

STREET:	ROW WIDTH (FT.)	LENGTH (L.F.)
STAR RANCH BLVD.	90	3,614
WINTERFIELD DRIVE	70	4,160
WINTERFIELD DRIVE	50	2,295
ELM PARK STREET	60	1,915
BEACON PARK STREET	50	1,135
CARLOW STREET	50	1,065
DUNMORE STREET	50	727
CASTLECOMER STREET	50	440
BEAUFORT STREET	50	707
BEAUFORT STREET	60	710
BALMORE STREET	50	495
CASTLEFIELDS STREET	50	962
FALKLAND STREET	50	740
GLENCULLEN STREET	50	1,190
ELM GREEN STREET	50	740
FAIRHAVEN STREET	50	2,060
GOLDCOAST STREET	50	1,227
FINSTOWN STREET	50	1,062
GREENOCK STREET	50	370
FOXROLL STREET	50	132
FORT WILLIAM STREET	50	915
HIGHFIELD STREET	60	825
HIGHFIELD STREET	50	521
QUEENSBURY STREET	50	788
LOCH LOMOND STREET	60	1,200
LOCH LOMOND STREET	50	471
PRESTBURY STREET	50	546
ROYAL ABERDEEN STREET	50	1,060
SANDHILL STREET	50	823
LIMERICK STREET	50	510
LIGHTCLIFF STREET	50	1,160
KIRKHILL STREET	50	1,367
KIRKHILL COVE	50	274
ISLE OF SICY STREET	50	1,439
MOUNT ELEN STREET	50	1,148
LISMORE STREET	50	998
SANDY HILLS STREET	60	410
SANDY HILLS STREET	50	915
TURVEY STREET	50	356
SILKSTONE STREET	50	1,330

TOTAL: 42,802

NOTES:

- NO BUILDING, FENCING, LANDSCAPING OR STRUCTURES ARE ALLOWED WITHIN ANY DRAINAGE EASEMENT UNLESS EXPRESSLY PERMITTED BY THE CITY OF HUTTO.
- A P.U.E. TEN FOOT WIDE ALONG AND ADJACENT TO ALL STREET SIDE PROPERTY LINES IS HEREBY DEDICATED.
- NO LOT IN THIS SUBDIVISION SHALL BE OCCUPIED UNTIL CONNECTION IS MADE TO PUBLIC WATER AND WASTEWATER UTILITIES.
- SIDEWALKS SHALL BE CONSTRUCTED ON BOTH SIDES OF ALL STREETS WITHIN AND BOUNDING THIS SUBDIVISION, AS INDICATED HEREON.
- ALL LOTS IN THIS SUBDIVISION ARE RESTRICTED TO SINGLE FAMILY RESIDENTIAL USE, UNLESS OTHERWISE INDICATED.
- WATER AND WASTEWATER SERVICE FOR THIS SUBDIVISION WILL BE AVAILABLE THROUGH THE CITY OF HUTTO AFTER THE APPROPRIATE WATER AND WASTEWATER SYSTEM IMPROVEMENTS ARE INSTALLED TO THIS SITE. THE CITY OF HUTTO ASSUMES NO OBLIGATIONS FOR INSTALLING ANY WATER AND WASTEWATER IMPROVEMENTS REQUIRED TO SERVE THIS SITE.
- UTILITY PROVIDERS:
WATER: WILLIAMSON COUNTY WATER, SEWER, IRRIGATION AND DRAINAGE DISTRICT #3 (RETAIL)
MANVILLE WATER (WHOLESALE)
WASTEWATER: ECORESOURCES
GAS: TXU
ELECTRIC: TXU
- DRIVEWAY ACCESS TO WINTERFIELD DRIVE IS PROHIBITED FROM ALL SINGLE FAMILY LOTS.
- PRIOR TO FINAL PLAT RECORDATION, AN AGREEMENT FOR WATER SERVICE WILL BE PROVIDED TO THE CITY OF HUTTO.
- FOR SECTIONS 1, 3 AND 10, W.C.W.S.I.D.D. #3 WILL ENTER INTO AN OUT OF DISTRICT SERVICE AGREEMENT TO PROVIDE WASTE WATER SERVICE.

A PORTION OF THIS TRACT IS WITHIN THE 100 YEAR FLOOD PLAIN AS SHOWN ON FLOOD INSURANCE RATE MAP COMMUNITY PANEL NUMBER 48491 C0335 C, EFFECTIVE DATE 9-27-1991 FOR WILLIAMSON COUNTY, TEXAS.

