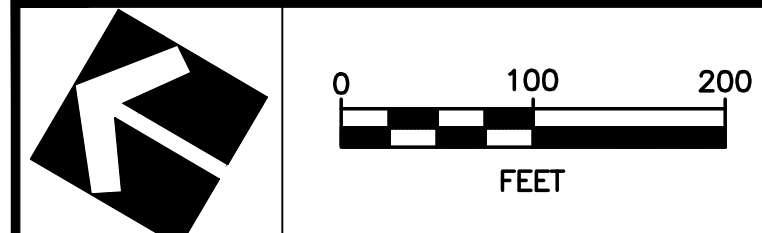
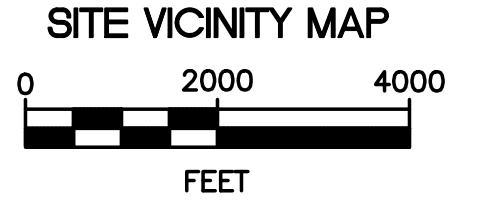
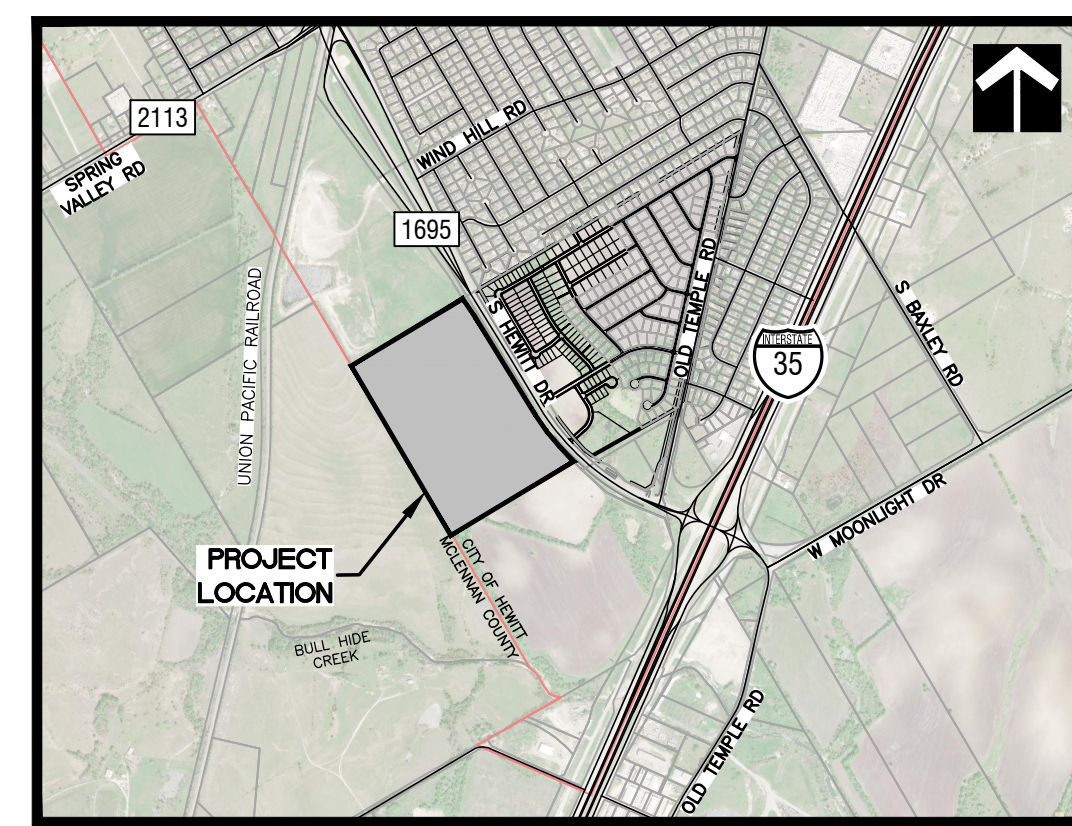


