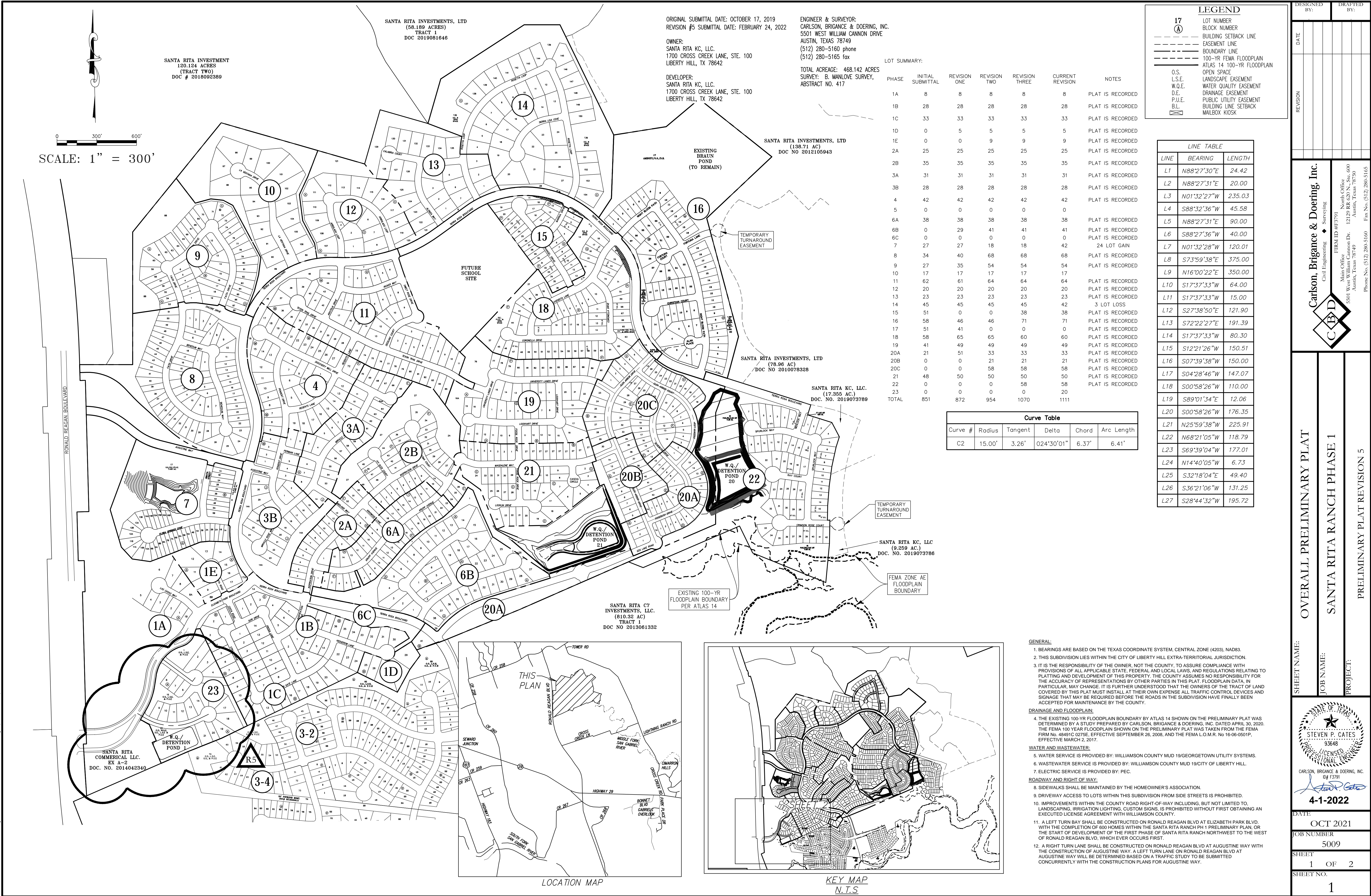


FILE PATH: J:\ACD\50509\ang\PHASE 1 PRELIM REV 55008-PRELIM PLAT.dwg - Apr 01, 2022 - 4:05pm





