



**NOTICE OF A REGULAR MEETING
BRENHAM PLANNING AND ZONING COMMISSION
MONDAY, MARCH 22, 2021 AT 5:15 PM
SECOND FLOOR CITY HALL BUILDING
COUNCIL CHAMBERS
200 W. VULCAN STREET
BRENHAM, TEXAS**

1. Call Meeting to Order

2. Public Comments

[At this time, anyone will be allowed to speak on any matter other than personnel matters or matters under litigation, for length of time not to exceed three minutes. No Board discussion or action may take place on a matter until such matter has been placed on an agenda and posted in accordance with law.]

3. Reports and Announcements

CONSENT AGENDA

4. Statutory Consent Agenda

The Statutory Consent Agenda includes non-controversial and routine items that the Commission may act on with one single vote. A Commissioner may pull any item from the Consent Agenda in order that the Commission discuss and act upon it individually as part of the Regular Agenda.

4-a. Minutes from the February 26, 2021 Planning and Zoning Commission Meeting.

4-b. Case No. P-21-003: Preliminary Plat of the Vintage Farms Subdivision, Phases V-VIII, containing 175 residential lots, 16.50-acres to be dedicated as common area including a 4.20-acres lake/retention pond, being a total of 52.428 acres out of the Phillip Coe Survey, A-31 in Brenham, Washington County, Texas.

4-d. Case No. P-21-004: Final Plat of the Vintage Farms Subdivision, Phase V, containing 63 Lots in Blocks 1-4, and 5 Common Areas, being 15.946 acres out of the Phillip Coe Survey, A-31 in Brenham, Washington County, Texas.

REGULAR AGENDA

5. Public Hearing, Discussion and Possible Action on Case No. P-21-007: A request by MC Property Holdings, LLC / Dara Childs for approval of a Residential Replat of Lot 7A, Block F of the HH Drumm's Dixie Addition to create Lot 7B, Lot 7C, and 7D, being 0.24-acres, 0.20-acres, and 0.20-acres of land, respectively, for a total of 0.64-acres, currently addressed as 303 Hampshire Drive, and further described as part of the Phillip Coe Survey, A-31, in Brenham, Washington County, Texas.

6. Adjourn

CERTIFICATION

I certify that a copy of the March 22, 2021, agenda of items to be considered by the Planning & Zoning Commission was posted to the City Hall bulletin board at 200 W. Vulcan, Brenham, Texas on March 19, 2021 at 9:30 AM.

Kim Hodde

Kim Hodde

Disability Access Statement: This meeting is wheelchair accessible. The accessible entrance is located at the Vulcan Street entrance to the City Administration Building. Accessible parking spaces are located adjoining the entrance. Auxiliary aids and services are available upon request (interpreters for the deaf must be requested twenty-four (24) hours before the meeting) by calling (979) 337-7567 for assistance.

I certify that the attached notice and agenda of items to be considered by the Planning and Zoning Commission was removed by me from the City Hall bulletin board on the _____ day of _____, 2021 at _____.

Signature

Title

**CITY OF BRENHAM
PLANNING AND ZONING COMMISSION MINUTES
February 26, 2021**

The meeting minutes herein are a summarization of meeting procedures, not a verbatim transcription.

A regular meeting of the Brenham Planning and Zoning Commission was held on February 26, 2021 at 12:00 Noon in the Brenham Municipal Building, City Council Chambers, at 200 West Vulcan Street, Brenham, Texas.

Commissioners present:

Dr. Deanna Alfred, Vice Chair
Christ Cangelosi
Artis Edwards, Jr.
Calvin Kossie
Cayte Neil
Marcus Wamble

Commissioners absent:

M. Keith Behrens, Chair (excused)

Staff present:

Stephanie Doland, Development Services Director
Shauna Laauwe, Project Planner
Kim Hodde, Planning Technician

Citizens present:

None

1. Call Meeting to Order

Vice Chairman Alfred called the meeting to order at 12:00 noon with a quorum of six (6) Commissioners present.

2. Public Comments

There were no public comments.

3. Reports and Announcements

Stephanie Doland welcomed Chris Cangelosi to the Planning and Zoning Commission.