CALLED 64.081 ACRES  
CITY OF HEWITT  
Clerk's File No.  
2015014877

CALLED 134 ACRES  
"SECOND TRACT"  
H. B. WARREN  
Vol. 670, Pg. 287



- LEGEND**
- R-1 LOTS
  - R-1-G LOTS
  - C-2 LOTS
  - DRAINAGE TRACTS

**EASEMENTS AND BUILDING LINES**

R-1:

FRONT BUILDING LINE = 25'  
SIDE STREET BUILDING LINE = 15'  
SIDE BUILDING LINES = 5' LT/15' RT  
REAR BUILDING LINE = 25'

R-1-G:

FRONT BUILDING LINE = 20'  
SIDE STREET BUILDING LINE = 10'  
SIDE BUILDING LINES = 5'  
REAR BUILDING LINE = 20'  
(UNLESS OTHERWISE NOTED)

10' UTILITY EASEMENT ALONG ALL ROAD FRONTAGE

**DEVELOPMENT STATISTICS:**

TOTAL ACREAGE: 65.58 ACRES  
EXISTING ZONING: R-1  
PROPOSED ZONING: R-1, R-1-G, C-2

**LOT COUNT:**

R-1 LOTS = 44  
R-1-G LOTS = 170  
C-2 LOTS = 3  
TOTAL = 217

**FLOOD PLAIN NOTES**

NO PORTION OF THE FEMA 100-YR FLOOD PLAIN BOUNDARY APPEARS TO BE LOCATED IN THIS AREA BASED ON INFORMATION AVAILABLE FROM THE FEMA FIRM RATE MAP NUMBERED 48309C0500C, DATED SEPTEMBER 26, 2008 AND IS APPROXIMATE.

**OWNER/DEVELOPER:**  
TURNER BEHRENGER DEVELOPMENT, LLC  
8416 OLD MCGREGOR ROAD  
WACO, TEXAS 76712  
254-732-5288

**REGISTERED PROFESSIONAL LAND SURVEYOR:**  
ALL COUNTY SURVEYING, INC.  
4330 S 5TH STREET  
TEMPLE, TEXAS 76502  
(254) 778-2272

**REGISTERED PROFESSIONAL ENGINEER:**  
CLARK & FULLER, PLLC  
215 N. MAIN ST.  
TEMPLE, TEXAS 76501  
254-899-0899

STATE OF TEXAS  
COUNTY OF MCLENNAN  
I, THE UNDERSIGNED, A REGISTERED PROFESSIONAL ENGINEER IN THE STATE OF TEXAS, HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN THIS PLAT.



*Justin B. Fuller*  
JUSTIN B. FULLER  
REGISTRATION NUMBER 100183

**Revisions**

Date:	Remarks:



**MOONLIGHT PARK  
PHASE V  
NEW RESIDENTIAL SUBDIVISION  
HEWITT, TEXAS**

**PRELIMINARY PLAT**

**DRAWING STATUS**

THESE DRAWINGS WERE PREPARED UNDER THE AUTHORITY OF JUSTIN B. FULLER, P.E. 100183, CLARK & FULLER, PLLC FIRM NO: F-10384.

FOR REVIEW  
THIS DOCUMENT IS RELEASED FOR THE PURPOSES OF INTERIM REVIEW ONLY AS PER DATE ON DRAWING. IT IS NOT TO BE USED FOR BIDDING OR CONSTRUCTION PURPOSES. ONLY DRAWINGS ISSUED "FOR CONSTRUCTION" CAN BE CONSIDERED COMPLETE.

FOR CONSTRUCTION  
FINAL DRAWINGS

Designed	JBF
Drafted	ECB
Project No	212267.00
Plot Date	9-27-2021
<b>1</b>	

PRELIMINARY PLAT FOR  
INSPECTION PURPOSES ONLY