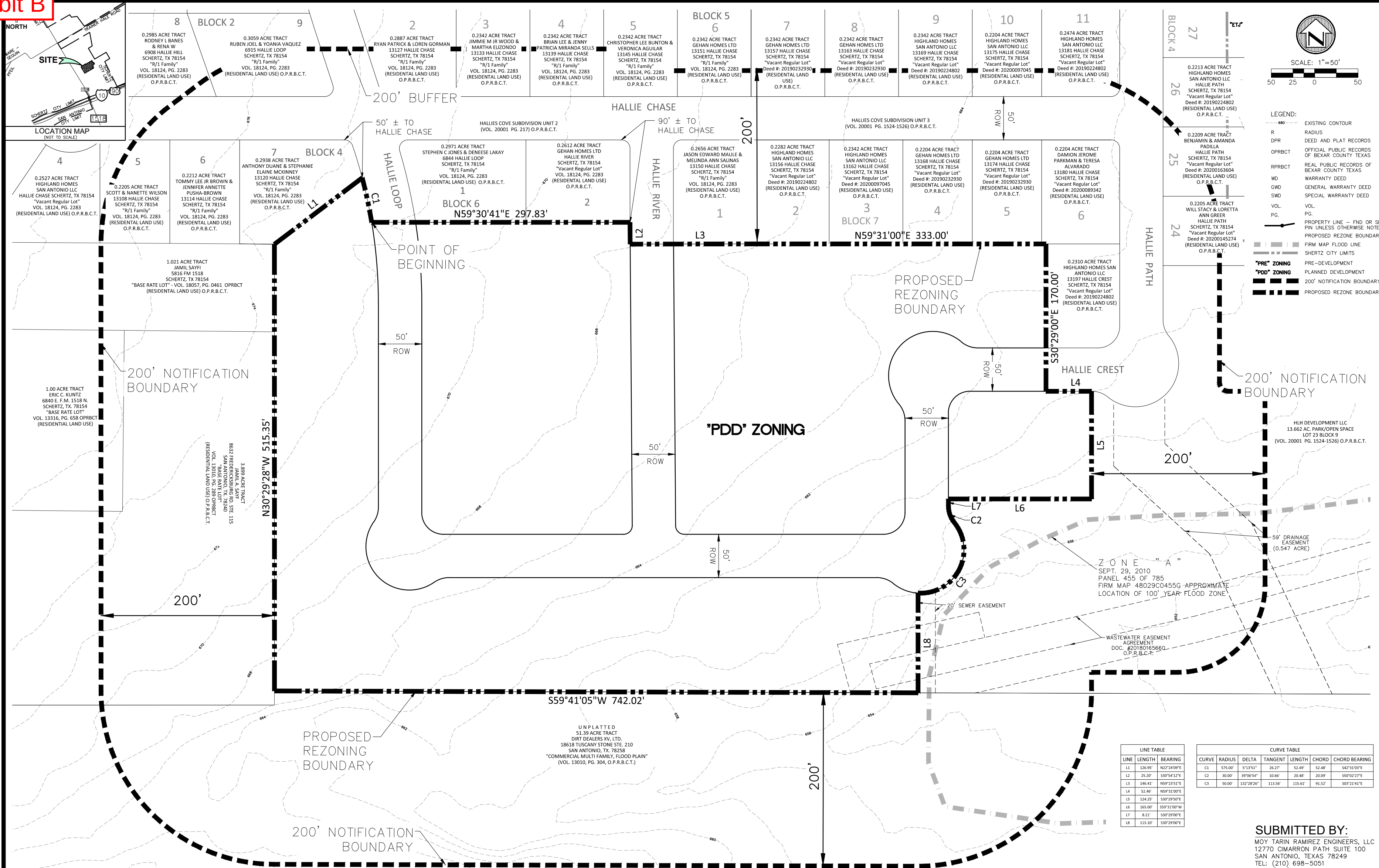
Exhibit B



LEGEND:

680	EXISTING CONTOUR
R	RADIUS
DPR	DEED AND PLAT RECORDS
OPRBCT	OFFICIAL PUBLIC RECORDS OF BEXAR COUNTY TEXAS
RPRBCT	REAL PUBLIC RECORDS OF BEXAR COUNTY TEXAS
WD	WARRANTY DEED
GWD	GENERAL WARRANTY DEED
SWD	SPECIAL WARRANTY DEED
VOL.	VOL.
PG.	PG.
	PROPERTY LINE – FND OR SET PIN UNLESS OTHERWISE NOTED
	PROPOSED REZONE BOUNDARY
	FIRM MAP FLOOD LINE
	SHERTZ CITY LIMITS
"PRE" ZONING	PRE-DEVELOPMENT
"PDD" ZONING	PLANNED DEVELOPMENT
	200' NOTIFICATION BOUNDARY
	PROPOSED REZONE BOUNDARY