LOUIS SCHROEDER
7.9 ACRES
VOLUME 364
PAGE 206

SHIRLEY JEAN INMAN
8.86 ACRES
DOC# 9708007

MATCH LINE
SEE SHEET 3

DWIGHT K. FORRISTER AND WIFE,
LINDA KAY FORRISTER
41.25 ACRES
DOC# 9663090

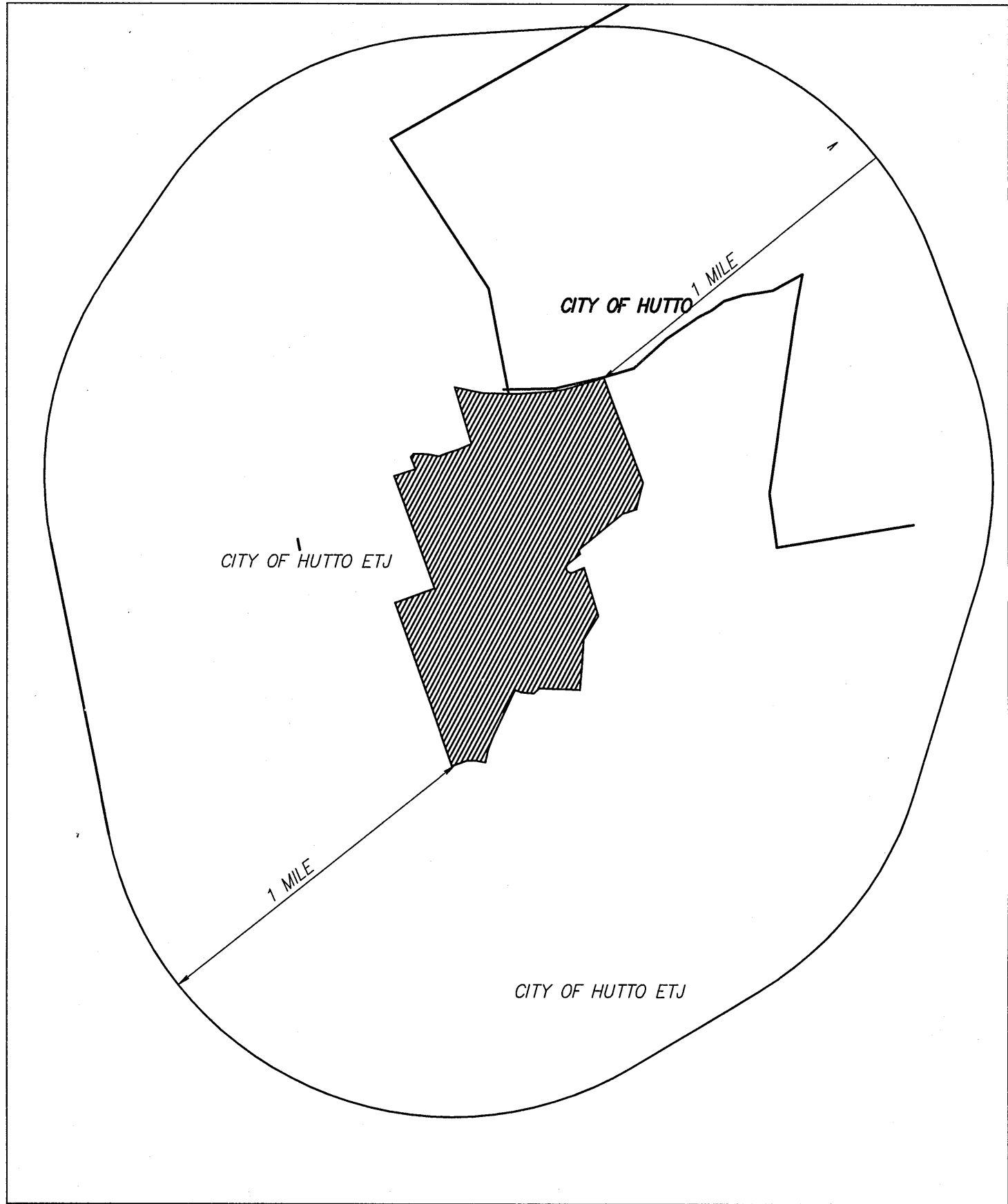
LEROY BRADY BEHRENS, ET AL
43.24 ACRES
VOLUME 1120, PAGE 20

CHAZ GLACE
43.24 ACRES
DOC# 9644889

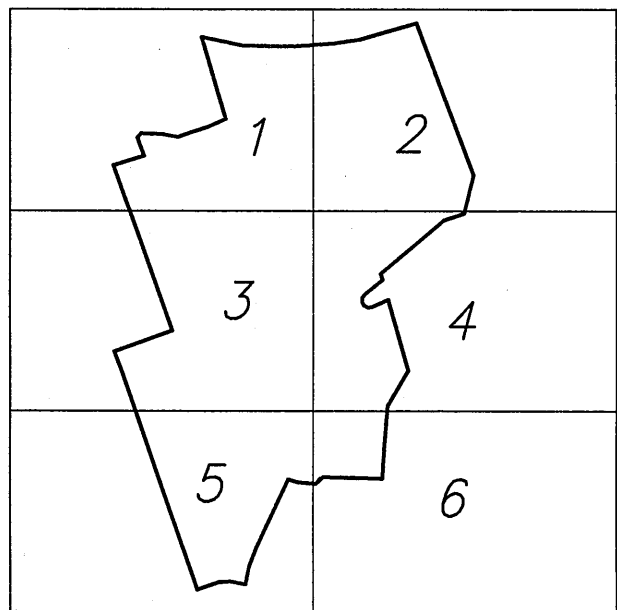
SHEPHERD FAMILY LIMITED PARTNERSHIP
117.51 ACRES
DOCUMENT No. 2004085125

PRELIMINARY PLAT OF
STAR RANCH SECTION 7
WILLIAMSON COUNTY, TEXAS

SCALE: 1"=100'
0 100' 200' 300' 400'



LOCATION MAP
SCALE: 1" = 2000'



KEY MAP
NOTE: SEE SHEET 2 FOR PHASE PLAN

- LEGEND:
- = 1/2" IRON ROD FOUND
 - = 1/2" IRON ROD SET WITH RJ SURVEYING CAP
 - ROW = RIGHT OF WAY
 - POC = POINT OF COMMENCEMENT
 - POB = POINT OF BEGINNING
 - DE = DRAINAGE EASEMENT
 - PUE = PUBLIC UTILITY EASEMENT
 - BL = BUILDING LINE
 - = PHASE LINE

14 = PHASE NUMBER

PROPERTY OWNER:
TACK DEVELOPMENT, LTD.
COMMERCE PROPERTIES, INC., GENERAL PARTNER
TIM TIMMERMAN, PRESIDENT
2490 FM 685
HUTTO, TEXAS 78634

PHONE NO. 512-306-0500
FAX NO. 512-306-0502

SITE DATA:
TOTAL AREA OF THIS PLAT: 309.113 ACRES

812 SINGLE FAMILY LOTS
11 LANDSCAPE LOTS
2 DRAINAGE LOTS
1 LIFT STATION AND DRAINAGE EASEMENT LOT
2 LIFT STATION LOTS
1 AMENITY CENTER LOT
2 TOWNHOME LOTS

20 BLOCKS

TOTAL: 830 LOTS
R.O.W. AREA: 53.929 ACRES

DATE: JAN. 11, 2008 SCALE: 1" = 100'