CONSENT AGENDA

4. Statutory Consent Agenda

The Statutory Agenda includes non-controversial and routine items that the Commission may act on with one single vote. A Commissioner may pull any item from the Consent Agenda in order that the Commission discuss and act upon it individually as part of the Regular Agenda.

4-a. Minutes from the December 21, 2020 Planning and Zoning Commission Meeting.

- 4-b. Case No. P-21-001: Replat of Lot 2 of the Market Square Brenham Subdivision to create Lot 2A and Lot 3 on approximately 49.419 acres currently addressed as 2410 S. Market Street in Brenham, Washington County, Texas.
- 4-c. Case No. P-21-002: Final Plat of the Liberty Village Subdivision, Phase Two, consisting of 96 Lots in Blocks 8-10, and Common Areas 4-5, formally platting 23.317 acres of land formerly dedicated as Reserve "A" of the Liberty Village Subdivision, Phase 1, and establishing Reserve "B" being 24.471 acres of land out of the Phillip Coe Survey, A-31 and the Arrabella Harrington Survey, A-55 in Brenham, Washington County, Texas.

Vice Chairman Alfred called for a motion for the statutory consent agenda. A motion was made by Commissioner Wamble and seconded by Commissioner Kossie to approve the Statutory Consent Agenda, as presented. The motion carried unanimously.

REGULAR SESSION

- 5. **Election of a Chair, Vice Chair, Secretary and Deputy Secretary for the Planning and Zoning Commission for 2021.**

Kim Hodde noted that it is not necessary to have a Deputy Secretary so the election will just be for Chair, Vice Chair and Secretary. She further noted that although Keith Behrens is not in attendance, he consented to serve as Chair for another year, if elected.

A motion was made by Commissioner Wamble and seconded by Commissioner Cangelosi to elect the following persons as officers for the Planning and Zoning Commission for 2021:

Chair: M. Keith Behrens
 Vice Chair: Deanna Alfred
 Secretary: Calvin Kossie

The motion carried unanimously. Vice Chair Alfred urged the remaining Commission members to consider service as an officer in the future.

- 6. **Adjourn.**

A motion was made by Commissioner Edwards and seconded by Commissioner Neil to adjourn the meeting at 12:07 pm. The motion carried unanimously.

The City of Brenham appreciates the participation of our citizens, and the role of the Planning and Zoning Commissioners in this decision-making process.

Certification of Meeting Minutes:

	<u>M. Keith Behrens</u>	<u>March 22, 2021</u>
Planning and Zoning Commission	Chair	Meeting Date
	<u>Kim Hodde</u>	<u>March 22, 2021</u>
Attest	Staff Secretary	Meeting Date



CASE P-21-003

PRELIMINARY PLAT: Vintage Farms Subdivision, Phase V

PLAT TITLE: Vintage Farms Subdivision, Phase V **CITY/ETJ:** City Limits

PLAT TYPE: Preliminary Plat

OWNER/APPLICANT: Ranier & Son Development Company (Stylecraft Builders, Inc.) /
McClure & Browne - Jeffrey Robertson

LOT AREA /LOCATION: 52.428 acres located generally west along Dixie Road / US Highway 36
North

LEGAL DESCRIPTION: 52.428-acre tract of Phillip Coe Survey, A-31

ZONING DISTRICT Planned Development District (O-20-028) / Residential

EXISTING USE: Vacant land

**COMP PLAN
FUTURE LAND USE:** Mixture of Single Family and Multi-Family

REQUEST: A request for approval of a Preliminary Plat of the 52.428-acre tract of the Phillip Coe Survey, A-31, to create Vintage Farms Subdivision, Phases V-VIII consisting of 52.428 acres of land and to create 175 residential lots, 16.50-acres of common area including a 4.20 acre lake/retention pond, along with corresponding right-of-way and easements, in the City of Brenham, Washington County, Texas.

BACKGROUND:

On October 23, 2017, the Planning and Zoning Commission approved the Preliminary Plat for the Vintage Farms Subdivision, Phases I, II and III.

On November 27, 2017, the Commission approved the Final Plat creating Vintage Farms Subdivision, Phase I. The Final Plat for Phase I included platting of 102 residential lots and Reserves A-F.

