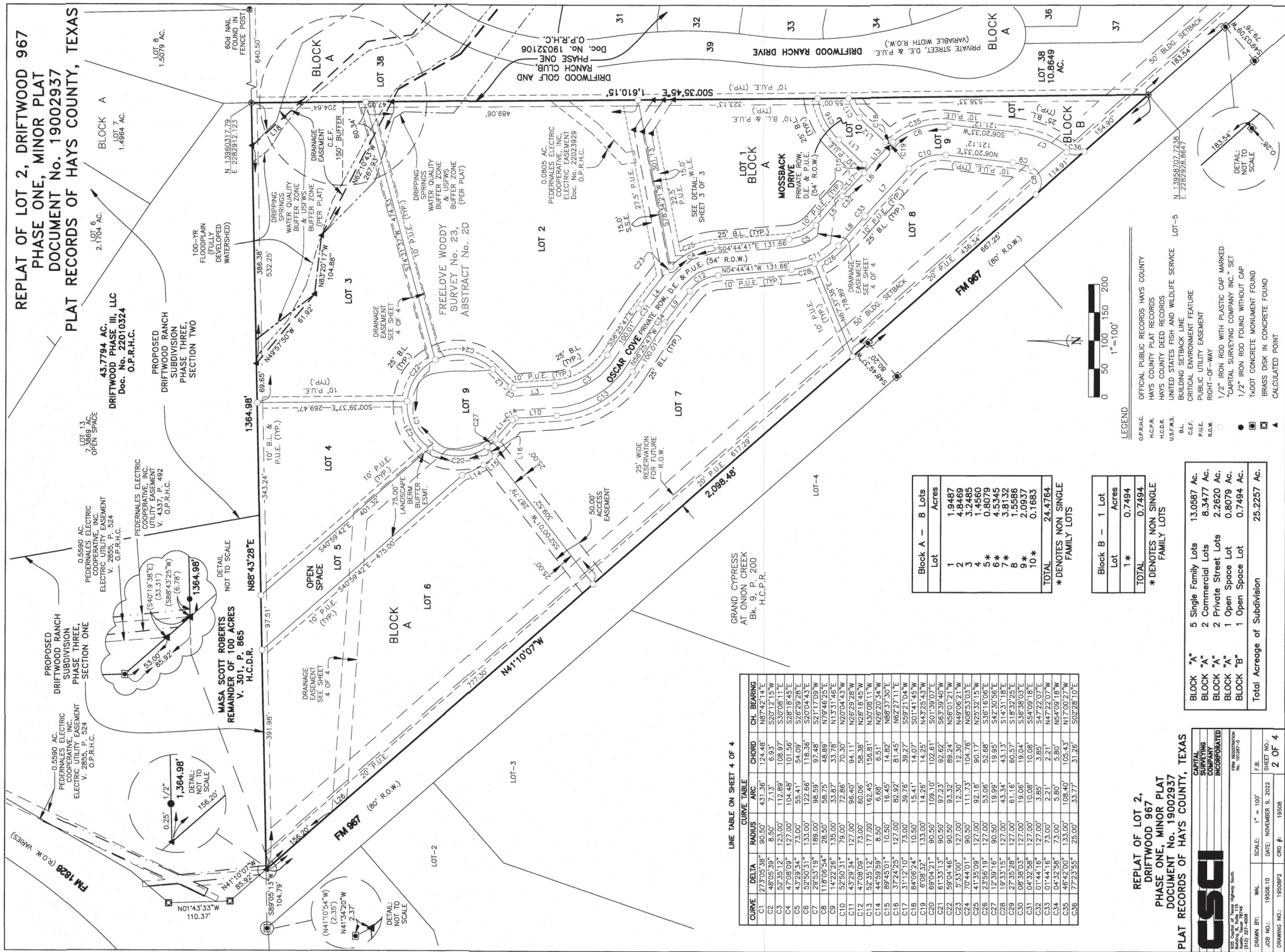


REPLAT OF LOT 2, DRIFTWOOD 967
 PHASE ONE, MINOR PLAT
 DOCUMENT No. 19002937
 PLAT RECORDS OF HAYS COUNTY, TEXAS



LINE TABLE ON SHEET 4 OF 4

CURVE	DELTA	RADIUS	ARC	CHORD	CH. BEARING
C1	27305.38°	90.50'	124.48'	N87°42'14"E	
C2	100.00°	53.00'	6.99'	S0°00'00"W	
C3	52345.12°	127.00'	112.98'	S20°08'11"E	
C4	47080.09°	127.00'	104.48'	S28°18'45"E	
C5	43293.34°	73.00'	55.41'	S4°09'26"E	
C6	52520.31°	133.00'	122.66'	S20°04'43"E	
C7	29531.19°	189.00'	98.59'	S21°17'09"W	
C8	118096.54°	28.50'	58.75'	S79°46'25"E	
C9	14222.28°	135.00'	33.87'	S13°31'48"E	
C10	45292.24°	120.00'	70.38'	S20°00'00"W	
C11	45292.24°	120.00'	92.60'	S0°00'00"W	
C12	47080.09°	73.00'	60.06'	S28°18'45"W	
C13	52345.12°	127.00'	102.45'	S30°08'11"W	
C14	44598.58°	8.50'	6.68'	N26°20'34"W	
C15	89459.01°	10.50'	16.45'	N68°37'30"E	
C16	37242.25°	127.00'	99.76'	S82°27'11"E	
C17	31127.10°	73.00'	39.27'	S59°21'04"W	
C18	84068.74°	10.50'	15.41'	S01°41'45"W	
C19	100.00°	53.00'	6.99'	S0°00'00"W	
C20	69042.21°	90.50'	109.10'	S01°39'07"E	
C21	61331.13°	90.50'	97.23'	S63°39'40"W	
C22	59044.46°	90.50'	93.32'	N56°01'21"W	
C23	53330.00°	127.00'	12.30'	N49°06'21"E	
C24	70440.01°	90.50'	111.73'	N04°53'03"E	