RANDALL JONES & ASSOCIATES ENGINEERING, INC.
1212 E. BRAKER LANE, AUSTIN, TEXAS 78753
(512) 836-4793 FAX: (512) 836-4817

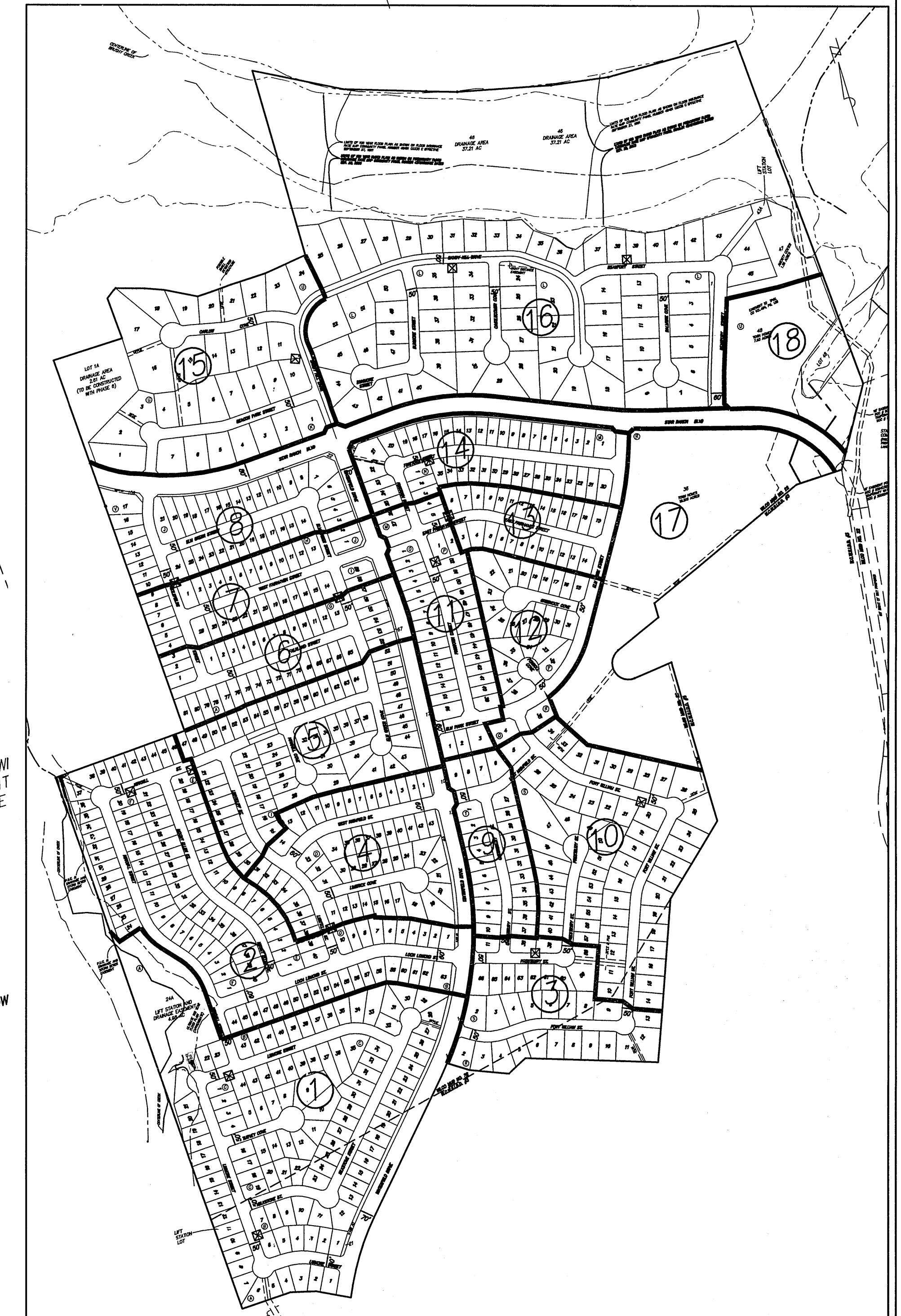
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SHEPHERD FAMILY LIMITED PARTNERSHIP
117.51 ACRES
DOCUMENT No. 2004085125

SCALE: 1"=100'



A horizontal graphic scale bar with a black and white checkered pattern from 0 to 100 feet, and solid black segments from 100 to 200, 200 to 300, and 300 to 400 feet. Tick marks are present at 0, 100, 200, 300, and 400 feet.



PHASE MAP
SCALE: 1" = 400'

LEGEND:

- = 1/2" IRON ROD FOUND
- = 1/2" IRON ROD SET WITH RJ SURVEYING CAP

ROW = RIGHT OF WAY

POC = POINT OF COMMENCEMENT

POB = POINT OF BEGINNING

DE = DRAINAGE EASEMENT

PUE = PUBLIC UTILITY EASEMENT

BL = BUILDING LINE

IRF = IRON ROD FOUND

R_p = POWER POLE

DATE: JAN. 11, 2008 SCALE: 1" = 100'

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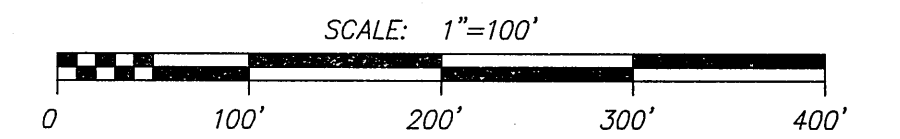
SHEET 2 OF 6 SHEETS

MATCH LINE
SEE SHEET 4

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MATCH LINE - SEE SHEET 1

PRELIMINARY PLAT OF
STAR RANCH SECTION 7
WILLIAMSON COUNTY, TEXAS



MATCH LINE
SEE SHEET 4

- LEGEND:
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 - BL = BUILDING LINE
 - IRF = IRON ROD FOUND
 - P = POWER POLE

DATE: JAN. 11, 2008

SCALE: 1" = 100'

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SHEET 3 OF 6 SHEETS

MATCH LINE
SEE SHEET 5

SCALE: 1"=100'

A horizontal graphic scale bar with tick marks at 0, 100', 200', 300', and 400'. The bar is divided into four equal segments, each representing 100 feet. The first segment is further divided into four smaller squares, each representing 25 feet.

