

THE CITY OF AMARILLO, TEXAS

INTERDEPARTMENTAL OFFICE COMMUNICATION

June 9, 2015

TO: Final Distribution

FROM: Planning Department

SUBJECT: P-14-89 Windsor Square Unit No. 9, an addition to the City of Amarillo, being an unplatted tract of land out of Section 30, Block 9, BS&F Survey, Randall County, Texas. (Vicinity: Hyde Pkwy & Bell St)
DEVELOPER: Barrett Saikowski

The Planning and Zoning Commission approved the above-mentioned item on May 18, 2015. The plat was filed of record in the Official Public Records of Randall County in File Clerk 2015008501 on May 22, 2015. Please post your records accordingly.



Kelley Shaw, Planning Director



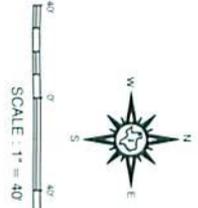
BK9 BS+F

SEC 30

J-16

Grantor's Address:
City of Amarillo
P.O. Box 1971
Amarillo, Texas 79105-1971

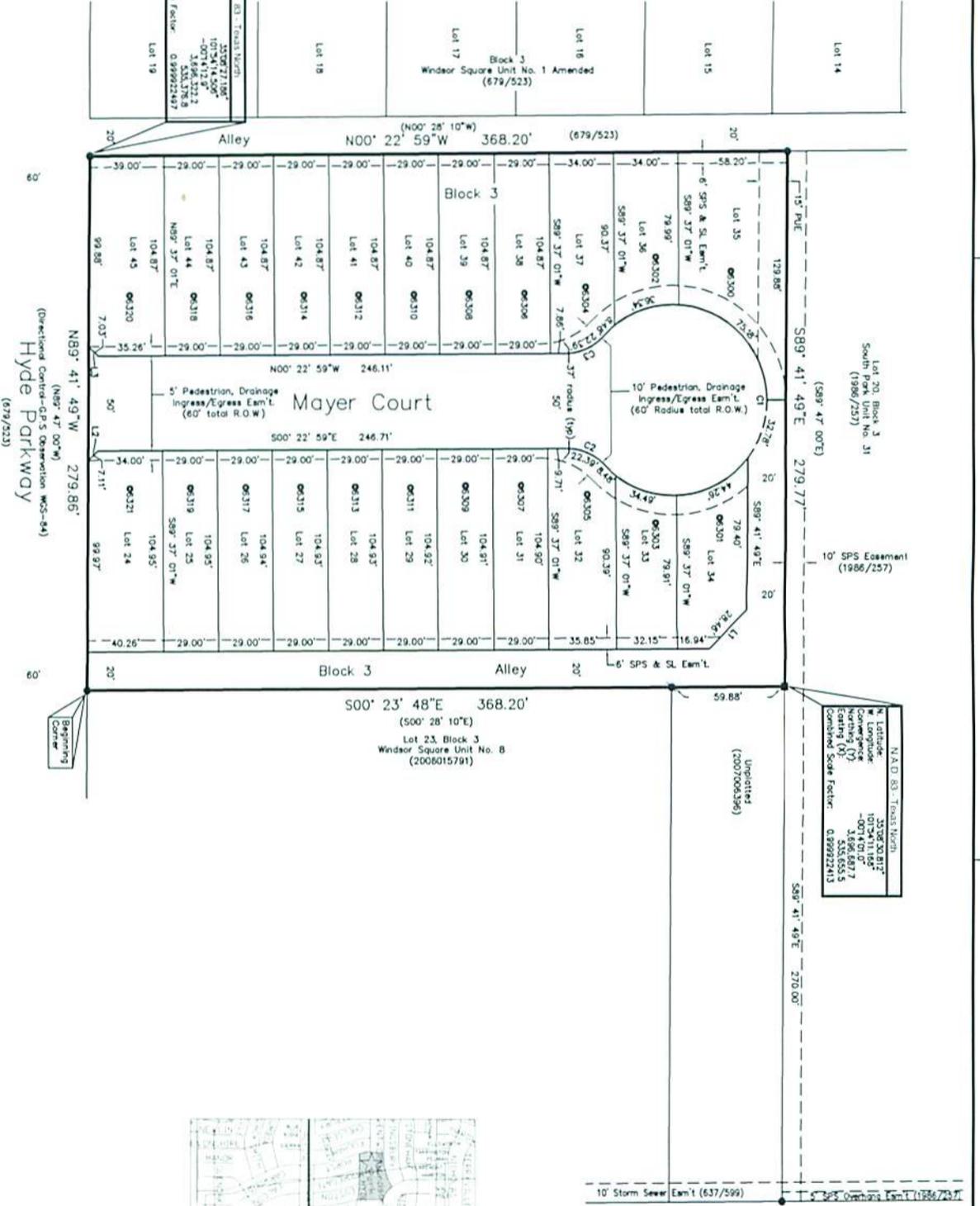
Survey Tract No. 216.06
AP Map No. J-16



Legend:

- = 3/8 inch iron rod with a cap stamped "KEYS R.P.L.S. 2507" (old)
 - = 1/2 inch iron rod with a cap stamped "T. HANNAH R.P.L.S. 1986" (new)
 - = 1/2 inch iron rod (band)
- @1234-Address assigned by the City of Amarillo (subject to change without notice)
- SL = Stoddard
SPS = Stoddard Public Service Co
PUE = Public Utility Easement

N.A.D. 83 - Texas North
N. Latitude: 33°08'27.198"
E. Longitude: -107°41'12.505"
Corner Numbering (T): 3,896,372.2
Easting (N): 555,555.5
Combined Scale Factor: 0.999922413



N.A.D. 83 - Texas North
N. Latitude: 33°08'30.812"
E. Longitude: -107°41'01.052"
Corner Numbering (T): 3,896,687.7
Easting (N): 555,655.5
Combined Scale Factor: 0.999922413

Line #	Bearing	Length
L1	S45°02'48"E	28.46
L2	S45°02'24"E	7.11
L3	S44°57'36"W	7.03

Curve #	Delta	Length	Radius	Bearing	Chord
C1	275°02'29"	240.02	50.00	S89°37'01"W	67.53
C2	47°31'14"	22.39	27.00	S23°22'38"W	21.76
C3	47°31'14"	22.39	27.00	N24°09'36"W	21.76



Windsor Square Unit No. 9