On June 24, 2019, the Planning and Zoning Commission approved the Final Plat creating Vintage Farms Subdivision, Phase II. The Final Plat for Phase II included platting of 52 residential lots and corresponding right-of-way and easements.

On February 24, 2020, the Planning and Zoning Commission approved the Final Plat creating Vintage Farms Townhomes. The Final Plat for Vintage Farms Townhomes consisted of 13.711 acres of land and included platting of 57 residential townhome lots and corresponding right-of-way and easements.

On October 26, 2020, the Planning and Zoning Commission approved the Final Plat creating Vintage Farms Subdivision, Phase III. The Final Plat for Phase III included platting 44 residential lots, a Reserve "G", common areas, and corresponding right-of-way and easements.

On November 19, 2020, The City Council approved The Lakes PD (O-20-028) that added approximately 52.428 acres of land to the Vintage Farms Subdivision. The proposed preliminary plat includes the subdivision street, lot and detention areas for the 52.428 acre addition of the Vintage Farms subdivision.

CURRENT REQUEST:

This is the first plat request from the 52.428 acre Planned Development District approved by Ordinance No. O-20-028 on November 19, 2020. Ranier & Son Development Company (also known as Stylecraft Builders) requests approval of a Preliminary Plat of the 52.428-acre tract of the Phillip Coe Survey, A-31, to create Vintage Farms Subdivision, Phase V-VIII consisting of 52.428 acres of land and the creation of 175 residential lots, a lake common area consisting of 4.20-acres, common areas (including lake) of 16.50-acres, along with corresponding right-of-way and easements. The proposed plat meets all applicable standards of the Planned Development District.

STAFF RECOMMENDATION:

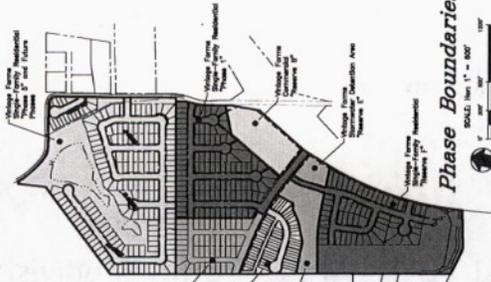
Development Services and Engineering have reviewed this proposed Preliminary Plat for compliance with applicable City of Brenham regulations and ordinances and recommends **approval** of this plat as presented.

EXHIBITS:

