

STATE OF TEXAS  
 COUNTY OF HAYS

KNOW ALL MEN BY THESE PRESENTS: THAT I, VITOLICH & VITOLICH, INC., A CORPORATION ORGANIZED AND EXISTING UNDER THE LAWS OF THE STATE OF TEXAS, WITH ITS HOME ADDRESS AT P.O. BOX 1773, DRIPPING SPRINGS, TEXAS, OWNER OF 12.05 ACRES OF LAND (RECORD) 12.052 ACRES ROUNDED TO MATCH EXACT ACREAGE, OUT OF THE B.F. HANNA SURVEY NO. 28, ABSTRACT NO. 222, HAYS COUNTY, TEXAS AS CONVEYED TO IT BY DEED DATED JANUARY 27, 2017 AND RECORDED IN DOCUMENT NO. 17003483, OFFICIAL PUBLIC RECORDS OF HAYS COUNTY, TEXAS DO HEREBY SUBDIVIDE 12.052 ACRES (SURVEYED) TO BE KNOWN AS

**" VITOLICH PLAZA "**

IN ACCORDANCE WITH THE PLAT SHOWN HEREON, SUBJECT TO ALL EASEMENTS AND RESTRICTIONS HERETOFORE GRANTED AND DO HEREBY DEDICATE TO THE OWNERS OF THE PROPERTY THE USE OF THE STREETS AND EASEMENTS SHOWN HEREON.

IN WITNESS WHEREOF: VITOLICH AND VITOLICH, INC. HAS CAUSED AND ACKNOWLEDGED THESE PRESENTS TO BE EXECUTED BY ITS PRESIDENT MILAN VITOLICH THEREUNTO DULY AUTHORIZED.

*Milan Vitolich*  
 MILAN VITOLICH  
 PRESIDENT

STATE OF TEXAS  
 COUNTY OF HAYS

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED MILAN VITOLICH KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AS PRESIDENT OF VITOLICH & VITOLICH, INC. AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME IN SUCH CAPACITY AS THE ACT AND DEED OF SAID CORPORATION AND ACKNOWLEDGED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN STATED.



*Paul W. McElroy*  
 NOTARY PUBLIC IN AND FOR HAYS  
 COUNTY, TEXAS  
 COMMISSION EXPIRES 11/1/19  
 PRINT NAME PAUL W. MCELROY

CITY OF DRIPPING SPRINGS APPROVAL  
 THIS PLAT " VITOLICH PLAZA " HAS BEEN SUBMITTED TO AND CONSIDERED BY THE CITY OF DRIPPING SPRINGS AS A "MINOR SUBDIVISION PLAT"  
 APPROVED THIS THE 28th DAY OF August, A.D., 2017.

*Michelle Fischer*  
 MICHELLE FISCHER, CITY ADMINISTRATOR

WATER/ WASTEWATER NOTE:  
 NO STRUCTURE IN THIS SUBDIVISION SHALL BE OCCUPIED UNTIL CONNECTED TO AN INDIVIDUAL WATER SUPPLY OR A STATE APPROVED COMMUNITY WATER SYSTEM, DUE TO DECLINING WATER SUPPLIES AND WATER QUALITY. PROSPECTIVE PROPERTY OWNERS ARE CAUTIONED BY THE COUNTY TO QUESTION THE SELLER CONCERNING GROUND WATER AVAILABILITY, RAIN WATER COLLECTION IS ENCOURAGED AND IN SOME AREAS MAY OFFER THE BEST RENOVABLE WATER SOURCE.

NO STRUCTURE IN THIS SUBDIVISION SHALL BE CONNECTED TO A PUBLIC SEWER SYSTEM OR TO AN ON SITE WASTEWATER SYSTEM WHICH HAS BEEN APPROVED AND PERMITTED BY HAYS COUNTY DEVELOPMENT SERVICES.  
 NO CONSTRUCTION OR OTHER DEVELOPMENT WITHIN THIS SUBDIVISION MAY BEGIN UNTIL ALL HAYS COUNTY DEVELOPMENT PERMIT REQUIREMENTS HAVE BEEN MET.

*Roxie McInnis*  
 ROXIE MCINNIS  
 DIVISION MANAGER,  
 HAYS COUNTY  
 DEVELOPMENT AND COMMUNITY SERVICES

STATE OF TEXAS  
 COUNTY OF HAYS

" I, THE UNDERSIGNED, DIVISION MANAGER OF THE HAYS COUNTY DEVELOPMENT AND COMMUNITY SERVICES DEPARTMENT, HEREBY CERTIFY THAT THIS SUBDIVISION PLAT COMFORMS TO ALL HAYS COUNTY REQUIREMENTS AS STATED IN THE INTERLOCAL COOPERATION AGREEMENT BETWEEN HAYS COUNTY AND THE CITY OF DRIPPING SPRINGS FOR SUBDIVISION REGULATION WITHIN THE EXTRATERRITORIAL JURISDICTION OF THE CITY OF DRIPPING SPRINGS."

