



## Plat Review

Date: June 25, 2024

To: Marcus Miller; Marshall Miller  
From: Kim Wilson

Subject: Original Town of Joshua, Lots 1R & 2R, Block 16

---

Johnson County Special Utility District (JCSUD) has received the Replat for the review of Original Town of Joshua, Lots 1R & 2R, Block 16. The development is located within the Certificate of Convenience and Necessity (CCN) granted by the State. JCSUD provides adequate water service to our customers in accordance with the rules and regulations of the Texas Commission on Environmental Quality (TCEQ) and the Public Utility Commission (PUC).

The requirements of the development's infrastructure are checked below:

- No infrastructure is needed, and the development can connect to the JCSUD System.
- Required to connect by installing required taps and/or road crossings.
- Required to install infrastructure listed below:
- Development has not submitted a Non-Standard Application/Utility Plans and will be required to follow the JCSUD Development Process.

This letter does not verify the approval of the utility plans for this development.

Sincerely,

Kimberly J Wilson  
Easement Analyst  
(817) 760-5204

Enclosure: Submitted Plat for Approval

740 FM 3048 | Joshua, TX 76058 | (817) 760-5200

JCSUD.com

CITY CASE NO. RP24-XX

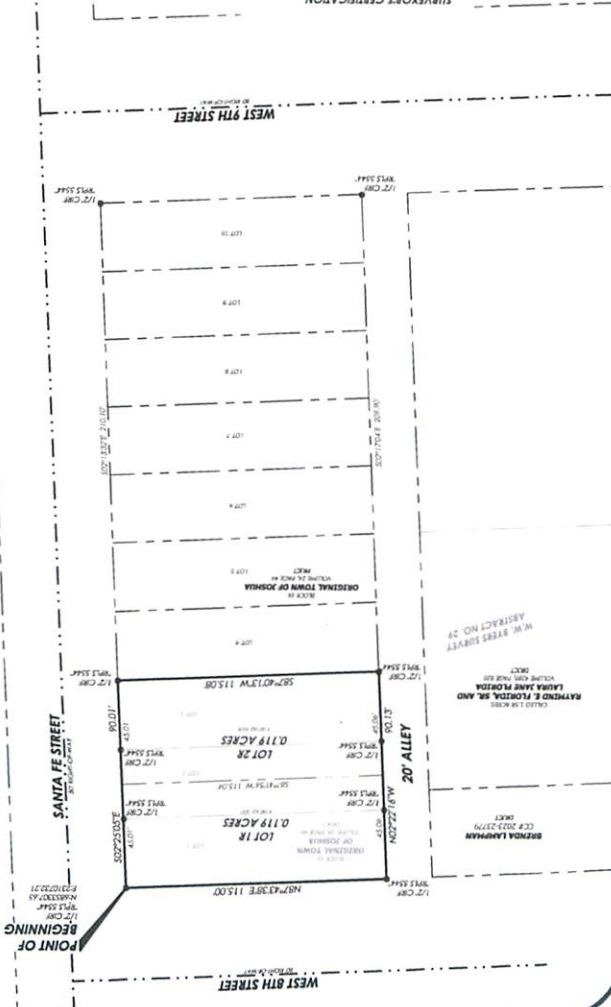
MARSHALL W. WALTERS  
REGISTERED PROFESSIONAL LAND SURVEYOR  
TEXAS REGISTRATION NO. 48822

**PRELIMINARY**

EXECUTED THIS THE \_\_\_\_\_ DAY OF \_\_\_\_\_ 2024.

KNOW ALL MEN BY THESE PRESENTS, THAT I, MARSHALL W. WALTERS, REGISTERED PROFESSIONAL LAND SURVEYOR NUMBER 48822, STATE OF TEXAS, DO HEREBY CERTIFY THAT I PREPARED THE PLAN FROM AN ACTUAL AND ACCURATE SURVEY OF THE LAND AND THAT THE COORDINATE POINTS SHOWN THEREON WERE PLACED UNDER MY PERSONAL SUPERVISION IN ACCORDANCE WITH THE SUBDIVISION REGULATIONS OF THE CITY OF JOSHUA, TEXAS.

**SURVEYOR'S CERTIFICATION**



I HEREBY CERTIFY THAT THE ABOVE AND FOREGOING PLAN OR ORIGINAL PLAN OF POSSESSION TO THE CITY OF JOSHUA, TEXAS, WAS APPROVED BY THE PLANNING COMMISSION OF THE CITY OF JOSHUA ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_ 2024.

PLANNING AND ZONING COMMISSION CHAIRMAN: \_\_\_\_\_ DATE: \_\_\_\_\_

APPROVED: \_\_\_\_\_ DATE: \_\_\_\_\_

CITY SECRETARY: \_\_\_\_\_

PLANNING AND ZONING COMMISSION: \_\_\_\_\_ DATE: \_\_\_\_\_

PROJECT NUMBER: 24041 DATE: JUNE 7, 2024

REVISION NOTES: \_\_\_\_\_

SHEET 1 OF 1

OWNERS CERTIFICATE: \_\_\_\_\_

PLAT RECORDED IN INSTRUMENT # \_\_\_\_\_ YEAR \_\_\_\_\_

DRAWN BY: \_\_\_\_\_

DATE: \_\_\_\_\_

LEGEND: \_\_\_\_\_

COUNTY CLERK, JOHNSON COUNTY, TEXAS: \_\_\_\_\_

DENSITY: \_\_\_\_\_

DATE: \_\_\_\_\_

FILED: \_\_\_\_\_

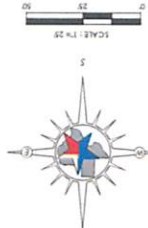
BOOK: \_\_\_\_\_ PAGE: \_\_\_\_\_

RECORDS SECTION, JOHNSON COUNTY, TEXAS: \_\_\_\_\_

1300 CLAYBORN LANE  
ALEDO, TX 76008

OWNER: ADAGE INVESTMENTS LLC

1- LONESTAR - LAND SURVEYING, L.L.C.  
TRIPLETS FIRM # 10194707  
3521 SW WILSHIRE BLVD.,  
JOSHUA, TX 76068  
817-935-8701  
MARSHALL.MILLER@LONESTARLANDSURVEYING.COM