- A. Proposed Preliminary Plat



Vicinity Map



Phase Boundaries

PRELIMINARY PLAT

Vintage Farms Subdivision

175 Lots

52.428 ACRE TRACT

OUT OF THE CALLED 61.00 ACRE BAKER TRACT
RECORDED IN VOLUME 815, PAGE 93

PHILIP COE SURVEY, A-31

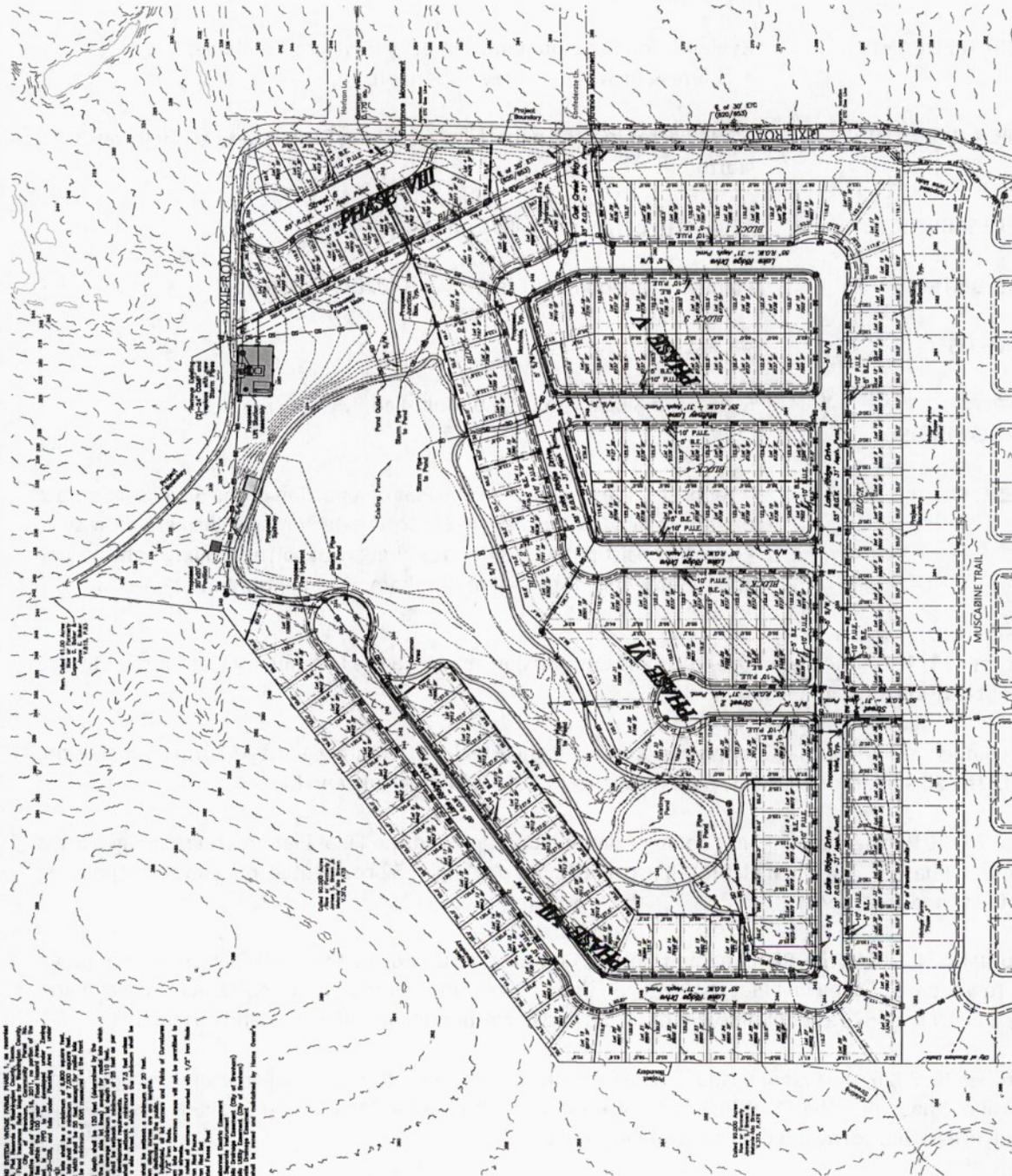
WASHINGTON COUNTY, TEXAS

February 2021

SCALE 1" = 100'

Surveyed and Platted by
C. J. & S. J. Coe, Inc.
Surveyors, L.L.C.
10000 W. Highway 100, Suite 100
Cedar Rapids, Iowa 52408
Phone: 563-331-2000
Fax: 563-331-2001

Drawn by
C. J. & S. J. Coe, Inc.
Surveyors, L.L.C.
10000 W. Highway 100, Suite 100
Cedar Rapids, Iowa 52408
Phone: 563-331-2000
Fax: 563-331-2001



PRELIMINARY PLAT

SCALE 1" = 100'

1. OWNER OF BAKER TRACT, PHILIP COE SURVEY, A-31, IS HEREBY
2. SUBDIVIDING THE SAID BAKER TRACT INTO 175 LOTS, AS SHOWN
3. ON THIS PLAT, AND THE SAID LOTS ARE BEING OFFERED FOR SALE
4. AS INDICATED BY THE SHADING ON THIS PLAT, AND THE SAID LOTS
5. ARE BEING OFFERED FOR SALE AS SHOWN ON THIS PLAT, AND THE SAID
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14. LOTS ARE BEING OFFERED FOR SALE AS SHOWN ON THIS PLAT, AND THE SAID
15. LOTS ARE BEING OFFERED FOR SALE AS SHOWN ON THIS PLAT, AND THE SAID



CASE P-21-004
FINAL PLAT: Vintage Farms Subdivision, Phase V

PLAT TITLE: Vintage Farms Subdivision, Phase V **CITY/ETJ:** City Limits

PLAT TYPE: Final Plat

OWNER/APPLICANT: Ranier & Son Development Company (Stylecraft Builders, Inc.) / McClure & Browne - Jeffrey Robertson