An addition to the City of Amarillo, being an unplatted tract of land out of Section 30, Block 9, B. S. & F. Survey, Randall County, Texas

2.36± Acres

Robert Keys & Associates



Filed of Record: 5-22-15
Randall County
2015008501

APP

P-14-89

J5

BIK9BS+F

SEC 30

J-160

Census Tract No. 216.06
AP Map No. J-16

Notes

- 1.) This plat does not lie within the Extraterritorial Jurisdiction of the City of Amarillo, Texas.
- 2.) This plat does not lie within flood hazard area zone "AE", according to the Federal Emergency Management Agency's Flood Insurance Rate Map Community Panel No. 48381C 0070E, dated June 04, 2010 nor does this plat lie within the City of Amarillo's base flood, according to the flood damage mitigation chapter of the flood damage mitigation chapter. Flood hazard information is indicated for the sole purpose of the lender to determine if flood insurance is required for the subject property. Flood hazard areas are approximate only (scaled from small scale F.E.M.A. Maps) and should not be construed as a flood elevation study by this firm. Many areas are subject to flooding but are not necessarily in flood hazard area zones "AE" as shown on the referred F.E.M.A./F.I.R.M. which designates approximate flood hazard area zones. Said flood maps do not represent a detailed flood study.
- 3.) Property distances and/or bearings are shown as measured or held with this survey. Plat and/or deed calls are shown within parenthesis when differing from measured distances and/or bearings and not within the Texas Board of Professional Land Surveying General Rules of Procedures and Practices regarding Precision (663.15).
- 4.) Side lot lines are perpendicular or radial to the front lot lines unless noted otherwise.
- 5.) Dedicated Public Areas
 - a. 26,441 square feet of public streets are dedicated by this plat.
 - b. 9,530 square feet of public alleys are dedicated by this plat.
 - c. ~~6,510~~ square feet of public utility easements are dedicated by this plat.