LINE TABLE

LINE	LENGTH	BEARING
L1	126.95'	N22°24'09"E
L2	25.20'	S30°54'12"E
L3	146.41'	N59°23'51"E
L4	52.46'	N59°31'00"E
L5	124.25'	S30°29'50"E
L6	165.00'	S59°31'00"W
L7	8.21'	S30°29'00"E
L8	115.10'	S30°29'00"E

CURVE TABLE

CURVE	RADIUS	DELTA	TANGENT	LENGTH	CHORD	CHORD BEARING
C1	575.00'	5°13'51"	26.27'	52.49'	52.48'	S42°31'03"E
C2	30.00'	39°06'54"	10.66'	20.48'	20.09'	S50°02'27"E
C3	50.00'	132°28'26"	113.56'	115.61'	91.52'	S03°21'41"E

HALLIES COVE ZONING TABLE

CONDITION	ZONING	AREA (AC.)
EXISTING	"PDD"	10.33
PROPOSED	"PDD"	10.33

GENERAL NOTES

1. THE THOROUGHFARE ALIGNMENTS SHOWN ON THIS EXHIBIT ARE FOR ILLUSTRATION PURPOSES AND DO NOT SET THE ALIGNMENT. ALIGNMENT IS DETERMINED AT TIME OF FINAL PLATTING.
2. ALL OPEN SPACE, COMMON AREAS, GREENBELTS, LANDSCAPE, DRAINAGE EASEMENT OR OTHER AREAS IDENTIFIED AS PRIVATE SHALL BE THE RESPONSIBILITY OF THE OWNER OR OWNER'S SUCCESSORS AND/OR ASSIGNS.
3. ACCORDING TO FLOOD INSURANCE RATE MAP, PANEL 48029C0455G DATED SEPT. 29, 2010, SITE IS WITHIN THE 100-YEAR FLOODPLAIN.
4. CONTOURS ARE FROM SAN ANTONIO RIVER AUTHORITY LIDAR.
5. AN ELEVATION CERTIFICATE WILL BE REQUIRED FOR ALL LOTS WITHIN 100' OF THE 100 YEAR FLOOD AS PER FIRM MAP 48029C0455G, PANEL 455 OF 785 DATED SEPTEMBER 29, 2010.

HALLIES COVE UNIT 4

10.33 ACRES ~ TOTAL TRACT AREA

LEGAL DESCRIPTION

BEING 10.33 ACRES OF LAND SITUATED IN THE ELIGIO GORTARI SURVEY NO. 2, ABSTRACT NO. 5, COUNTY BLOCK 5193 IN BEXAR COUNTY, TEXAS. SAID 86.86 ACRES TRACT BEING A PORTION OF A CALLED 80 ACRE TRACT OF LAND AS DESCRIBED IN DEED TO WATER STAPPER AND WIFE, LONNIE STAPPER, RECORDED IN VOL. 2643, PG. 271 OF THE DEED RECORDS OF BEXAR COUNTY, TEXAS.

SUBMITTED BY:

MOY TARIN RAMIREZ ENGINEERS, LLC
12770 CIMARRON PATH SUITE 100
SAN ANTONIO, TEXAS 78249
TEL: (210) 698-5051
FAX: (210) 698-5085

SURVEYED BY:

ATWELL, LLC
10101 REUNION PLACE, SUITE 350
SAN ANTONIO, TEXAS 78216
210-536-6755
TBPLS FIRM NO. 10194153
JWILKIE@ATWELL-GROUP.COM

OWNER/APPLICANT

HLH DEVELOPMENT
15720 BANDERA ROAD, SUITE 103
HELOTES, TEXAS 78023
TEL: (210) 698-5490

REVISIONS

NO.	DATE	DESCRIPTION	BY

PROJ. # | DGN. BY: PL | DWN. BY: BMO | CHKD. BY: PL | DATE:

MTR · Engineers · Surveyors · Planners
Moy Tarin Ramirez Engineers, LLC
FIRM TBPELS ENG F-5297 SVY F-10131500
12770 CIMARRON PATH, SUITE 100 TEL: (210) 698-5051
SAN ANTONIO, TEXAS 78249 FAX: (210) 698-5085

HALLIES COVE UNIT 4 ~ 10.33 ACRES
ZONING EXHIBIT
SCHERTZ, TEXAS

SHEET
E1