LOT AREA /LOCATION: 15.946 acres located generally west along Dixie Road / US Highway 36 North

LEGAL DESCRIPTION: 52.428-acre tract of Phillip Coe Survey, A-31

ZONING DISTRICT Planned Development District (O-20-028) / Residential

EXISTING USE: Vacant land

COMP PLAN Mixture of Single Family and Multi-Family
FUTURE LAND USE:

REQUEST: A request for approval of a Final Plat of a portion of the 52.428-acre tract of the Phillip Coe Survey, A-31, to create Vintage Farms Subdivision, Phase V consisting of 15.946 acres along with corresponding right-of-way and easements, in the City of Brenham, Washington County, Texas.

BACKGROUND:

On October 23, 2017, the Planning and Zoning Commission approved the Preliminary Plat for the Vintage Farms Subdivision, Phases I, II and III.

On November 27, 2017, the Commission approved the Final Plat creating Vintage Farms Subdivision, Phase I. The Final Plat for Phase I included platting of 102 residential lots and Reserves A-F.

On June 24, 2019, the Planning and Zoning Commission approved the Final Plat creating Vintage Farms Subdivision, Phase II. The Final Plat for Phase II included platting of 52 residential lots and corresponding right-of-way and easements.

On February 24, 2020, the Planning and Zoning Commission approved the Final Plat creating Vintage Farms Townhomes. The Final Plat for Vintage Farms Townhomes consisted of 13.711 acres of land and included platting of 57 residential townhome lots and corresponding right-of-way and easements.

On October 26, 2020, the Planning and Zoning Commission approved the Final Plat creating Vintage Farms Subdivision, Phase III. The Final Plat for Phase III included platting 44 residential lots, a Reserve "G", common areas, and corresponding right-of-way and easements.

On November 19, 2020, The City Council approved The Lakes PD (O-20-028) that added approximately 52.428 acres of land to the Vintage Farms Subdivision.

CURRENT REQUEST:

This is the first plat request within the 52.428 acre Planned Development District approved by Ordinance No. O-20-028 on November 19, 2020. Ranier & Son Development Company (also known as Stylecraft Builders) requests approval of a Final Plat to plat a portion of a 52.428-acre tract of the Phillip Coe Survey, A-31, to create Vintage Farms Subdivision, Phase V consisting of 15.946 acres of land and the creation of 63 residential lots, 5 common areas totaling 1.879-acres, along with corresponding right-of-way and easements. The proposed plat meets all applicable standards of the Planned Development District.

STAFF RECOMMENDATION:

Development Services and Engineering have reviewed this proposed Final Plat for compliance with applicable City of Brenham regulations and ordinances and recommends **approval** of this plat as presented.

EXHIBITS:

- A. Proposed Final Plat



CASE P-21-007
REPLAT: LOT 7A, BLOCK F OF THE HH DRUMM'S DIXIE ADDITION
TO CREATE LOTS 7B, 7C, AND 7D

PLAT TITLE: Replat of Lot 7A, Block F of HH Drumm's Dixie Addition **CITY/ETJ:** City Limits into Lot 7B, Lot 7C and Lot 7D

PLAT TYPE: Residential Replat

OWNER: MC Property Holdings, LLC / Dara Childs

APPLICANT/AGENT: A-Survey, Inc., Ron Bryant

LOT AREA /LOCATION: 0.64-acres / 303 Hampshire Drive

PROPOSED LEGAL DESCRIPTION: Lot 7B, Lot 7C and Lot 7D, Block F of the HH Drumm's Dixie Addition in Brenham, Washington County, Texas

ZONING DISTRICT R-1, Single Family Residential District

EXISTING USE: Residential / vacant land

COMP PLAN Single Family Residential

FUTURE LAND USE:

REQUEST: A request by MC Property Holdings, LLC / Dara Childs for approval of a residential Replat of Lot 7A, Block F of the HH Drumm's Dixie Addition to create Lot 7B, Lot 7C and Lot 7D, being 0.235-acres, .203-acres, and 0.20-acres of land, respectively, currently addressed as 303 Hampshire Drive, and further described as part of the Phillip Coe Survey, A-31, in Brenham, Washington County, Texas.