6510

Description

A 2.36 acre tract of land being a portion of a tract of land described in that certain instrument recorded under County Clerk's File No. 2007006396 of the Official Public Records of Randall County, Texas, all situated in Section 30, Block 9, B. S. & F. Survey, Amarillo, Randall County, Texas and said tract being further described by metes and bounds as follows:

BEGINNING at a 1/2 inch iron rod, found at the southwest corner Lot 23, Block 3 of Windsor Square Unit No. 8, an addition to the City of Amarillo, Randall County, Texas, according to the recorded map or plat thereof, of record under County Clerk's File No. 2008015791 of the Official Public Records of Randall County, Texas, and same being the southeast corner of this tract of land;

Thence N. 89° 41' 49" W., (Directional Control G.P.S. Observation WGS-84) 279.86 feet along the northerly right-of-way line of Hyde Parkway as dedicated by Windsor Square Unit No. 1 Amended, an addition to the City of Amarillo, Randall County, Texas, according to the recorded map or plat thereof, of record in Volume 679, Page 523 of the Deed Records of Randall County, Texas to a 1/2 inch iron rod, found at the southwest corner of this tract of land;

Thence N. 00° 22' 59" W., 368.20 feet, along an easterly line said Windsor Square Unit No. 1 Amended to a 1/2 inch iron rod, found at southwest corner of Lot 3, Block 20, South Park Unit No. 31, an addition to the City of Amarillo, Randall County, Texas, according to the recorded map or plat thereof, of record in Volume 1986, Page 257 of the Official Public Records of Randall County, Texas, and same being the northwest corner of this tract of land;

Thence S. 89° 41' 49" E., 279.77 feet, along the south line of said Lot 3 to a 3/8 inch iron rod with a cap stamped "KEYS R.P.L.S. 2507", set at the northeast corner of this tract of land, from whence a 1/2 inch iron rod, found at the southeast corner of said Lot 3 bears S. 89° 41' 49" E., 270.00 feet;

Thence S. 00° 23' 48" E., at 59.88 feet pass a 1/2 inch iron rod with a cap stamped "FURMAN R.P.L.S. 1959", found at the northwest corner of said Lot 23, a total distance 368.20 feet to the **POINT OF BEGINNING**.

Dedication

The State of Texas §
County of Randall §
Know all men by these presents:

That, Prestige Homes, LLC, being the owner of all of the land shown and described on this plat has caused all of said lands to be surveyed, subdivided, platted and designated as Windsor Square Unit No. 9 an addition to the City of Amarillo, Texas, and does declare that all streets, alleys, lanes and easements shown upon such map or plat are dedicated to the public forever to be used as streets, alleys, lanes and easements, unless noted as existing with the recording information shown.

Executed this 8th day of April, 2015
Barrett Saikowski
Barrett Saikowski, President of
Prestige Homes, LLC
PO Box 51333
Amarillo, Texas 79159
(806) 640-4933

Approval

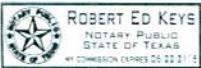
Approved by the City Planning and Zoning Commission of Amarillo, Texas, this 18 day of May, 2015
Chairman *Ornag*

Notary Attest

State of Texas §
County of Randall §

Before me, the undersigned authority on this day personally appeared Barrett Saikowski, President of Prestige Homes, LLC known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he is executing the same for the purposes and consideration herein expressed.

Given under my hand and seal of office this 8th day of April, 2015



Robert Ed Keys
Notary Public in and For the State of Texas
My commission expires 6-22-15

Certificate

I do hereby certify that this plat is true and correct to the best of my knowledge, information and belief and in my professional opinion, and that it was prepared from a perimeter survey staked on the ground by me or by others under my direct supervision on the 24th day of October, 2014.



Robert E. Keys
Registered Professional Land Surveyor

Windsor Square Unit No. 9

An addition to the City of Amarillo, being an unplatted tract of land out of Section 30, Block 9, B. S. & F. Survey, Randall County, Texas
2.36± Acres

Filed of Record:
5-22-15
Date
2015008501
County Clerk File No.

