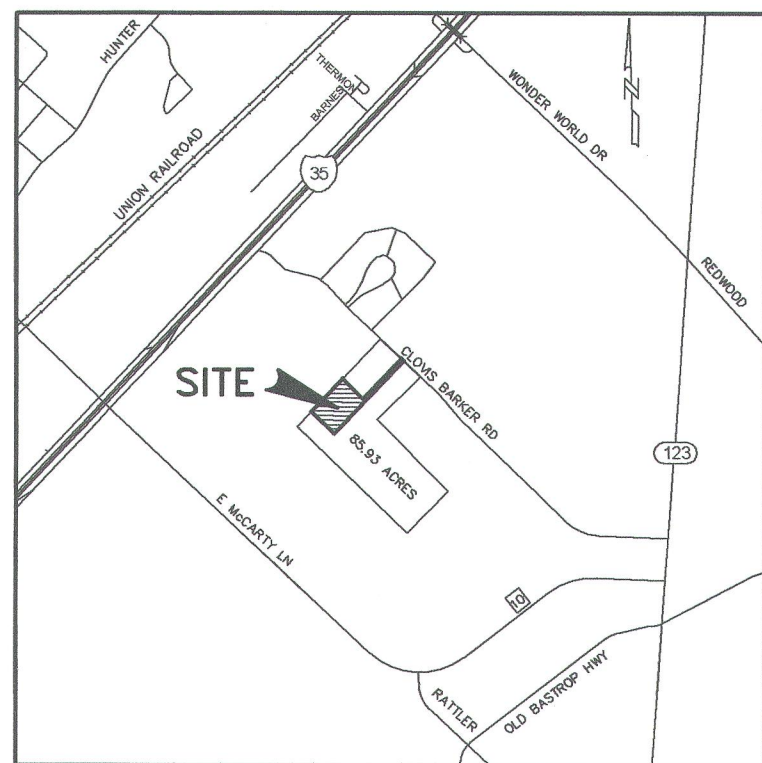




LOCATION MAP

STATE OF TEXAS *
COUNTY OF HAYS *
KNOW ALL MEN BY THESE PRESENTS

That URBAN MINING DEVELOPMENT, LLC, owners of that called 85.93 Acre tract of land out of the Cyrus Wickson Survey, A-474, Hays County Texas, Recorded in Instrument # 17015848 of the Official Public Records of Hays County, Texas, DOES HEREBY SUBDIVIDE 10.03 acres of land out of the Cyrus Wickson Survey, A-474, A-21, to be known as "UMC SUBDIVISION", in accordance with this plat shown hereon, subject to any and all easements and dedicate to the use of all public streets, alleys, parks, drains, watercourses, easements and public places shown on this plat.

Witness my Hand This 25 Day Of JANUARY, 2018 A.D.

Urban Mining Development, LLC
160 Seneca Shores Road
Cecil County, Maryland 21903

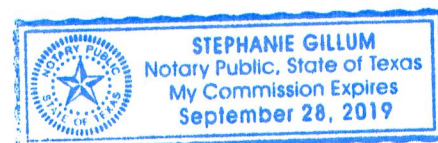
STATE OF TEXAS *
COUNTY OF HAYS *

BEFORE ME, the undersigned authority, on this day personally appeared ERIC SCOTT DUNN Urban Mining Development, LLC, known to me to be the persons whose name is subscribed to the foregoing instrument and acknowledged to me that they executed the same for the purposes and considerations therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 25 day of

JANUARY, A.D., 2018.

NOTARY PUBLIC



DRIVEWAY PERMIT NOTE

"In order to promote safe use of roadways and preserve the conditions of public roadways, no driveway constructed on ant lot within this subdivision shall be permitted to access onto a publicly dedicated roadway unless (a) a driveway Permit has been issued by the Transportation Department of Hays County and (b) the driveway satisfies the minimum spacing requirements for driveways set forth in Chapter 721 of the Hays County Development Regulations and permitted through the Transportation Department of Hays County under Chapter 751."

All culverts when required shall comply with the current Hays County standard.

Mail boxes placed within ROW, shall be of an approved TXDOT or FHWA approved design.

No structure in this subdivision shall be occupied until connected to an individual water supply or a state approved community water system. Due to declining water supplies and drinking water quality, prospective property owners are cautioned by Hays County to question the seller concerning ground water availability. Rain water collection is encouraged and in some areas may offer the best renewable water resource.

No structure in this subdivision shall be occupied until connected to a public sewer system or to an on-site wastewater system which has been approved and permitted by Hays County Development Services.