BACKGROUND:

The subject property, identified as Lot 7A, Block F of the HH Drumm's Dixie Addition, is owned by MC Property Holdings, LLC / Dara Childs. The existing lot is vacant and is addressed as 303 Hampshire Drive. The property owner would like to subdivide this property into three (3) individual lots for single-family residential development. Lot 7B is proposed to contain 0.235-acres of land, Lot 7C is proposed to contain 0.203-acres of land, and Lot 7D is proposed to contain 0.20-acres of land. The plat also includes the dedication of a 10-foot public utility easement along the rear of the property for access to an existing overhead electric line.

STAFF RECOMMENDATION:

Development Services staff and Engineering have reviewed the proposed residential Replat for compliance the City of Brenham's regulations and ordinances and **recommends approval** of the proposed residential Replat.

EXHIBITS:

- A. Proposed residential Replat

OWNER - DEVELOPER

MC PROPERTY HOLDINGS, LLC
1330 SOUTH BERLIN
BRENNHAM, TEXAS 77833

1-281-914-9416
www.amritiver.com

OWNER ACKNOWLEDGEMENT

THE STATE OF TEXAS
COUNTY OF WASHINGTON

WE, M.C. PROPERTY HOLDINGS, LLC, THE OWNER OF THE LAND DESCRIBED HEREON,
WHOSE NAMES ARE SUBSCRIBED HERETO, DO HEREBY OFFER, ADOPT, AND
ACKNOWLEDGE THE SUBDIVISION OF SAID PROPERTY IN ACCORDANCE WITH
THE PLAT SHOWN HEREON.

DARA CHILDS, JR., M.C. PROPERTY HOLDINGS, LLC

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THE _____ DAY OF _____, 2021, BY DARA
CHILDS, JR.

NOTARY PUBLIC
STATE OF TEXAS

NOTARY NAME PRINTED
NOTARY COMMISSION EXPIRES

SURVEYOR CERTIFICATION

THE STATE OF TEXAS
COUNTY OF WASHINGTON

KNOW ALL MEN BY THESE PRESENTS THAT I, RONALD K. BRYANT,
A REGISTERED PROFESSIONAL LAND SURVEYOR OF THE STATE OF TEXAS,
DO HEREBY STATE THAT I PREPARED THIS REPLAY FROM AN ACTUAL AND
ACCURATE SURVEY OF THE LAND DESCRIBED HEREON, AND THAT THE
AS SHOWN THEREON WERE PROPERLY PLACED OR LOCATED UNDER MY
DIRECT SUPERVISION, IN ACCORDANCE WITH THE SUBDIVISION REGULATIONS
OF THE CITY OF BRENNHAM, TEXAS.

RONALD K. BRYANT
REGISTERED PROFESSIONAL LAND SURVEYOR NO. 041

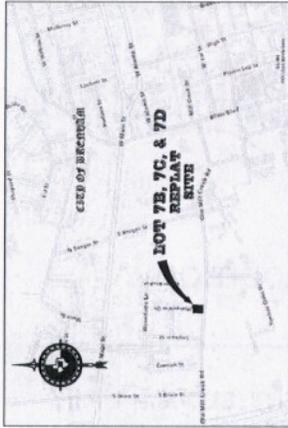
DATE

FLOOD HAZARD STATEMENT

ACCORDING TO THE FEDERAL EMERGENCY MANAGEMENT AGENCY
FLOOD HAZARD BOUNDARY MAP FOR BRENNHAM, TEXAS, THE SUBJECT TRACT DOES NOT LIE WITHIN THE 100 YEAR
FLOOD HAZARD BOUNDARY, AND IS IN ZONE "X" AS GRAPHICALLY
DETERMINED BY FLOOD HAZARD BOUNDARY MAP NO. 4472000C,
EFFECTIVE DATE: AUGUST 14, 2011, WASHINGTON COUNTY, TEXAS.