C25	41355.09°	127.00'	92.18'	N25°32'15"W	
C26	23565.19°	127.00'	53.06'	S95°16'06"E	
C27	100.00°	53.00'	6.99'	S0°00'00"W	
C28	19333.15°	127.00'	43.34'	S14°31'18"E	
C29	27352.28°	127.00'	61.16'	S18°32'29"E	
C30	06390.03°	127.00'	19.06'	S36°38'03"E	
C31	04325.58°	127.00'	10.08'	S84°09'18"E	
C32	01444.16°	127.00'	3.85'	S47°22'07"E	
C33	01444.16°	73.00'	2.21'	S21°00'00"W	
C34	04325.58°	73.00'	5.80'	N54°09'18"W	
C35	04325.58°	73.00'	35.00'	N17°00'27"W	
C36	17232.55°	23.00'	33.77'	S02°28'10"E	

Block A - 8 Lots	Acres
1	1.9487
2	4.8469
3	3.2485
4	1.4560
5	0.8079
6	4.5345
7	3.8152
8	1.5897
10	0.1683
TOTAL	24.4764

* DENOTES NON SINGLE FAMILY LOTS

Block B - 1 Lot	Acres
1	0.7494
TOTAL	0.7494

* DENOTES NON SINGLE FAMILY LOTS

Block	Type	Acres
Block "A"	5 Single Family Lots	13.0587
Block "A"	2 Commercial Lots	8.3477
Block "A"	2 Private Street Lots	2.2620
Block "A"	1 Open Space Lot	0.8079
Block "B"	1 Open Space Lot	0.7494
Total	Acres of Subdivision	25.2257

REPLAT OF LOT 2,
 DRIFTWOOD 967
 PHASE ONE, MINOR PLAT
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CS&I
 CAPITAL SURVEYING COMPANY
 INCORPORATED

CS&I Capital & Survey, Inc.
 2000 Highway 2848
 Austin, Texas 78748
 P.M. 010200-02

