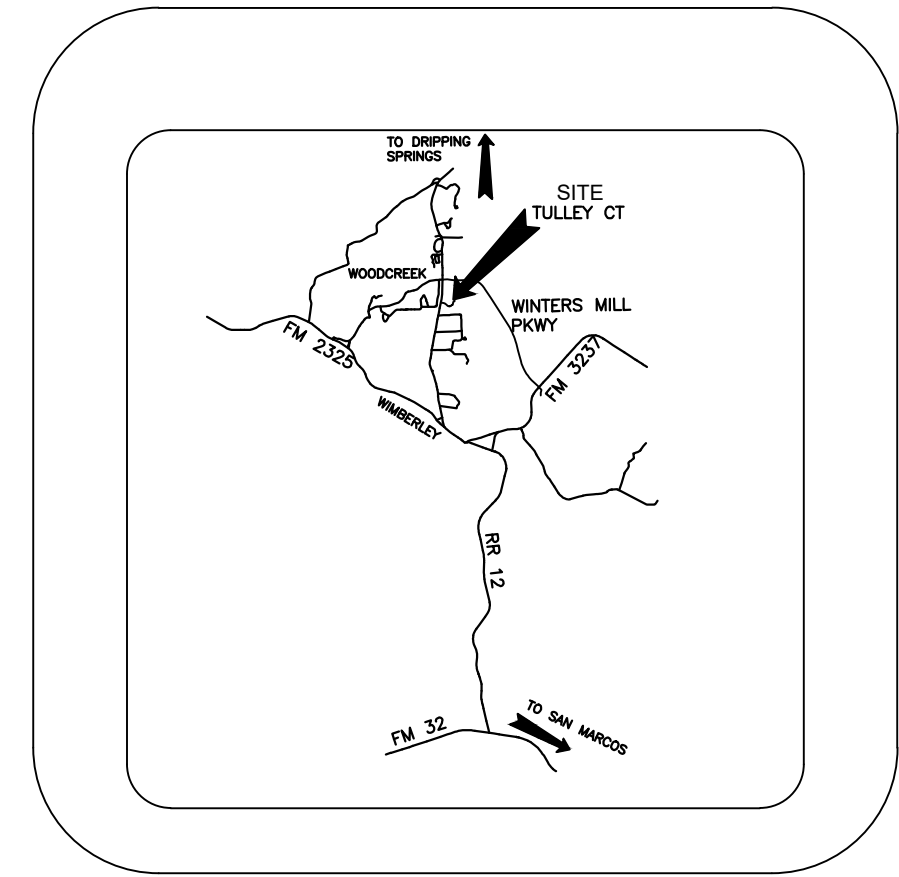


**REPLAT OF LOTS 9-A & 11-A,  
OAK ORCHARD ENCLAVE,  
ESTABLISHING LOTS 9-AR & 11-AR,  
OAK ORCHARD ENCLAVE,  
CITY OF WOODCREEK  
HAYS COUNTY, TEXAS**



**VICINITY MAP  
(NOT TO SCALE)  
ZIP CODE: 78676**

STATE OF TEXAS\*  
COUNTY OF HAYS\*

KNOW ALL MEN BY THESE PRESENTS

That we, Enrique Ospina and wife, Liliana Delima, owners of that certain tract of land shown hereon being Lot 9-A of the recorded amended plat in Volume 18, Page 115, Plat Records of Hays County, Texas, and owners of that certain tract of land shown hereon being Lot 11-A of the recorded amended plat in Volume 18, Page 375, Plat Records of Hays County, Texas, do hereby subdivide said lots as shown hereon, and do hereby consent to all plat note requirements shown hereon, and do hereby dedicate to the public the use of public utility easements shown hereon. This subdivision is to be known as the REPLAT OF LOTS 9-A & 11-A, OAK ORCHARD ENCLAVE, ESTABLISHING LOTS 9-AR & 11-AR, OAK ORCHARD ENCLAVE, CITY OF WOODCREEK, HAYS COUNTY, TEXAS.

TO CERTIFY WHICH, WITNESS by my hand this \_\_\_\_ day of \_\_\_\_\_ A.D. 20\_\_.

By: \_\_\_\_\_  
Enrique Ospina  
287 Tully Court  
Wimberley, Texas 78676

By: \_\_\_\_\_  
Liliana De Lima  
287 Tully Court  
Wimberley, Texas 78676

STATE OF TEXAS\*  
COUNTY OF HAYS\*

KNOW ALL MEN BY THESE PRESENTS

Before me, the undersigned authority, on this day personally appeared Enrique Ospina, known to me to be the persons whose name is subscribed to the foregoing instrument and acknowledged to me that they have executed the same for the purposes and consideration therein expressed, in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL of office this \_\_\_\_ day of \_\_\_\_\_ A.D. 20\_\_.

\_\_\_\_\_  
NOTARY PUBLIC in and for Hays County, Texas

STATE OF TEXAS\*  
COUNTY OF HAYS\*

KNOW ALL MEN BY THESE PRESENTS

Before me, the undersigned authority, on this day personally appeared Liliana De Lima, known to me to be the persons whose name is subscribed to the foregoing instrument and acknowledged to me that they have executed the same for the purposes and consideration therein expressed, in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL of office this \_\_\_\_ day of \_\_\_\_\_ A.D. 20\_\_.

\_\_\_\_\_  
NOTARY PUBLIC in and for Hays County, Texas

STATE OF TEXAS\*  
COUNTY OF HAYS\*

KNOW ALL MEN BY THESE PRESENTS

I, Elaine H. Cardenas, County Clerk of Hays County, Texas, do hereby certify that the foregoing instrument of writing with its certificate of authentication was filed for record in my office on the \_\_\_\_ day of \_\_\_\_\_, A.D. 20\_\_, at \_\_\_\_\_ o'clock \_\_\_\_\_m., in the plat records of Hays County, Texas, in Instrument Number \_\_\_\_\_.