**DISQUALIFYING COPY OF THIS
REPLAY MAY BE IN A BLOCK F
E.L. DREWES ADDITION
FOR EXISTING PURPOSES ONLY**

**H.H. DRUMM'S DIXIE ADDITION
REPLAT
OF
LOT 7A, BLOCK F
PLAT CABINET NO. 644A
INTO
LOT 7 B & LOT 7 C, LOT 7 D, BLOCK F
(0.833 ACRES) (0.203 ACRES) (0.200 ACRES)
THREE RESIDENTIAL LOTS
TOTAL 0.633 ACRES
H.H. DRUMM'S DIXIE ADDITION
TO THE
CITY OF BRENNHAM
PHILIP COE SURVEY, A-31
WASHINGTON COUNTY, TEXAS**



LEGEND
① 5/8" IRON ROD SET
② 3/8" IRON ROD FOUND
③ 1/2" IRON ROD FOUND
④ 5/8" IRON ROD FOUND
⑤ P.E. NAIL SET
⑥ STORM SEWER MANHOLE
⑦ SANITARY SEWER MANHOLE
⑧ WATER VALVE
⑨ FIRE HYDRANT
⑩ WATER METER
⑪ POWER POLE
⑫ CITY WIRE
⑬ OVERHEAD POWERLINE
⑭ ATT OVERHEAD LINE
⑮ BUILDING LINE
⑯ P.R.W.C.T. PLAT RECORDS WASHINGTON COUNTY TEXAS
⑰ O.R.W.C.T. OFFICIAL RECORDS # ARBITRATOR COUNTY TEXAS
⑱ DEED CALL

COUNTY CLERK CERTIFICATION
THE STATE OF TEXAS
COUNTY OF WASHINGTON
I, BETH ROTHBAMEL, COUNTY CLERK IN AND FOR WASHINGTON COUNTY, TEXAS, HEREBY
CERTIFY THAT THE FOREGOING INSTRUMENT WITH ITS CERTIFICATE OF AUTHEN-
TICATION WAS FILED IN MY OFFICE THIS _____ DAY OF _____, 2021, A.D.
AT _____ O'CLOCK, _____ M., AND DULY RECORDED THE _____ DAY OF _____, 2021, A.D.
IN THE PLAT RECORDS IN SHERIFF NO. _____, WITNESSED BY HAND AND SEAL OF THE COUNTY
COURT OF WASHINGTON COUNTY, IN BRENNHAM, TEXAS.

PLANNING AND ZONING COMMISSION
APPROVED THIS _____ DAY OF _____, 2021, BY THE
PLANNING AND ZONING COMMISSION OF THE CITY OF BRENNHAM.

CHAIRMAN _____
SECRETARY _____

GENERAL NOTES
1. THE SURVEYOR HAS CONDUCTED A LIMITED ABSTRACT OF THE SUBJECT PROPERTY.
2. THIS RE-PLAT IS BASED ON A TITLE REPORT ISSUED BY BOTTS TITLE COMPANY, UNDER G.F. NO. WA-20-559, ISSUED DECEMBER 10, 2020.
3. SUBJECT TO EASEMENTS, ORDINANCES, CONDITIONS, RESTRICTIONS AND ANY, AND ALL ADDITIONAL APPLICABLE INSTRUMENTS THAT MAY OR MAY NOT BE OF RECORD THAT AFFECT THE SUBJECT PROPERTY, THE SURVEYOR HAS SURFACE FEATURES WERE INVESTIGATED OR INCLUDED WITHIN THE SCOPE OF THIS SURVEY, AND THOSE CERTAIN COVENANTS, CONDITIONS, RESERVATIONS, EASEMENTS, BUILDING LINES AND RESTRICTIONS, AS SHOWN ON THE PLAT RECORDS OF CABINET NO. 644A, PLAT RECORDS OF WASHINGTON COUNTY, TEXAS.
4. SUBJECT TO EASEMENT TO TEXAS POWER & LIGHT COMPANY AS RECORDED IN PLAT RECORDS OF CABINET NO. 644A, PLAT RECORDS OF WASHINGTON COUNTY, TEXAS.
5. ALL OIL-GAS PIPELINES OR PIPELINE EASEMENTS WITH OWNERSHIP THROUGH THE SUBDIVISION HAVE BEEN SHOWN.
6. THIS PLAT DOES NOT ATTEMPT TO REMOVE ANY VALID COVENANTS OR RESTRICTIONS.
7. THE BUILDING LINES SHOWN ON THIS PLAT SHALL BE A DEVIATION TO AND SHALL NOT LIMIT OR REPLACE ANY BUILDING LINES REQUIRED BY THE CITY OF BRENNHAM CODE OF ORDINANCES AT THE TIME OF THE DEVELOPMENT OF THE PROPERTY.