CS&I No. 195082
 DATE: NOVEMBER 9, 2022
 SHEET NO. 2 OF 4
 DRAWING NO. 195082
 CRD # 19508

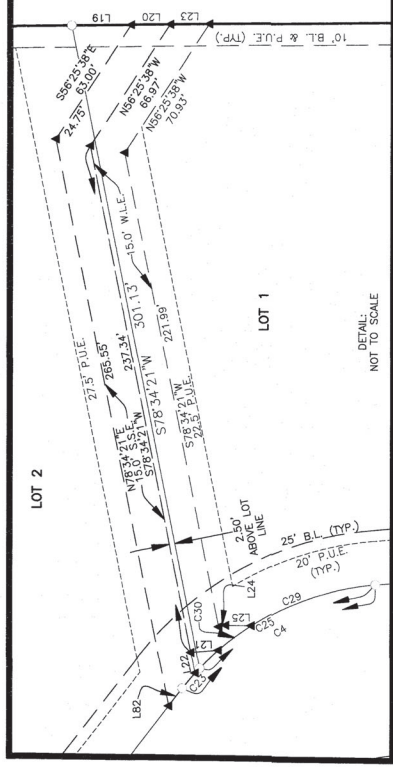
LEGEND

- O.P.R.A.C. OFFICIAL PUBLIC RECORDS HAYS COUNTY
- H.C.P.R. HAYS COUNTY PLAT RECORDS
- H.C.F.A.S. HAYS COUNTY DEED RECORDS
- U.S.F.A.S. UNITED STATES FISH AND WILDLIFE SERVICE
- B.L. BUILDING SETBACK LINE
- C.E.F. CRITICAL ENVIRONMENT FEATURE
- P.U.E. PUBLIC UTILITY EASEMENT
- R.O.W. RIGHT-OF-WAY
- 1/2" IRON ROD WITH PLASTIC CAP MARKED
- "CAPITAL SURVEYING COMPANY INC." SET
- 1/2" IRON ROD FOUND WITHOUT CAP
- TxDOT CONCRETE MONUMENT FOUND
- BRASS DISK IN CONCRETE FOUND
- ▲ CALCULATED POINT

OFFICIAL PUBLIC RECORDS HAYS COUNTY
 HAYS COUNTY PLAT RECORDS
 UNITED STATES FISH AND WILDLIFE SERVICE
 BUILDING SETBACK LINE
 CRITICAL ENVIRONMENT FEATURE
 PUBLIC UTILITY EASEMENT
 RIGHT-OF-WAY
 1/2" IRON ROD WITH PLASTIC CAP MARKED
 "CAPITAL SURVEYING COMPANY INC." SET
 1/2" IRON ROD FOUND WITHOUT CAP
 TxDOT CONCRETE MONUMENT FOUND
 BRASS DISK IN CONCRETE FOUND
 CALCULATED POINT

SCALE: 1" = 100'
 DATE: NOVEMBER 9, 2022
 SHEET NO. 2 OF 4
 DRAWING NO. 195082
 CRD # 19508

REPLAT OF LOT 2, DRIFTWOOD 967
 PHASE ONE, MINOR PLAT
 DOCUMENT No. 19002937
 PLAT RECORDS OF HAYS COUNTY, TEXAS



RESUBDIVISION OF LOT 2, DRIFTWOOD 967 PHASE ONE
 ImperVIOUS Cover Calculations
 8/31/2022

