



DEVELOPMENT SERVICES
808 S. BUCHANAN ST
PO Box 1971
AMARILLO TX 79105-1971
(806) 378-5263

3/13/2020

Che Shadle
OJD Engineering, LP
2420 Lakeview Drive
Amarillo, Texas 79109

RE: Letter of Action: Approval- Lakeside Park Unit No. 3 – ZB1907548 - Final Plat

Mr. Shadle,

The City of Amarillo has approved the above Final Plat on 3/9/2020. The Plat was filed of record in the Official Public Records of Potter County, File Clerk's No. 2020OPR0003524 on 3/13/2020. Enclosed you will find a copy of your approved and recorded Final Plat.

Approval of a Final Plat shall not constitute acceptance of any of the public improvements required to serve the subdivision or development.

As the Project Manager, please direct all questions to me, to avoid confusion or receipt of erroneous information. My contact information is Brady.Kendrick@amarillo.gov or 806-378-5286.

Sincerely,

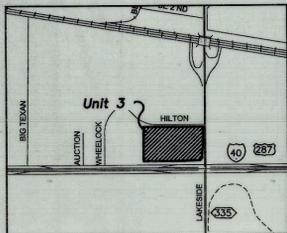
A handwritten signature in blue ink that reads 'Brady D. Kendrick'.

Brady D. Kendrick
Planner II

CENSUS TRACT: #144.01
 GRANTEE'S ADDRESS: CITY OF AMARILLO
 801 S. BUCHANAN ST.
 AMARILLO, TEXAS 79101

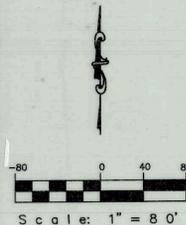
Lakeside Park Unit No. 3

An addition to the City of Amarillo, being a replat of Lots 1 thru 6 and a portion of Lot 11, Block 1, Lakeside Park Unit No. 1, in Section 91, Block 2, A. B. & M. Survey, Potter County, Texas
 24.58 ACRES