REPLAY PREPARED BY
A-SURVEY, INC.
19 NORTH MILLER
BELLVILLE, TEXAS 77418
409-446-5870
4-SURVEY.COM
T.R.P.E.L.S. P.M.A. REG. LLC NO. 1007090
PROJECT NO.: 202070A

CURVE TABLE

THE MASTERS OF MEASUREMENT™

Mill Creek Saeger, LLC
6.407 Acres
Vol. 1565, Pg. 1, O.R.W.C.T.

Old Mill Creek Subdivision Section 1
Lot 10
Samantha Ullrich
Vol. 1542, Pg. 410, O.R.W.C.T.

Old Mill Creek Subdivision Section 1
Lot 9
Samantha Ullrich
Vol. 1540, Pg. 111, O.R.W.C.T.

Lot 4, Block H
Wilbert Meier
PLAT CABINET FILE NO. 40A, P.R.W.C.T.
Vol. 1658, Pg. 108, O.R.W.C.T.

Lot 6, Block H
Wilbert Meier
PLAT CABINET FILE NO. 40A, P.R.W.C.T.
Vol. 1658, Pg. 108, O.R.W.C.T.

Lot 5, Block 1
Meadow Brook Subdivision Section 1
PLAT CABINET FILE NO. 164, P.R.W.C.T.
Vol. 1576, Pg. 740, O.R.W.C.T.

Lot 6, Block 1
Wesley Kirk Holt
PLAT CABINET FILE NO. 164A, P.R.W.C.T.
Vol. 1334, Pg. 768, O.R.W.C.T.

Lot 7B
0.235 Acre
(10239 Sq. Feet)
S 88°32'54" E 147°59'
S 88°32'54" E 147°41'

Lot 7C
0.203 Acre
(8850 Sq. Feet)
S 88°32'54" E 147°41'

Lot 7D
0.200 Acre
(8703 Sq. Feet)
S 88°32'54" E 147°41'

Lot 10
0.220 Acre
(9573 Sq. Feet)
S 88°32'54" E 147°41'

Lot 9
0.227 Acre
(9873 Sq. Feet)
S 88°32'54" E 147°41'

Lot 4, Block H
Wilbert Meier
PLAT CABINET FILE NO. 40A, P.R.W.C.T.
Vol. 1658, Pg. 108, O.R.W.C.T.

Lot 6, Block H
Wilbert Meier
PLAT CABINET FILE NO. 40A, P.R.W.C.T.
Vol. 1658, Pg. 108, O.R.W.C.T.

Lot 5, Block 1
Meadow Brook Subdivision Section 1
PLAT CABINET FILE NO. 164, P.R.W.C.T.
Vol. 1576, Pg. 740, O.R.W.C.T.

Lot 6, Block 1
Wesley Kirk Holt
PLAT CABINET FILE NO. 164A, P.R.W.C.T.
Vol. 1334, Pg. 768, O.R.W.C.T.

Lot 7A, Block F
Rawlin W. Reiter
PLAT CABINET FILE NO. 447, O.R.W.C.T.
Vol. 510, Pg. 447, O.R.W.C.T.

Lot 6 & Lot 7, Block F
H.H. DRUMM'S DIXIE ADDITION
PLAT CABINET FILE NO. 644, P.R.W.C.T.
Vol. 1576, Pg. 740, O.R.W.C.T.

Lot 5 & Lot 6, Block F
H.H. DRUMM'S DIXIE ADDITION
PLAT CABINET FILE NO. 644, P.R.W.C.T.
Vol. 1576, Pg. 740, O.R.W.C.T.

Lot 5 & Lot 6, Block F
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Lot 5 & Lot 6, Block F
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Vol. 1576, Pg. 740, O.R.W.C.T.

Lot 5 & Lot 6, Block F
H.H. DRUMM'S DIXIE ADDITION
PLAT CABINET FILE NO. 644, P.R.W.C.T.
Vol. 1576, Pg. 740, O.R.W.C.T.

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Vol. 1576, Pg. 740, O.R.W.C.T.

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