**FLOOD STATEMENT**

ACCORDING TO COMMUNITY PANEL NUMBER 48310301 DATED DECEMBER 4, 2012, THIS PROPERTY IS WITHIN FLOOD ZONE X-1 WHICH IS NOT A SPECIAL FLOOD HAZARD AREA. IF THE SITE IS NOT WITHIN A SPECIAL FLOOD HAZARD AREA, THIS STATEMENT DOES NOT MEAN THAT THE PROPERTY AND/OR THE STRUCTURES THEREON WILL BE FREE FROM FLOODING OR FLOOD DAMAGE ON RARE OCCASIONS. GREATER FLOODS CAN AND WILL OCCUR AND FLOOD HEIGHTS MAY BE INCREASED BY WINDS OR NATURAL CAUSES. THIS STATEMENT SHALL NOT CREATE LIABILITY ON THE PART OF THE SURVEYOR.

**THESE ARE NO DEBTS AGAINST THE PROPERTY.**

1. THE SURVEYOR HAS CONDUCTED A VISUAL INSPECTION OF THE PROPERTY AND HAS DETERMINED THAT THERE ARE NO DEBTS AGAINST THE PROPERTY.

2. THE SURVEYOR HAS CONDUCTED A VISUAL INSPECTION OF THE PROPERTY AND HAS DETERMINED THAT THERE ARE NO DEBTS AGAINST THE PROPERTY.

3. THE SURVEYOR HAS CONDUCTED A VISUAL INSPECTION OF THE PROPERTY AND HAS DETERMINED THAT THERE ARE NO DEBTS AGAINST THE PROPERTY.

4. THE SURVEYOR HAS CONDUCTED A VISUAL INSPECTION OF THE PROPERTY AND HAS DETERMINED THAT THERE ARE NO DEBTS AGAINST THE PROPERTY.

5. THE SURVEYOR HAS CONDUCTED A VISUAL INSPECTION OF THE PROPERTY AND HAS DETERMINED THAT THERE ARE NO DEBTS AGAINST THE PROPERTY.

6. THE SURVEYOR HAS CONDUCTED A VISUAL INSPECTION OF THE PROPERTY AND HAS DETERMINED THAT THERE ARE NO DEBTS AGAINST THE PROPERTY.

7. THE SURVEYOR HAS CONDUCTED A VISUAL INSPECTION OF THE PROPERTY AND HAS DETERMINED THAT THERE ARE NO DEBTS AGAINST THE PROPERTY.

8. THE SURVEYOR HAS CONDUCTED A VISUAL INSPECTION OF THE PROPERTY AND HAS DETERMINED THAT THERE ARE NO DEBTS AGAINST THE PROPERTY.

9. THE SURVEYOR HAS CONDUCTED A VISUAL INSPECTION OF THE PROPERTY AND HAS DETERMINED THAT THERE ARE NO DEBTS AGAINST THE PROPERTY.

10. THE SURVEYOR HAS CONDUCTED A VISUAL INSPECTION OF THE PROPERTY AND HAS DETERMINED THAT THERE ARE NO DEBTS AGAINST THE PROPERTY.

**NON-PREEXISTING DEBTS BY THESE PARTIES**

ADAGE INVESTMENTS LLC, BY AND THROUGH THE UNDERSIGNED, ITS DULY AUTHORIZED AGENT, DOES HEREBY AGREE THAT THIS PLAT DESCRIBING THE HEREBYOFFERED PROPERTY AS LOTS 1011 AND 201 BLOCK 16 ORIGINAL TOWN OF JOSHUA, AN ADDITION TO THE CITY OF JOSHUA, JOHNSON COUNTY, TEXAS, AND (1) AND (2) DOES NOT DESCRIBE THE RIGHTS OF ANY PARTIES AND EASEMENTS SHOWN HEREON TO THE PUBLIC USE HEREBY OR HERETO.

**GIVEN UNDER HAND AND SEAL OF OFFICE THIS THE \_\_\_\_\_ DAY OF \_\_\_\_\_ 2024.**

STATE OF TEXAS  
COUNTY OF \_\_\_\_\_  
DATE: \_\_\_\_\_  
NAME: \_\_\_\_\_  
ADAGE INVESTMENTS LLC  
NOTARY PUBLIC: \_\_\_\_\_

PREPARED: JUNE, 2024  
2 RESIDENTIAL LOTS



**- LONESTAR -**  
LAND SURVEYING, L.L.C.  
TRIPLETS FIRM # 10194707  
3521 SW WILSHIRE BLVD.,  
JOSHUA, TX 76068  
817-935-8701  
MARSHALL.MILLER@LONESTARLANDSURVEYING.COM

**REPLAT OF  
LOTS 1R AND 2R, BLOCK 16  
ORIGINAL TOWN OF JOSHUA**  
BEING A REPLAT OF LOTS 1 THRU 3, BLOCK 16, ORIGINAL  
TOWN OF JOSHUA, AN ADDITION TO THE CITY OF JOSHUA,  
ACCORDING TO THE PLAT RECORDED IN VOLUME 10,  
PAGE 222, PLAT RECORDS, JOHNSON COUNTY, TEXAS.