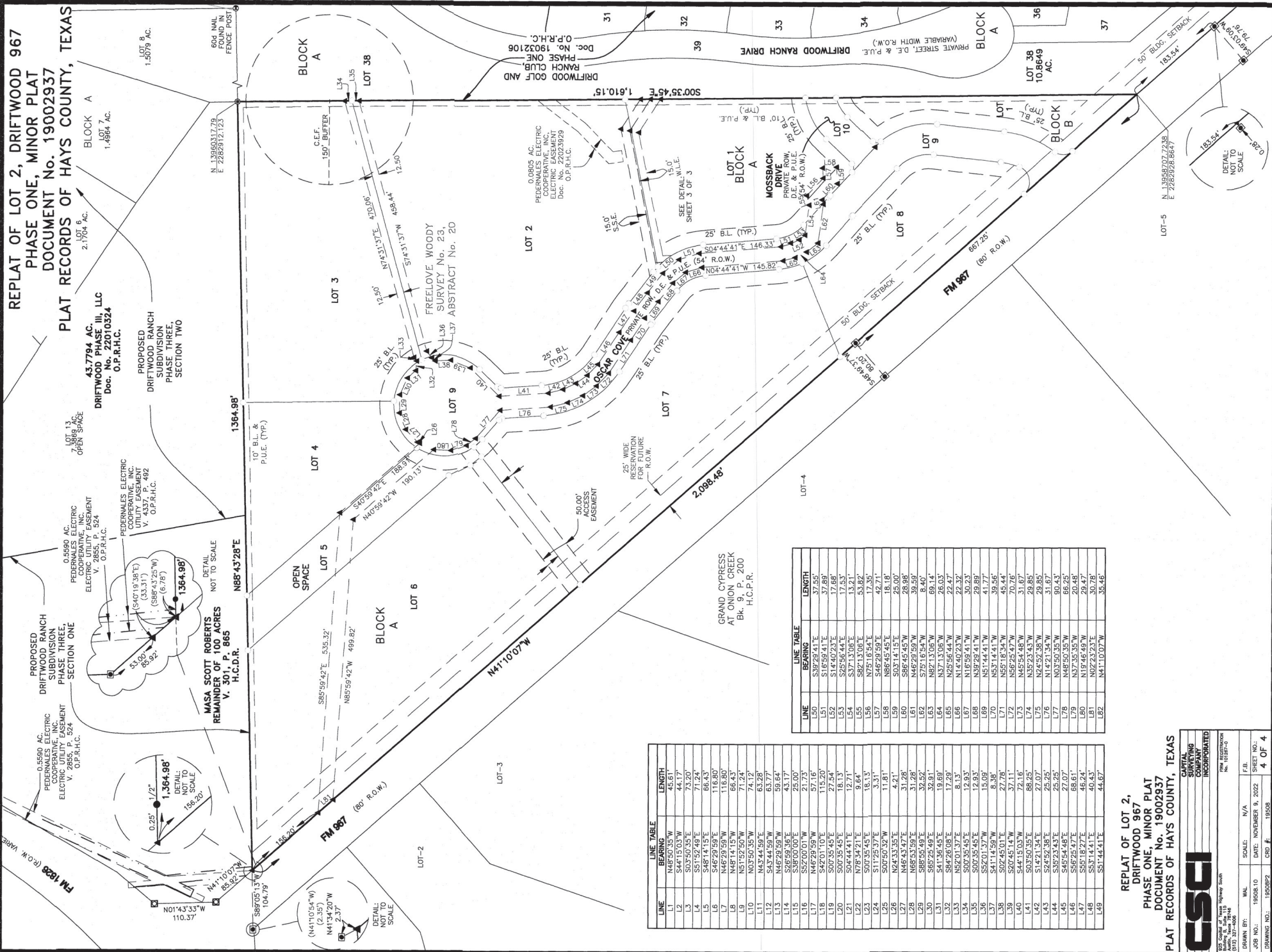
Structure	Unit ImperVIOUS Subdivision Area (ac)	IC Assumed (sf)	IC Estimated Subtotal (sf)
Residential Lots (>3 acres)	8.10	20,000	20,000
Residential Lots (1-3 acres)	5.00	21,000	21,000
Commercial Lots	8.34	83,557	83,557
Roadways	2.21	37,445	37,445
curb		5,863	5,863
Open Space	1.58		
Total IC		124,557	43,308
Subdivision (ac)	25.23		164,495
Subdivision (sf)	1,099,019		
IC Percentage			15.0%

REPLAT OF LOT 2,
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CSi Digital of Texas Highway Survey
 License No. 1917-27-4008
 License Expiration 07/31/24
 DRAWN BY: WAL SCALE: N/A DATE: NOVEMBER 9, 2022 SHEET NO.: 3 OF 4
 JOB NO.: 19505.10 DRAWING NO.: 1950592 CDD #.: 19508

