

- PLAT NOTES**
1. THE PURPOSE OF THIS REPLAT IS TO CREATE TWO LOTS OUT OF ONE.
 2. SIDEWALKS AND TREES WILL BE INSTALLED AT THE TIME OF ISSUANCE OF BUILDING PERMITS IN ACCORDANCE WITH THE LAREDO LAND DEVELOPMENT CODE.
 3. THESE TWO LOTS ARE PARTIALLY LOCATED WITHIN THE 100 YEAR FLOOD ZONE A, ACCORDING WITH COMMUNITY NUMBER 48051 318-PMR(1) CASE NO. 03-08-854P DATED MARCH 24, 2004.
 4. THE MINIMUM FINISHED FLOOR ELEVATION OR LOWEST STRUCTURAL MEMBER ELEVATION SHALL BE AT LEAST 16" ABOVE THE BASE FLOOD ELEVATION OF 422.58.
 5. LOT OWNERS SHALL COMPLY WITH FLOOD PLAIN MANAGEMENT STANDARDS AND CITY OF LAREDO ENVIRONMENTAL DEPARTMENT REQUIREMENTS BEFORE ANY CONSTRUCTION ACTIVITY STARTS.
 6. LOT 1A, BLOCK 1, SHALL RECEIVE RUNOFF WATER GENERATED BY LOT 2A, BLOCK 1.
 7. ALL CURB CUTS SHALL COMPLY WITH THE TRANSPORTATION ELEMENT OF THE CITY OF LAREDO COMPREHENSIVE PLAN FOR MAJOR ARTERIALS.
 8. STORM WATER DETENTION POND STRUCTURE IMPROVEMENTS SHALL BE PART OF THE BUILDING PERMIT REQUIREMENTS AND SHALL BE THE RESPONSIBILITY OF THE LAND AND BUILDING OWNER, TO COMPLY WITH THE STORM WATER MANAGEMENT ORDINANCE. (VOLUME: 2.71 AD-FT)

OWNERS:
ENCARNACION GUERRA
902 E. CALTO ROAD
LAREDO, TX 78041
(956)726-8303

ENGINEER/SURVEYOR:
MEJIA ENGINEERING CO.
1202 HOUSTON ST. SUITE 200
LAREDO, TEXAS, 78040
(956) 726-8303

MEJIA ENGINEERING COMPANY
1605 INDUSTRIAL STREET, SUITE 200
LAREDO, TEXAS 78040
OFFICE: (956) 726-8303
FAX: (956) 726-7070

AS PLATTED
LOT 1, BLOCK 1 GUERRA SUBDIVISION AS RECORDED IN VOLUME 16, PAGE 5 OF THE WEBB COUNTY PLAT RECORDS, CITY OF LAREDO, TEXAS.

REPLAT OF
LOT 1, BLOCK 1 GUERRA SUBDIVISION AS RECORDED IN VOLUME 18, PAGE 5 OF THE WEBB COUNTY PLAT RECORDS, CITY OF LAREDO, TEXAS.
INTO
LOT 1A AND 2A, BLOCK 1, GUERRA SUBDIVISION

PLAT-APPROVAL CITY ENGINEER

I HAVE REVIEWED THIS PLAT AND ACCOMPANYING CONSTRUCTION DRAWINGS IDENTIFIED AS REPLAT OF LOT 1A & 2A, BLOCK 1, GUERRA SUBDIVISION, PREPARED BY CARLOS V. MEJIA REGISTERED PROFESSIONAL ENGINEER NO. 47509, AND DATED THE 18th DAY OF DECEMBER, 2004, WITH THE LAST REVISED DATE ON FEB. 2, 2005, AND HAVE FOUND THEM IN COMPLIANCE WITH THE SUBDIVISION ORDINANCE OF THE CITY OF LAREDO, TEXAS.

Carroll 3/8/05
ROSELLO RIVERA, P.E.
CITY ENGINEER

CERTIFICATE OF SURVEYOR

STATE OF TEXAS:
COUNTY OF WEBB:

Gilbert L. Cade III
GILBERT L. CADE III R.P.L.S. NO. 5080
2-25-2005 DATE

CERTIFICATE OF OWNER:

STATE OF TEXAS:
COUNTY OF WEBB:

I, ENCARNACION GUERRA, THE UNDERSIGNED OWNER OF THE LAND SHOWN ON THIS PLAT, AND DESIGNATED HEREIN AS REPLAT OF LOT 1A & 2A, BLOCK 1, GUERRA SUBDIVISION IN THE CITY OF LAREDO, COUNTY OF WEBB, TEXAS, AND WHOSE NAME IS SUBSCRIBED HERETO, HEREBY DEDICATE TO THE USE OF THE PUBLIC FOREVER ALL STREETS, DRAINS, EASEMENTS AND PUBLIC PLACES THEREON SHOWN FOR THE PURPOSE AND CONSIDERATION THEREIN EXPRESSED.