*Roxie McInnis*  
 ROXIE MCINNIS  
 DIVISION MANAGER, HAYS COUNTY DEVELOPMENT AND COMMUNITY SERVICES

STATE OF TEXAS  
 COUNTY OF HAYS

I, LIZ GONZALEZ, COUNTY CLERK OF HAYS COUNTY, TEXAS, DO HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT IN WRITING WITH ITS CERTIFICATE OF AUTHENTICATION WAS FILED FOR RECORD IN MY OFFICE ON THE 29 DAY OF AUGUST A.D., 2017 AT 10:28 O'CLOCK A.M. IN THE PLAT RECORDS OF HAYS COUNTY, TEXAS IN DOCUMENT NO. 17030283  
 WITNESS MY HAND AND SEAL OF OFFICE, THIS THE 29 DAY OF AUGUST A.D., 2017.

*Liz Gonzalez*  
 LIZ GONZALEZ  
 COUNTY CLERK  
 HAYS COUNTY, TEXAS



*Deputy*  
 Deputy

DRIVEWAY PERMIT NOTE  
 " IN ORDER TO PROMOTE SAFE USE OF ROADWAYS AND PRESERVE THE CONDITIONS OF PUBLIC ROADWAYS, NO DRIVEWAY CONSTRUCTED ON ANY LOT WITHIN THIS SUBDIVISION SHALL BE PERMITTED TO ACCESS ONTO A PUBLIC ROADWAY UNLESS (a) A PERMIT FOR USE OF THE COUNTY ROADWAY RIGHT-OF-WAY HAS BEEN ISSUED UNDER CHAPTER 751, AND (b) THE DRIVEWAY SATISFIES THE MINIMUM SPACING REQUIREMENT SET FORTH IN CHAPTER 721 OF THE HAYS COUNTY DEVELOPMENT REGULATIONS."

STATE OF TEXAS  
 COUNTY OF HAYS

KNOW ALL MEN BY THESE PRESENTS, THAT I, THE UNDERSIGNED, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS, HEREBY CERTIFY THAT THIS PLAT COMPLEES WITH THE SURVEY RELATED REQUIREMENTS OF THE HAYS COUNTY DEVELOPMENT REGULATIONS AND THAT AN ACTUAL SURVEY OF THE PROPERTY WAS MADE UNDER MY SUPERVISION ON THE GROUND AND THAT THE CORNER MONUMENTS WERE PROPERLY PLACED UNDER MY SUPERVISION.

*Gary F. Pennington*  
 GARY F. PENNINGTON, R.P.L.S.  
 REGISTERED PROFESSIONAL LAND SURVEYOR  
 NO. 4404 - STATE OF TEXAS  
 P.O. BOX 1244  
 DRIPPING SPRINGS, TEXAS 78620  
 (512) 888-4480 FRM NO. 10194161



*08/16/2017*  
 DATE

IN APPROVING THIS PLAT BY THE COMMISSIONERS COURT OF HAYS COUNTY, TEXAS, IT IS UNDERSTOOD THAT THE BUILDING OF ALL STREETS, ROADS, AND OTHER PUBLIC THROUGHFARES DELINEATED AND SHOWN ON THIS PLAT, AND ALL BRIDGES AND CULVERTS NECESSARY TO BE CONSTRUCTED OR PLACED IN SUCH STREETS, ROADS, OR OTHER PUBLIC THROUGHFARES, OR IN CONNECTION THEREWITH SHALL BE THE RESPONSIBILITY OF THE OWNER AND/OR THE DEVELOPER OF THE TRACT OF LAND COVERED BY THIS PLAT IN ACCORDANCE WITH THE PLANS AND SPECIFICATIONS PRESCRIBED BY THE COMMISSIONERS COURT OF HAYS COUNTY, TEXAS. HAYS COUNTY ASSUMES NO LIABILITY TO BUILD THE STREETS, ROADS, OR OTHER PUBLIC THROUGHFARES SHOWN ON THIS PLAT OR OF THE CONSTRUCTION OF ANY BRIDGES OR CULVERTS IN CONNECTION THEREWITH.

**MINOR PLAT OF  
 VITOLICH PLAZA**

**A SUBDIVISION IN HAYS COUNTY, TEXAS  
 PRELIMINARY REVIEW COPY**