**REPLAT OF LOT 2, DRIFTWOOD 967
PHASE ONE, MINOR PLAT
DOCUMENT NO. 19002937
PLAT RECORDS OF HAYS COUNTY, TEXAS**



LINE	BEARING	LENGTH
L50	S39°28'41"E	37.55'
L51	S16°59'41"E	37.89'
L52	S14°40'23"E	17.66'
L53	S25°56'06"E	17.53'
L54	S25°56'06"E	17.53'
L55	S62°13'06"E	53.82'
L56	N75°16'54"E	17.35'
L57	S46°29'59"E	42.71'
L58	N86°45'45"E	18.18'
L59	S03°14'15"E	25.00'
L60	S86°45'45"W	28.98'
L61	S75°28'59"W	31.59'
L62	S75°28'59"W	31.59'
L63	S82°13'06"W	69.14'
L64	N37°13'06"W	26.03'
L65	N25°56'44"W	22.47'
L66	N14°40'23"W	22.32'
L67	N16°59'41"W	30.23'
L68	N39°29'41"W	29.89'
L69	S16°59'41"E	37.89'
L70	N53°14'41"W	39.54'
L71	N55°18'34"W	45.44'
L72	N86°25'47"W	70.76'
L73	N44°15'03"W	31.67'
L74	N85°23'43"W	29.85'
L75	N24°52'38"W	29.85'
L76	N14°21'34"W	31.67'
L77	S55°56'44"E	69.25'
L78	N48°50'45"W	69.25'
L79	N37°35'35"W	20.48'
L80	N19°46'49"W	29.47'
L81	N62°23'23"E	30.78'
L82	N41°10'07"W	35.45'

LINE	BEARING	LENGTH
L1	N46°50'35"W	45.61'
L2	S44°15'03"W	44.17'
L3	S21°52'49"E	71.20'
L4	S48°14'15"E	66.43'
L5	S48°14'15"E	66.43'
L6	S46°29'59"E	116.80'
L7	N46°29'59"W	116.80'
L8	N48°14'15"W	66.43'
L9	N51°52'50"W	71.21'
L10	N03°50'35"W	74.12'
L11	N43°44'59"E	63.79'
L12	N46°29'59"W	63.79'
L13	N46°29'59"W	59.64'
L14	S26°59'36"E	43.17'
L15	S38°00'00"E	25.00'
L16	S52°00'00"W	21.73'
L17	N46°29'59"W	57.16'
L18	S42°01'10"E	115.20'
L19	S00°35'45"E	18.13'
L20	S00°35'45"E	18.13'
L21	S04°44'41"E	12.71'
L22	N78°34'21"E	9.64'
L23	S00°35'45"E	18.13'
L24	S11°25'37"E	3.31'
L25	S00°50'32"W	11.81'
L26	N24°33'35"E	31.28'
L27	N86°43'47"E	31.28'
L28	S86°43'47"E	31.28'
L29	S86°45'49"E	32.91'
L30	S65°25'49"E	32.91'
L31	S41°36'45"E	19.69'
L32	S84°26'08"E	17.29'
L33	N52°01'37"E	8.13'
L34	S00°35'45"E	12.93'
L35	S00°35'45"E	12.93'
L36	S20°33'52"E	16.93'
L37	S41°14'59"W	8.38'
L38	S02°45'01"E	27.78'
L39	S20°45'14"W	37.11'
L40	S44°15'03"W	72.15'
L41	S03°50'35"E	66.25'
L42	S14°21'34"E	27.07'
L43	S16°59'41"E	37.89'
L44	S16°59'41"E	37.89'
L45	S45°54'48"E	27.07'
L46	S56°25'47"E	66.61'
L47	S65°18'27"E	46.24'
L48	S53°14'41"E	40.43'
L49	S51°44'41"E	44.67'

REPLAT OF LOT 2,
DRIFTWOOD 967
PHASE ONE, MINOR PLAT
DOCUMENT NO. 19002937
PLAT RECORDS OF HAYS COUNTY, TEXAS

CSDI
CAPITAL SURVEYING & DESIGN, INC.
INCORPORATED

1525 S. Highway 90
Boonville, Mo. 64608
(417) 337-6088

DATE: NOVEMBER 9, 2022
SCALE: N/A
JOB NO.: 19008-10
DRAWN BY: [Redacted]
F.E.L.
SHEET NO.: 4 OF 4
DRAWING NO.: 1858BP2
CRD #.: 19008