LINE TABLE		
LINE	BEARING	LENGTH
L1	S09°00'19"W	87.43
L2	S69°47'36"W	35.41
L3	S18°30'07"W	45.77
L4	S82°46'50"W	31.27
L5	S66°24'11"W	34.22
L6	S60°02'41"E	76.66

Curve Table			
Curve #	Length	Radius	Delta
C1	178.017	482.483	021.1398
C2	88.248	270.000	018.7268
C3	85.501	269.752	018.1606
C4	112.708	269.857	023.9300
C5	116.376	130.000	051.2914

STREET NAME	MAINTENANCE AUTHORITY	R.O.W. WIDTH	PAVEMENT WIDTH	SIDEWALKS	DESIGN SPEED	LINEAR FEET	CLASS
MODELO WAY	PUBLIC	50'	33' FACE TO FACE	4'	25 MPH	322	LOCAL
VILLORIA COVE	PUBLIC	50'	33' FACE TO FACE	4'	25 MPH	572	LOCAL
TOTAL LINEAR FOOTAGE OF STREETS:						894	L.F.

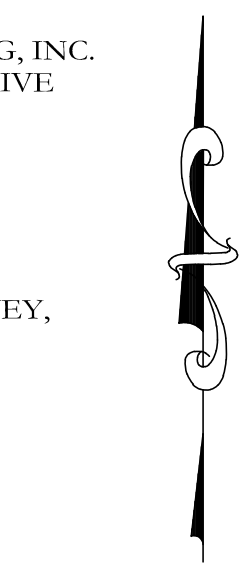
DATE: FEBRUARY 24, 2022

OWNER:  
SANTA RITA KC, LLC.  
1700 CROSS CREEK LANE, STE. 100  
LIBERTY HILL, TX 78642

DEVELOPER:  
SANTA RITA KC, LLC.  
1700 CROSS CREEK LANE, STE. 100  
LIBERTY HILL, TX 78642

ENGINEER & SURVEYOR:  
CARLSON, BRIGANCE & DOERING, INC.  
5501 WEST WILLIAM CANNON DRIVE  
AUSTIN, TEXAS 78749  
(512) 280-5160 phone  
(512) 280-5165 fax

TOTAL ACREAGE: 10.314 ACRES  
SURVEY: GREENLEAF FISK SURVEY,  
ABSTRACT NO. 5



0 60' 120'

SCALE: 1" = 60'

TOTAL OF LOTS 22  
SINGLE FAMILY LOTS: 19  
O.S., W.Q.E., D.E., P.U.E. & L.S.E. LOTS: 2  
O.S., P.U.E. & L.S.E. LOTS: 1

LEGEND	
17	LOT NUMBER
(A)	BLOCK NUMBER
---	BUILDING SETBACK LINE
---	EASEMENT LINE
---	BOUNDARY LINE
---	100-YR FEMA FLOODPLAIN
---	ATLAS 14 100-YR FLOODPLAIN
O.S.	OPEN SPACE
L.S.E.	LANDSCAPE EASEMENT
W.Q.E.	WATER QUALITY EASEMENT
D.E.	DRAINAGE EASEMENT
P.U.E.	PUBLIC UTILITY EASEMENT
B.L.	BUILDING LINE SETBACK
⊠	MAILBOX KIOSK

DESIGNED BY:

DATE

DRAFTED BY:

REVISION

PRELIMINARY PLAT

SANTA RITA RANCH PHASE 1

PRELIMINARY PLAT REVISION 5

SHEET NAME:

JOB NAME:

PROJECT:

STATE OF TEXAS

STEVEN P. CATES

93648

PROFESSIONAL ENGINEER

CARLSON, BRIGANCE & DOERING, INC.

ID# F3791

4-1-2022

DATE

OCT 2021

JOB NUMBER

5009

SHEET

2 OF 2

SHEET NO.

2