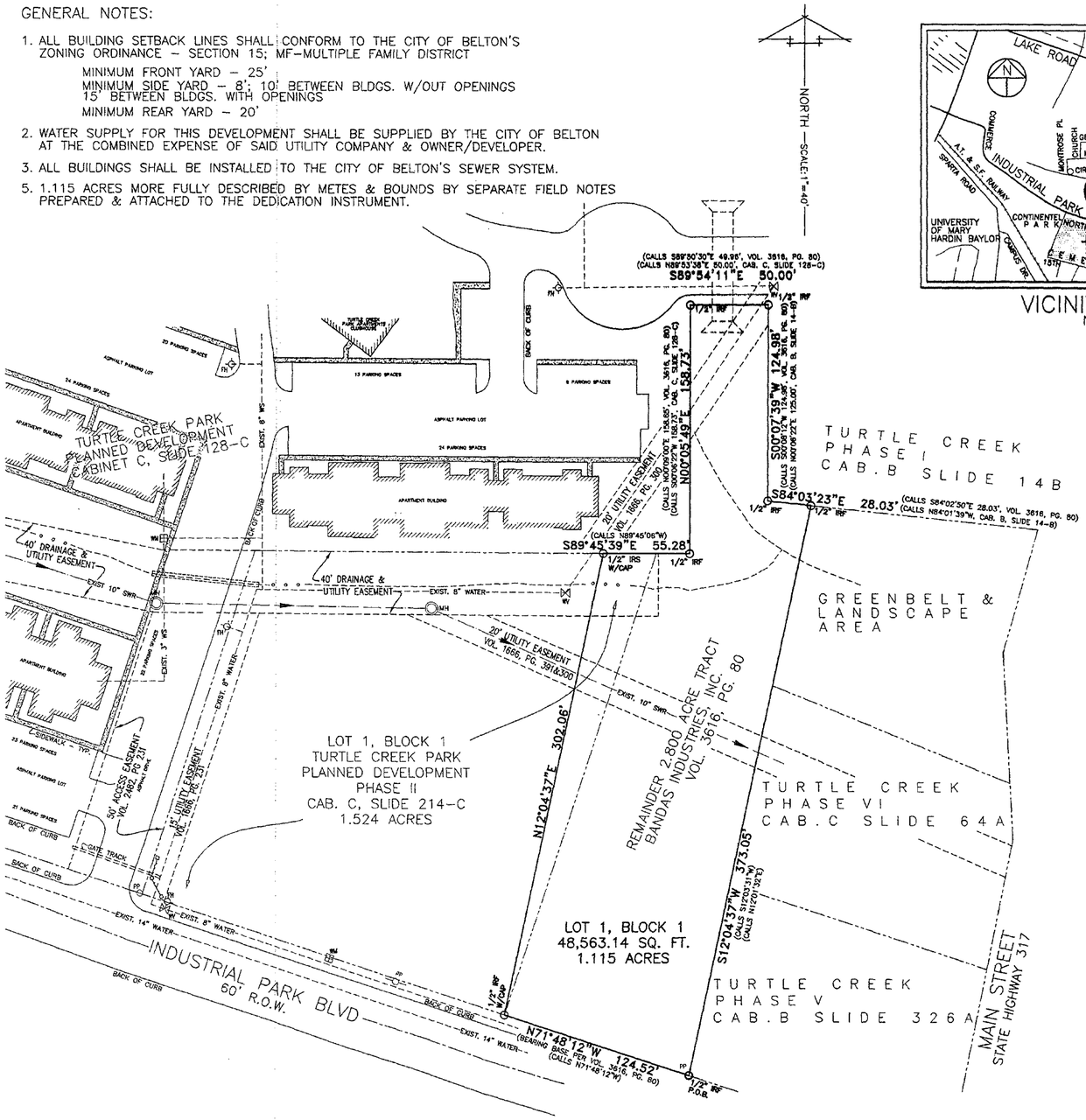
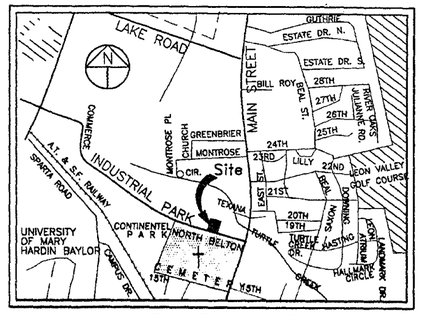
C/280-D

C/280-D

GENERAL NOTES:

1. ALL BUILDING SETBACK LINES SHALL CONFORM TO THE CITY OF BELTON'S ZONING ORDINANCE – SECTION 15; MF–MULTIPLE FAMILY DISTRICT
   MINIMUM FRONT YARD – 25'
   MINIMUM SIDE YARD – 8'; 10' BETWEEN BLDGS. W/OUT OPENINGS
   15' BETWEEN BLDGS. WITH OPENINGS
   MINIMUM REAR YARD – 20'
2. WATER SUPPLY FOR THIS DEVELOPMENT SHALL BE SUPPLIED BY THE CITY OF BELTON AT THE COMBINED EXPENSE OF SAID UTILITY COMPANY & OWNER/DEVELOPER.
3. ALL BUILDINGS SHALL BE INSTALLED TO THE CITY OF BELTON'S SEWER SYSTEM.
5. 1.115 ACRES MORE FULLY DESCRIBED BY METES & BOUNDS BY SEPARATE FIELD NOTES PREPARED & ATTACHED TO THE DEDICATION INSTRUMENT.