Page 2 of 2

Robert Keys & Associates

(806) 352-1782 Email: info@rkeysurveying.com
4423 S.W. 45th Avenue Amarillo, Texas 79109-5405
Fax: (806) 352-1782 www.rkeysurveying.com

Grantee's Address:
City of Amarillo
P.O. Box 1971
Amarillo, Texas 79105-1971

APP

P-14-89

JS

ANNEX
ROBERT KEYS

T A X C E R T I F I C A T E

NO. 94607

Randall County and/or South Randall County Hospital District and/or Canyon Independent School District and/or High Plains Water District No. 1 and/or City of Canyon and/or Noxious Weed District and/or Village of Timbercreek and/or Bushland Independent School District and/or County Education District # 3 and/or County Education District # 20 and/or City of Amarillo and/or Amarillo College and/or Amarillo Hospital District and/or Amarillo Independent School District and/or Boatwright-Trew RD.
P. O. BOX 997
CANYON, TX 79015-0997

PROPERTY OWNER

=====
NAME ..: THE LOCATION LOCATION
ADDRESS: LOCATION LTD
3010 SW 27TH AVE
AMARILLO TX 79109

PROPERTY DESCRIPTION

=====
SECT 30 B S & F
LOT BLOCK 0009
S/2 OF IRREG TR BEG
3350FT N & 360FT W
OF SE COR OF SECT

PROPERTY ACCOUNT NUMBER: R 370 0300 0100.0 TAXES FOR 2014 ARE \$ 4,826.22
Acres: 2.7500 Randall County Market Value: 224,606
2014 Taxes WITHOUT Exemptions \$ 4,826.22

This is to certify that, after a careful check of the tax records of this office, the following current and/or delinquent taxes, penalties and interest are due on the described property for the following taxing unit(s);

Table with 3 columns: TAX YEAR(S), TAXING UNIT, TAXES, PENALTIES & INTEREST. Includes a row for TOTAL Taxes Due \$.00

The taxes to be imposed by the above listed taxing units for the 2015 taxes have not been calculated.

***** ROLLBACK TAXES MAY APPLY TO THIS PROPERTY *****

SHARON HOLLINGSWORTH
TAX ASSESSOR/COLLECTOR

CERTIFIED THRU TAX YEAR 2014

Handwritten signature of Christina Murray
DEPUTY

5/15/2015

DATE OF TAX CERTIFICATE

FEE PAID \$ 10.00

FILED AND RECORDED

OFFICIAL PUBLIC RECORDS



Renee Calhoun

2015008501

05/22/2015 03:03 PM

Fee: 83.00

Renee Calhoun, County Clerk

Randall County, Texas

PLAT

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6,510

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Executed this 8th day of April, 2014.

Barrett Saikowski

Barrett Saikowski, President of
Prestige Homes, LLC
PO Box 51333
Amarillo, Texas 79159
(806) 640-4933

Approval

Approved by the City Planning and Zoning Commission of Amarillo, Texas, this

18th day of May, 2014.

Chairman
Chairman

Notary Attest

State of Texas §

County of Randall §

Before me, the undersigned authority on this day personally appeared **Barrett Saikowski, President of Prestige Homes, LLC**, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he is executed the same for the purposes and consideration herein expressed.

Given under my hand and seal of office this 8th day of April, 2014.



RE Keys
Notary Public in and For the State of Texas

My commission expires: 6-22-15

Certificate

I do hereby certify that this plat is true and correct to the best of my knowledge, information and belief and in my professional opinion; and that it was prepared from a perimeter survey staked on the ground by me or by others under my direct supervision on the 24th day of October, 2014.

Robert E. Keys
Registered Professional Land Surveyor



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Unit No. 9**

An addition to the City of Amarillo,
being an unplatted tract of land out of
Section 30, Block 9, B. S. & F. Survey,
Randall County, Texas
2.36± Acres

Grantee's Address:
City of Amarillo
P.O. Box 1971
Amarillo, Texas 79105-1971

Filed of Record :
5-22-15 Randall
Date County
2015008501
County Clerk File No.

Robert Keys & Associates

land surveying
mapping
land planning

(806) 352-1782 Email: info@keysurveying.com
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Firm No. 10034400 www.keysurveying.com