WITNESS my hand and seal of office this the \_\_\_\_ day of \_\_\_\_\_, A.D. 20\_\_.

\_\_\_\_\_  
Elaine H. Cardenas  
County Clerk  
Hays County, Texas

STATE OF TEXAS\*  
COUNTY OF HAYS\*

KNOW ALL MEN BY THESE PRESENTS

I, Colin Bromley, Registered Professional Land Surveyor in the State of Texas, do hereby certify that this plat is true and correctly made from an actual survey made on the ground of the property legally described hereon, and that there are no apparent discrepancies, conflicts, overlapping of improvements, visible utility lines or roads in place, except as shown on the accompanying plat, and that the corner monuments shown thereon were properly found or placed under my supervision in accordance with the City of Woodcreek Subdivision Regulations.

TO CERTIFY WHICH, WITNESS by my hand and seal this \_\_\_\_ day of \_\_\_\_\_ A.D. 20\_\_.

RELEASED FOR REVIEW 6/3/24

Preliminary, this document shall not be recorded for any purpose and shall not be used or viewed or relied upon as a final survey document.

Colin Bromley \_\_\_\_\_  
Registered Professional Land Surveyor No. 6955, State of Texas Date

STATE OF TEXAS\*  
COUNTY OF HAYS\*

KNOW ALL MEN BY THESE PRESENTS

I, Al Carroll, Registered Professional Engineer in the State of Texas, do hereby certify that this subdivision in the Contributing Zone of the Edwards Aquifer and is not located in the Edwards Aquifer Recharge Zone, nor is it in the Barton Springs Segment of the Edwards Aquifer Recharge Zone; it is however located within Zone X flood areas, as denoted hereon, and as defined by Federal Emergency Management Administration Flood Hazard Boundary Map, Community Panel Number, 48209C 0238 F effective date September 2, 2005, and that each lot conforms to the City of Woodcreek Subdivision Regulations.

TO CERTIFY WHICH, WITNESS by my hand and seal at this \_\_\_\_ day of \_\_\_\_\_ A.D. 20\_\_.

RELEASED FOR REVIEW 6/3/24

Preliminary, this document shall not be recorded for any purpose and shall not be used or viewed or relied upon as a final survey document.

Al Carroll \_\_\_\_\_  
Registered Professional Engineer, No. 119251 State of Texas Date

STATE OF TEXAS\*  
CITY OF WOODCREEK\*

Based upon the above representations of the engineer or surveyor whose seal is affixed hereto, and after a review of the plat as represented by the said engineer or surveyor, I find that this plat complies with the requirements of the City of Woodcreek. This certification is made solely upon such representations and should not be relied upon for verifications of the facts alleged. The City of Woodcreek disclaims any responsibility to any member of the public for independent verifications of the representation, factual or otherwise, contained in this plat and the documents associated with it.

\_\_\_\_\_  
Kevin Rule, City Manager Date  
City of Woodcreek, Texas

I, Gary Freeland, City Engineer of the City of Woodcreek, Texas do hereby certify that this subdivision plat conforms to all requirements of the Subdivision Regulations to which approval is required.

\_\_\_\_\_  
Gary Freeland, City Engineer Date  
City of Woodcreek, Texas

I, Kevin Rule, City Manager of the City of Woodcreek, Texas hereby certify that this subdivision plat conforms to all requirements of the Subdivision Regulations to which approval is required.

\_\_\_\_\_  
Kevin Rule, City Manager Date  
City of Woodcreek, Texas



**PLAT NOTES**

- This subdivision lies within the boundaries of the Edwards Aquifer Contributing Zone.
- No portion of this subdivision lies within the boundaries of the 100 year floodplain as delineated on Hays County F.I.R.M. Community Number 48209C and the City of Woodcreek Community Number 481641, Panel No. 0238 F, effective date September 2, 2005.
- This subdivision lies within the Wimberley Independent School District.
- This subdivision contains 2 residential lots for a total of 0.82 acres.
- Water supply for this subdivision is to be provided by Aqua Source, Inc. No structure in this subdivision shall be occupied until connected to public water system.
- Rainwater collection is encouraged and in some areas may offer the best renewable water resource.
- Electricity for this subdivision is provided by Pedernales Electric Cooperative, Inc.
- Telephone service for this subdivision is provided by Frontier Communications.
- This subdivision lies within the City Limits of The City of Woodcreek and is subject to its ordinances.
- Wastewater treatment for this subdivision is to be provided by Aqua Source, Inc. No structure in this subdivision shall be occupied until connected to a public sewer system.
- No object, including buildings, fencing or landscaping which would interfere with conveyance of stormwater, shall be placed or erected within a Drainage Easement. The owner(s) of any lot(s) upon which drainage facilities are located, including detention, shall be responsible for maintenance and up keep of such facilities.
- There is hereby dedicated a ten (10) foot wide Public Utility, Drainage, and Embankment/Backslope Easement adjacent to all street right-of-way lines and a five (5) foot wide Public Utility and Drainage Easement adjacent to all non-street lot lines.
- Development is limited to one single family residence per lot.
- Improvements exist on these lots which are not shown on this plat.
- There are no existing encroachments and there will not be any encroachments in the building setback lines or public utility easements of this replat.
- Bearings are based on the Texas Coordinate System – South Central Zone, NAD83.
- Topographic information shown hereon derived from TNRIS LIDAR contours (2') for the Driftwood Quadrangle data set.