VICINITY MAP
N.T.S.

KNOW ALL MEN BY THESE PRESENTS:

THAT I, Victor D. Turley, Registered Professional Land Surveyor, do hereby certify that I prepared this plat from an actual and accurate survey of the land and that the corner monuments shown thereon shall be properly placed, under my personal supervision, in accordance with the subdivision regulations of the City of Belton, Texas.

Victor D. Turley
Registered Professional Land Surveyor

STATE OF TEXAS REGISTERED VICTOR D. TURLEY 2525 LAND SURVEYOR

THAT I, Victor D. Turley, do hereby certify that I prepared all drainage calculations and designed all drains and appurtunances in accordance with the Bell County Subdivision Regulations.

Victor D. Turley, P.E.

STATE OF TEXAS REGISTERED VICTOR D. TURLEY 2525 P.E. LICENSED PROFESSIONAL ENGINEER

STATE OF TEXAS

COUNTY OF BELL

I, the undersigned, Owner of the land shown on this plat and designated herein as TURTLE CREEK PARK MINI STORAGE SUBDIVISION, an Addition to the City of Belton, Bell County, Texas, and, whose name is subsribed hereto, hereby dedicate to the use of the public forever, all streets, parks, water courses, drains, easements, and public places as shown hereon.

H. RAY SEVERN
BRACOR ENTERPRISES, LTD.

STATE OF TEXAS

COUNTY OF BELL

Before me, the undersigned, a Notary Public in and for said County and State, on this day personally appeared H. RAY SEVERN, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that the same was the act of the said and that he executed the same for the purposes and consideration therein stated.

GIVEN UNDER MY HAND AND SEAL, this 24 day of January, 2002 ~~2001~~.

Anita Klatz
Notary Public State of Texas

ANITA KLATZ NOTARY PUBLIC STATE OF TEXAS MY COMMISSION EXPIRES FEBRUARY 28, 2004

I hereby certify that the above and foregoing plat of TURTLE CREEK PARK MINI STORGAGE SUBDIVISION, an Addition within the city limits of the City of Belton, Bell County, Texas was approved this the 16th day of OCTOBER, 2001, by the Planning and Zoning Commission of the City of Belton.

Chairman

Secretary

I hereby certify that the above and foregoing plat of TURTLE CREEK PARK MINI STORAGE SUBDIVISION, an Addition within the city limits of the City of Belton, Bell County, Texas was approved this the 23 day of October, 2001, by the City Council of the City of Belton.

Mayor

Secretary

Said addition shall be subject to all the requirements of the Subdivision Ordinance of the City of Belton.

Witness my hand this 23 day of October, 2001.

City Clerk

40 20 0 40 80

BENCHMARK = BM-17
F.E.M.A. – FLOOD PLAIN MAP
60D NAIL – N.W. SIDE OF POWER POLE, WEST SIDE OF OAK VILLAGE SHOPPING CENTER, WEST BANK OF TURTLE CREEK.

T.B.M.
CHISELED N.E.C. HEADWALL, WEST SIDE OF STATE HWY. 317, +/– 100' OF N.E. PROPERTY CORNER OF LONESTAR CARWASH.

T.B.M.
MOST WESTERNLY FLANGE BOLT, FIRE HYDRANT, 500' +/– W. OF SH 317, N. SIDE INDUSTRIAL DR.

TAX CERTIFICATE

The Bell County Tax Appraisal District, the taxing authority for all entities in Bell County, Texas does hereby certify that there are currently no delinquent taxes due or owing on the property described by this plat.

Dated this 5 day of March, 2002

BELL COUNTY TAX APPRAISAL DISTRICT
BY:

FINAL PLAT OF:
TURTLE CREEK PARK
MINI STORAGE SUBDIVISION
being a tract of land situated in the M.F. CONNELL SURVEY, ABSTRACT NO. 6, Bell County, Texas
CITY OF BELTON, BELL COUNTY, TEXAS
1.115 ACRES
1 LOT
1 BLOCK

1.115 ACRES MORE FULLY DESCRIBED BY METES AND BOUNDS BY SEPARATE FIELD NOTES PREPARED AND ATTACHED TO DEDICATION INSTRUMENT.

Dedication Vol. 4627 Page 784

TURLEY ASSOCIATES, INC.
ENGINEERING • PLANNING • SURVEYING
CONSTRUCTION MANAGEMENT
301 N. 3rd ST. TEMPLE, TEXAS
(254) 773-2400 FAX: (254) 773-3998
E-MAIL: VDTURLEY@AOL.COM

FINAL PLAT
TURTLE CREEK PARK
MINI STORAGE SUBDIVISION
A SUBDIVISION TO THE CITY OF BELTON, BELL COUNTY, TEXAS

DEVELOPED BY
H. RAY SEVERN
TEMPLE, BELL CO., TEXAS

REVISIONS		

DATE:	JULY 31, 2001
DRN. BY:	MLS/SBG
REF.:	10866-D
FB/LB	
JOB NO.:	01-089
SHEET 1	OF 1
COMPUTER DWG. NO.	01-089plat

10849-D
FILE NO.

PLAT RECORDED IN CAB. C, SLIDE 280-D — DEDICATION INSTRUMENT RECORDED IN VOL. 4627, PG. 784