STATE HIGHWAY 130

TACK DEVELOPMENT, LTD
2.2107 ACRES
DOC# 2004019476

DATE: JAN. 11, 2008 SCALE: 1" = 100'

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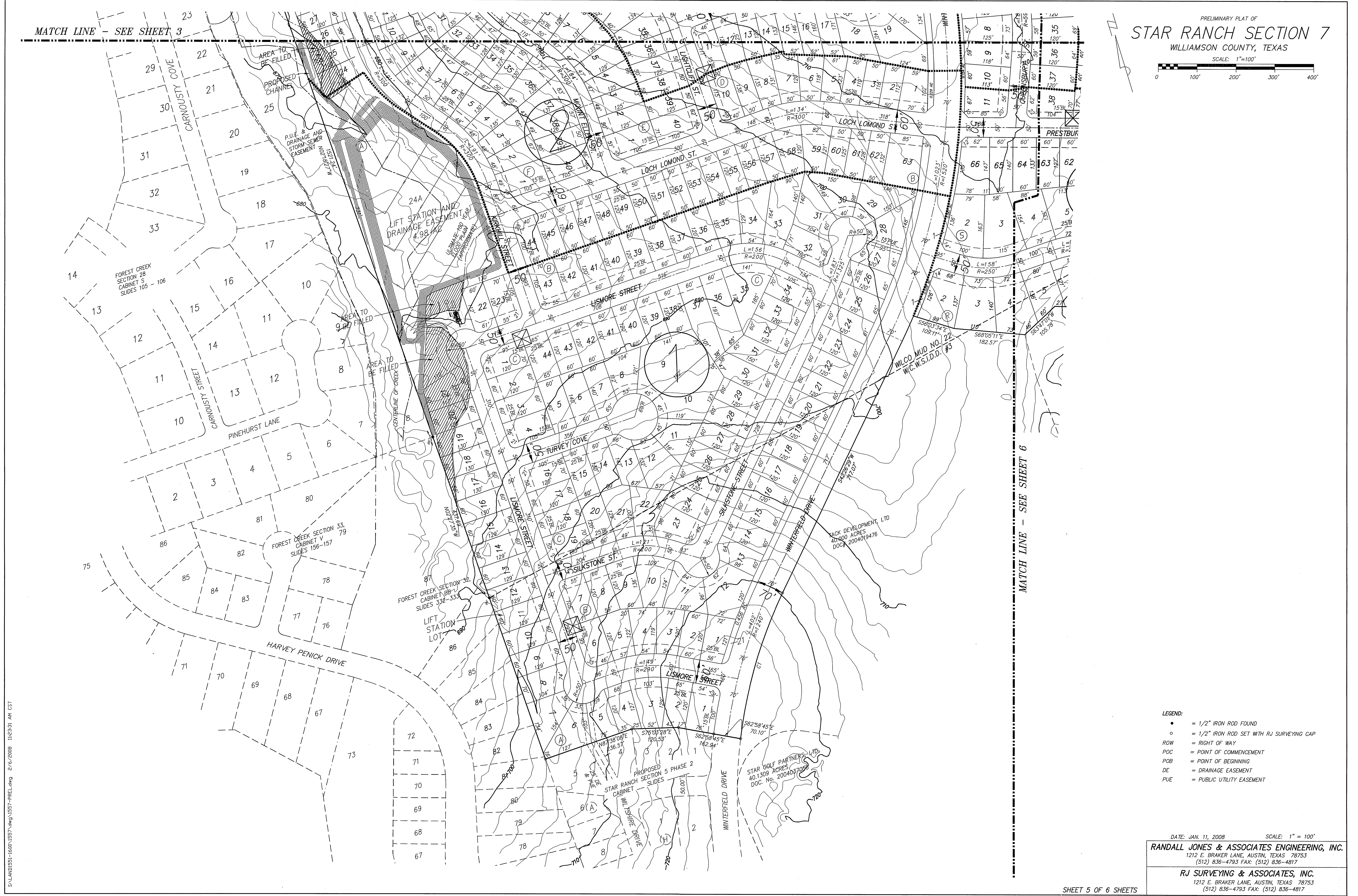
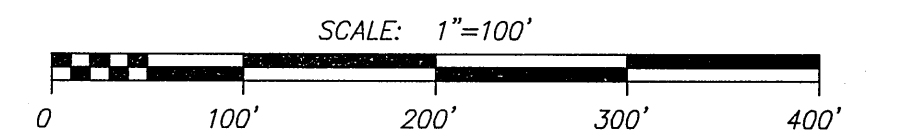
SHEET 4 OF 6 SHEETS