No construction or other development within this subdivision may begin until all Hays County development permit requirements have been met.

JAMES CLINT GARZA
DIRECTOR
HAYS COUNTY DEVELOPMENT AND
COMMUNITY SERVICES

2-16-18
DATE

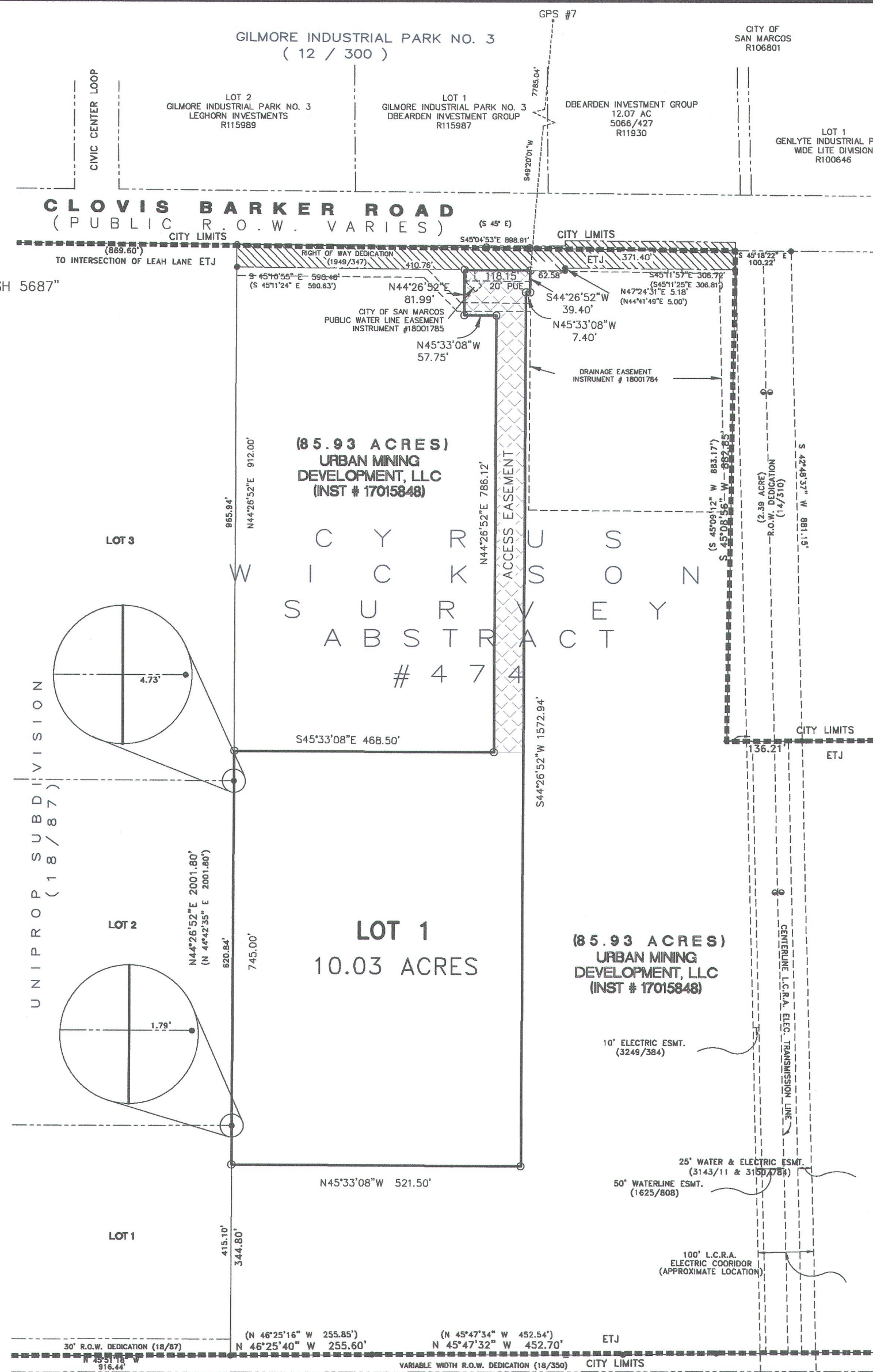
TOM POPE/R.S. C.F.M.
HAYS COUNTY FLOODPLAIN ADMINISTRATOR

2-15-2018
DATE

I, the undersigned, Director of the Hays County Development and Community Services Department, hereby certify that this subdivision Plat conforms to all Hays County requirements as stated in the in the interlocal cooperation agreement between Hays County and the City of San Marcos for subdivision regulation within the extraterritorial jurisdiction of the City of San Marcos.

