF BEXAR
I HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN THIS PLAT TO THE MATTERS OF STREETS, LOTS, AND DRAINAGE LAYOUT, TO THE BEST OF MY KNOWLEDGE THIS PLAT CONFORMS TO ALL REQUIREMENTS OF THE UNITED DEVELOPMENT CODE, EXCEPT FOR THOSE VARIANCES GRANTED BY THE SAN ANTONIO PLANNING COMMISSION.

Travis R. Elseth
TRAVIS R. ELSETH, P.E.
REGISTERED PROFESSIONAL ENGINEER NO. 98203
KFW ENGINEERS & SURVEYING, INC.
7/3/17

STATE OF TEXAS
COUNTY OF BEXAR
I HEREBY CERTIFY THAT THE ABOVE PLAT CONFORMS TO THE MINIMUM STANDARDS SET FORTH BY THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYING ACCORDING TO AN ACTUAL SURVEY MADE ON THE GROUND BY

Teresa A. Seide
TERESA A. SEIDE
REGISTERED PROFESSIONAL LAND SURVEYOR NO. 5672
KFW SURVEYING, LLC
3421 PAESANO PKWY, SUITE 101
SAN ANTONIO, TEXAS 78231
PHONE: 210-979-8444
FAX: 210-979-8441
6/27/2017