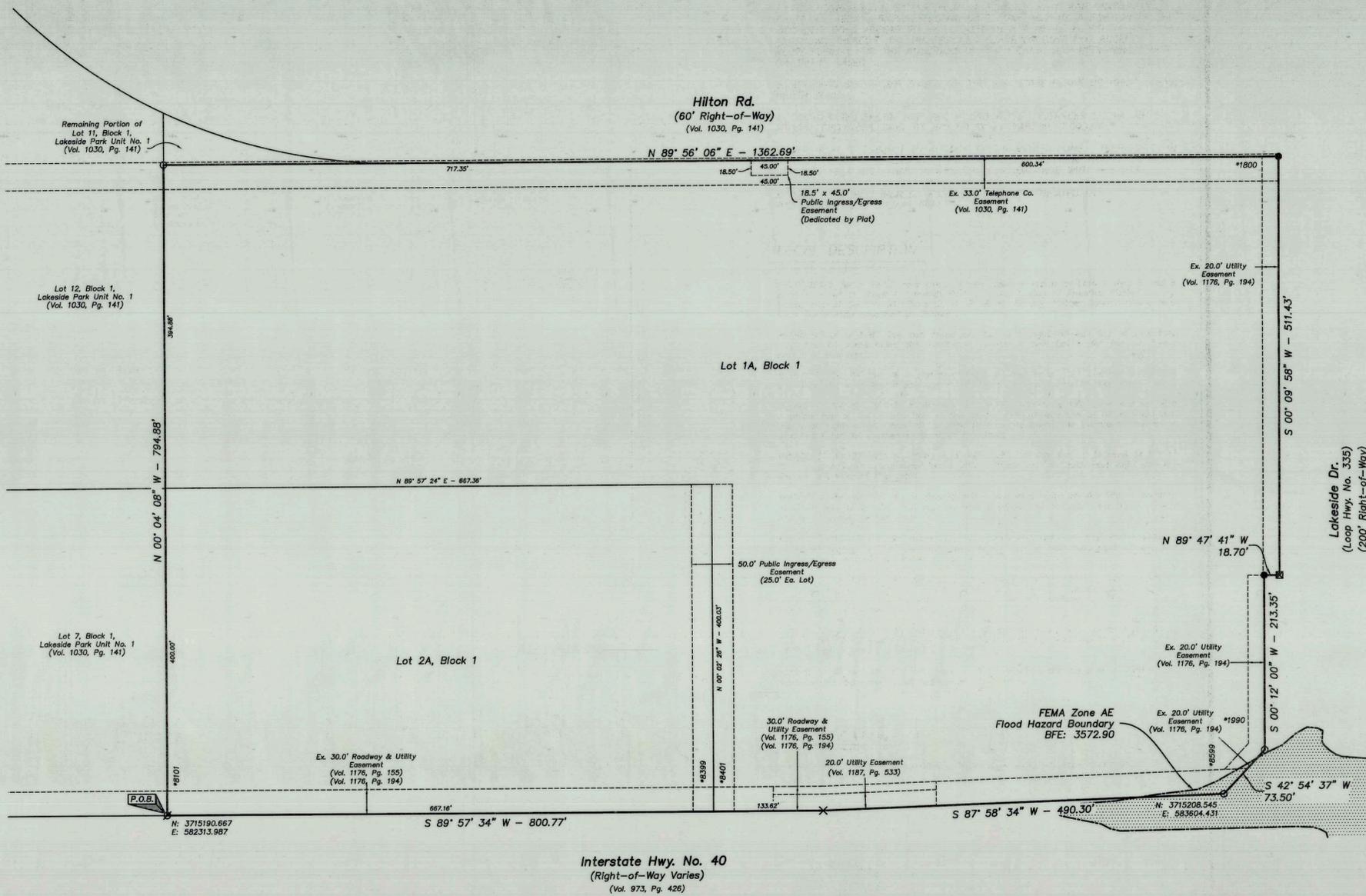
Vicinity Map

A.P. No. S-12
 (Not to Scale)



LEGEND

- P.O.B. = POINT OF BEGINNING
- * = ADDRESS (Assigned by the City of Amarillo)
 (Subject to Change Without Notice)
- = 1/2" IRON ROD SET W/ YELLOW CAP
- = 1/2" IRON ROD FOUND W/ CAP
- × = "X" ETCHED IN CONCRETE SET
- ⊠ = BRASS CAP MONUMENT FOUND.
- ∅ = 3/8" IRON ROD FOUND.



NOTES

1. THIS PLAT DOES NOT LIE WITHIN THE E.T.J. OF THE CITY OF AMARILLO.
2. ACCORDING TO THE F.E.M.A. FLOOD INSURANCE RATE MAP COMMUNITY PANEL No. 48375C0553C, EFFECTIVE DATE JUNE 4, 2010, A PORTION OF THIS PROPERTY DOES APPEAR TO BE LOCATED IN A ZONE AE FLOOD HAZARD AREA AS SHOWN THEREON. THE UNDERSIGNED SURVEYOR DOES NOT ACCEPT RESPONSIBILITY FOR THE ACCURACY OF THE F.E.M.A. MAP UPON WHICH THIS OPINION IS BASED.
3. BEARINGS SHOWN ARE BASED ON THE U.S. STATE PLANE OF 1983 - TEXAS NORTH ZONE
4. COORDINATES SHOWN ARE GRID COORDINATES. DISTANCES SHOWN ARE GROUND DISTANCES. GRID TO GROUND SCALE FACTOR: 1.0002507
5. THIS PLAT IS SUBJECT TO AVIATION HEIGHT RESTRICTIONS. THEREFORE, AN AVIATION CLEAR ZONE EASEMENT WITH A MAXIMUM BUILDING HEIGHT ELEVATION OF 3,650 FEET M.S.L. HAS BEEN FILED IN ACCORDANCE WITH THIS PLAT.
6. AREA OF PUBLIC INGRESS/EGRESS EASEMENT DEDICATED BY THIS PLAT: 20,835 SQUARE FEET

LEGAL DESCRIPTION

FIELD NOTES for a 24.58 acre tract of land being a replat of Lots 1 thru 6 and a portion of Lot 11, Block 1, Lakeside Park Unit No. 1, City of Amarillo, Potter County, Texas, out of Section 91, Block 2, A. B. & M. Survey, Potter County, Texas and more particularly described as follows:

- BEGINNING at a 3/8" iron rod found on the north right-of-way line of Interstate Hwy. No. 40 same being the southwest corner of said Lot 6 for the southwest corner of this tract.
- THENCE N. 00° 04' 08" W. a distance of 794.88 feet to a 1/2" iron rod found with a cap on the west line of said Lot 11 for the northwest corner of this tract.
- THENCE N. 89° 56' 06" E. a distance of 1362.69 feet to a 1/2" iron rod set with a yellow cap at the intersection of the south right-of-way line of Hilton Road and the west right-of-way line of Lakeside Drive same being the northeast corner of said Lot 1 for the northeast corner of this tract.
- THENCE S. 00° 09' 58" W. along said west right-of-way line, a distance of 511.43 feet to a concrete monument found with a brass cap on said west right-of-way line for a corner of this tract.
- THENCE N. 89° 47' 41" W. continuing along said west right-of-way line, a distance of 18.70 feet to a 1/2" iron rod set with a yellow cap on said west right-of-way line for a corner of this tract.
- THENCE S. 00° 12' 00" W. continuing along said west right-of-way line, a distance of 213.35 feet to a 1/2" iron rod found with a cap on said west right-of-way line for the most easterly southeast corner of this tract.
- THENCE S. 42° 54' 37" W. continuing along said west right-of-way line, a distance of 73.50 feet to a 1/2" iron rod found with a cap at the intersection of said west right-of-way line and said north right-of-way line of Interstate Hwy. No. 40 for the most southerly southeast corner of this tract.
- THENCE S. 87° 58' 34" W. along said north right-of-way line, a distance of 490.30 feet to an "X" etched in concrete set on said north right-of-way line for a corner of this tract.
- THENCE S. 89° 57' 34" W. a distance of 800.77 feet to the place of BEGINNING and containing 24.58 acres (1,070,589 square feet) of land.

CERTIFICATION

I, RICHARD E. JOHNSON, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS, DO HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECT AND WAS PREPARED BY ME FROM A PERIMETER SURVEY AND STAKED ON THE GROUND BY ME OR BY OTHERS UNDER MY DIRECT SUPERVISION.

THIS 9th DAY OF March, 2020.



Richard E. Johnson
 RICHARD E. JOHNSON
 REGISTERED PROFESSIONAL
 LAND SURVEYOR NO. 4263

DEDICATION

STATE OF TEXAS)
) KNOW ALL MEN BY THESE PRESENTS
 COUNTY OF POTTER)

THAT JAMAL ENTERPRISES, L.P., A TEXAS LIMITED PARTNERSHIP, BY JAMAL ENTERPRISES MANAGEMENT, L.L.C., A TEXAS LIMITED LIABILITY COMPANY, IT'S GENERAL PARTNER, BY GREG MITCHELL, MANAGER, BEING THE OWNER OF THE LAND SHOWN AND DESCRIBED ON THIS PLAT HAVE CAUSED ALL OF SAID LAND TO BE SURVEYED, SUBDIVIDED AND DESIGNATED AS LAKESIDE PARK UNIT NO. 3, AN ADDITION TO THE CITY OF AMARILLO, TEXAS, AND DO DECLARE THAT ALL EASEMENTS SHOWN UPON SAID PLAT AND MAP ARE DEDICATED AND SAME ARE HEREBY DEDICATED AS PUBLIC UNLESS OTHERWISE NOTED.

EXECUTED THIS 9th DAY OF March, 2020.

Greg Mitchell
 GREG MITCHELL, MANAGER
 JAMAL ENTERPRISES MANAGEMENT, L.L.C.
 1201 S. TAYLOR
 AMARILLO, TEXAS 79101
 (806) 373-4351

ATTEST

STATE OF TEXAS
 COUNTY OF POTTER

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED GREG MITCHELL, MANAGER OF JAMAL ENTERPRISES MANAGEMENT, L.L.C., KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FORGOING INSTRUMENT, AND ACKNOWLEDGE TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATION HEREIN EXPRESSED.

GIVEN UNDER MY HAND AND SEAL OF AUTHORITY

ON THIS 9th DAY OF March, 2020.



Sabrina Walcott
 NOTARY PUBLIC : STATE OF TEXAS
 Comm. Expires 4/26/23

FILED OF RECORD

3/13/2020 POTTER COUNTY
 DATE COUNTY
 20200PR0003524
 CLERK'S FILE NO.

APPROVAL

APPROVED BY THE PLANNING AND ZONING COMMISSION OF THE CITY OF AMARILLO.

Jeffrey W. ...
 CHAIRMAN 3-9-20
 DATE

Lakeside Park Unit No. 3

AN ADDITION TO THE CITY OF AMARILLO

SCALE: 1" = 80'	Firm No. 10009000	DRAWN BY: JA
DATE: February 2020		FILE NAME:
OJD Engineering, L.P. Consulting Engineers & Surveyors		806-447-2503 P.O. Box 543 Wellington, Texas 79095
DRAWING NUMBER		