JAMES CLINT GARZA
DIRECTOR
HAYS COUNTY DEVELOPMENT AND
COMMUNITY SERVICES

2-16-18
DATE



Acreage: 9.96 acres
Water: City of San Marcos
Sewer: Individual On-Site Sewage Facility
Electricity: San Marcos Electric

PLAT NOTES:

- 1) THIS SUBDIVISION IS LOCATED IN THE EXTRATERRITORIAL JURISDICTION OF THE CITY OF SAN MARCOS, TEXAS.
- 2) THIS SUBDIVISION IS LOCATED IN THE SAN MARCOS CISD.
- 3) THIS SUBDIVISION IS LOCATED IN ESD 3.
- 4) THIS SUBDIVISION IS NOT LOCATED IN THE EDWARDS AQUIFER RECHARGE ZONE OR CONTRIBUTING ZONE.
- 5) BEARING BASIS: BEARING DERIVED BY GPS MEASUREMENTS ADJUSTED BY HARN (HIGH ACCURACY REFERENCE NETWORK) & PROJECTED TO TEXAS STATE PLANE COORDINATES (SOUTH CENTRAL ZONE) & NAD83.
- 6) ACCORDING TO THE NATIONAL FLOOD INSURANCE RATE MAP (FIRM) NO. 48209C0479F, REVISED DATE 09/02/05; THE PROPERTY SHOWN HEREON IS LOCATED IN ZONE "X" (UNSHADED), WHICH IS AN AREA OUTSIDE THE DESIGNATED 100-YEAR FLOODPLAIN.
- 7) SIDEWALKS TO BE CONSTRUCTED AT TIME OF SITE DEVELOPMENT AND TO BE MAINTAINED BY THE CITY OF SAN MARCOS.
- 8) THIS SUBDIVISION IS SUBJECT TO CITY OF SAN MARCOS RESOLUTION NO. 2017-78R.
- 9) ACCESS TO PUBLIC ROADWAYS SHALL BE BY PERMIT UNDER CHAPTER 751 OF THE HAYS COUNTY DEVELOPMENT REGULATIONS.

CITY OF SAN MARCOS
CERTIFICATE OF APPROVAL

APPROVED AND AUTHORIZED TO BE RECORDED ON THE 17 DAY OF February, 2018 BY THE PLANNING & ZONING COMMISSION OF THE CITY OF SAN MARCOS.

JIM GARBER
PLANNING & ZONING COMMISSION

APPROVED:
SHANNON MATTINGLY
DIRECTOR OF DEVELOPMENT SERVICES

ENGINEERING AND
CAPITAL IMPROVEMENTS

STATE OF TEXAS *
COUNTY OF HAYS *

I, Richard H. Taylor, a Registered Professional Land Surveyor in the State of Texas, hereby certify that this plat is true and correctly made and is prepared from an actual survey on the property under my supervision on the ground and that corner monuments were properly placed under my supervision.

Richard H. Taylor
Registered Professional Land Surveyor
State of Texas, No. 3986

STATE OF TEXAS *
COUNTY OF HAYS *

I, Liz O. Gonzalez, County Clerk of Hays County, Texas, certify that this plat was filed for record in my office on the 28 day of February, 2018, at 2:29 o'clock P.M., and recorded on the 28 day of February, 2018, at 2:29 o'clock P.M., in the Plat Records of Hays County, Texas, in Document# 18007035.

Liz O. Gonzalez by Vania Valdez
Deputy Clerk

HAYS COUNTY, TEXAS

UMC SUBDIVISION
A SUBDIVISION OF 9.96 ACRES OF LAND
ACRES OUT OF THE
CYRUS WICKSON SURVEY A-474
CITY OF SAN MARCOS
HAYS COUNTY, TEXAS

0 200 400
SCALE 1" = 200'

DEVELOPER:
URBAN MINING DEVELOPMENT
160 SENECA SHORES RD
PERRYVILLE MD, 21903

ASH & ASSOCIATES
SURVEYING - ENGINEERING - ARCHITECTURE
"SERVING THE COMMUNITY OF TEXAS"

132 JACKSON LANE
SAN MARCOS, TEXAS 78666
(512) 392-1719
FAX (512) 392-1928
ashandassociates.net

Surveying: 100847-00
Engineering: F-13483
Architecture: TX20240

DRAWN: RMM SCALE: PLOT 1"=200'
REVIEWED: RMM DATE: 02/17/17
©:ASH & ASSOCIATES, L.L.C.

PROJECT No.
17-6442

SHEET 1 OF 1