Encarnacion d. Guerra 3/02/05
ENCARNACION GUERRA DATE

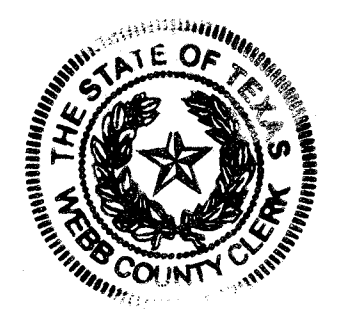
CERTIFICATION OF COUNTY CLERK

FILED OF RECORD AT 8:22 CLOCK P.M. ON THE 15 DAY OF March, 2005
DEPUTY: *Maribel Barrera* *Margie R. Flamm*
COUNTY CLERK
WEBB COUNTY, TEXAS

STATE OF TEXAS:
COUNTY OF WEBB:

I, *Margie R. Flamm*, CLERK OF THE COUNTY COURT IN AND FOR THE WEBB COUNTY, DO HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT DATED THE 2 DAY OF March, 2005 WITH ITS CERTIFICATE OF AUTHENTICATION WAS FILED FOR RECORD IN MY OFFICE ON THE 15 DAY OF March, 2005 AT 8:22 CLOCK P.M. IN VOLUME 25, PAGE(S) 28 OF THE PLAT RECORDS OF SAID COUNTY.

Maribel Barrera *Margie R. Flamm* 3/15/05
DEPUTY COUNTY CLERK DATE
WEBB COUNTY, TEXAS



CERTIFICATE OF ENGINEER

STATE OF TEXAS:
WEBB COUNTY:

I, HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN THIS PLAT TO THE MATTERS OF STREETS, LOTS WATER, SEWER AND APPURTENANCES AND DRAINAGE LAYOUT; AND TO THE BEST OF MY KNOWLEDGE THIS PLAT CONFORMS TO ALL REQUIREMENTS OF THE SUBDIVISION ORDINANCE, EXCEPT FOR THOSE VARIANCES THAT MAY HAVE BEEN GRANTED BY THE PLANNING COMMISSION OF THE CITY.

Carlos V. Mejia 02/28/05
CARLOS V. MEJIA, R.P.E. No. 47509 DATE

PLANNING COMMISSION APPROVAL

THIS PLAT REPLAT OF LOT 1A & 2A, BLOCK 1, GUERRA SUBDIVISION, HAS BEEN SUBMITTED TO AND CONSIDERED BY THE PLANNING COMMISSION OF THE CITY OF LAREDO, TEXAS, AND IS HEREBY APPROVED BY SUCH COMMISSION ON 18th DAY OF FEB. 2005.

Orlando Navarro 3/9/05
ORLANDO NAVARRO Chairman DATE

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED *Encarnacion A. Guerra*, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATION THEREIN STATED.

GIVEN MY HAND AND SEAL OF OFFICE THIS 2 DAY OF March, 2005

Felipe R. Navarro
FELIPE R. NAVARRO
CLERK PUBLIC IN AND FOR THE WEBB COUNTY, TEXAS
MY COMMISSION EXPIRES: 2/07/2007

ATTESTMENT OF PLANNING COMMISSION APPROVAL

THE CITY OF LAREDO PLANNING COMMISSION APPROVED THE FILING FOR RECORD OF THIS PLAT AT A PUBLIC MEETING HELD ON THE 18th DAY OF FEB. 2005 THE MINUTES OF SAID MEETING REFLECT SUCH APPROVAL.

Keith Selman 3/11/05
KEITH SELMAN DATE
DIRECTOR OF PLANNING DEPARTMENT
CITY OF LAREDO, TEXAS

REPLAT OF
LOT 1, BLOCK 1, OF GUERRA SUBDIVISION AS RECORDED IN VOLUME 16, PAGES 5 AND 6 OF THE WEBB COUNTY PLAT RECORDS, CITY OF LAREDO, WEBB COUNTY, TEXAS.
INTO LOT 1A AND 2A, BLOCK 1, GUERRA SUBDIVISION, CITY OF LAREDO, WEBB COUNTY, TEXAS.

REV. 2-2-05
DESIGN BY: O.N.M.
CHECKED BY: G.L.C. III
APPROVED BY: C.V.M.
DATE: 12-01-04
SCALE: 1"=100'
JOB #: 982
FILE NAME: P:\a\re-plat guerra sub\1\ SHEET

PLAN HOLD CORPORATION • IRVINE, CALIFORNIA
RECORDED BY NUMBER 0758
PERSONAL USE OF INSTRUMENT ONLY