**MATCH LINE
SEE SHEET 3**

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MATCH LINE - SEE SHEET 3

PRELIMINARY PLAT OF
STAR RANCH SECTION 7
WILLIAMSON COUNTY, TEXAS



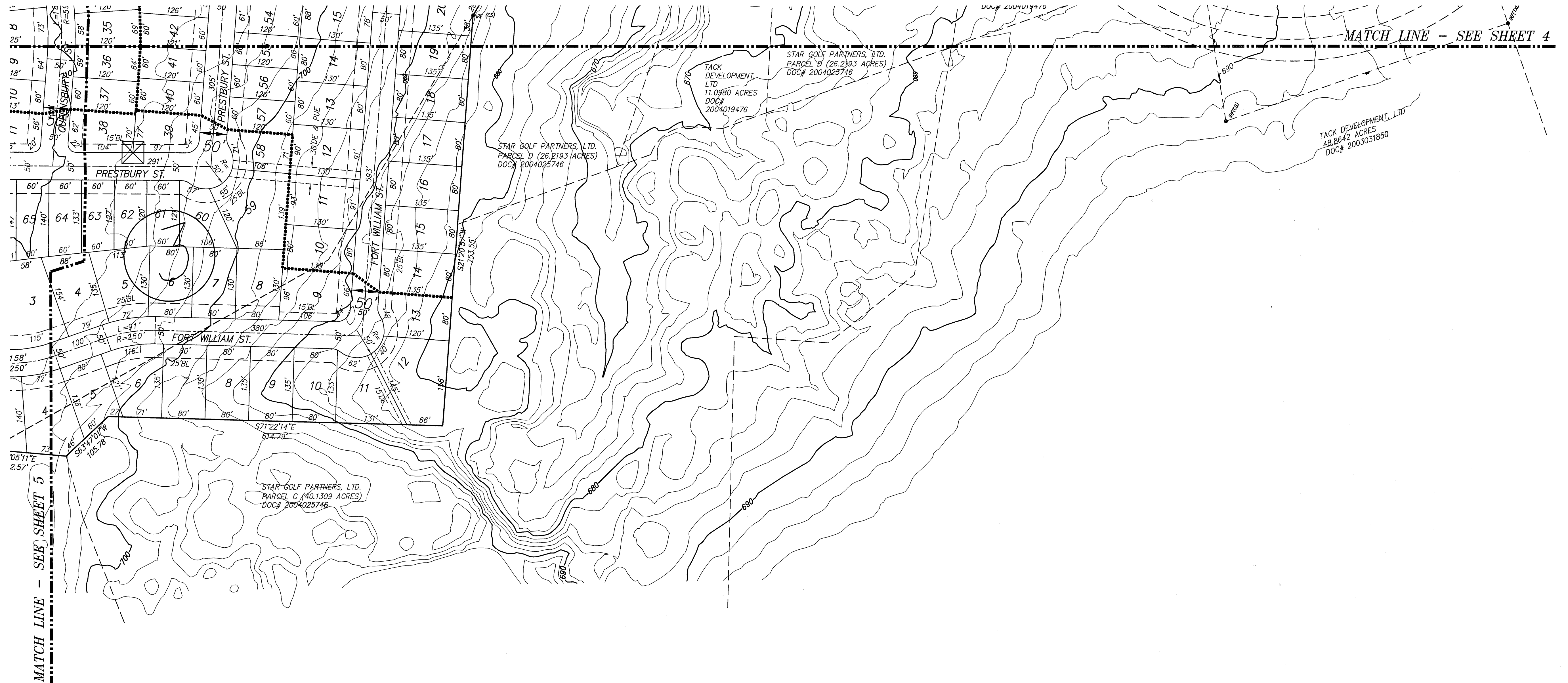
MATCH LINE - SEE SHEET 6

- LEGEND:
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DATE: JAN. 11, 2008 SCALE: 1" = 100'

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