

Filing Fee 170.00
Paid

APPLICATION AND
FINAL PLAT CHECKLIST

Date: 8-15-83

Name of Proposed Subdivision W.E. CAMPBELL INC. SUBDIVISION

Name of Subdivider W.E. CAMPBELL

Address P.O. Box 930 Rockwall, Texas 75087 Phone 722-8101

Owner of Record W.E. CAMPBELL

Address P.O. Box 930 Rockwall, Texas 75087 Phone 722-8101

Name of Land Planner/Surveyor/Engineer BROWN LAND SURVEYORS

Address 304 W. Rusk P.O. Box 65 Rockwall, Texas 75087 Phone 722-3036

Total Acreage 1.814 Acres Current Zoning M.F. 1

Number of Lots/Units 1 Signed Robert Brown

The final Plat shall generally conform to the Preliminary Plat, as approved by the City Council and shall be drawn to legibly show all data into a satisfactory scale, usually not smaller than one inch equals 100 feet.

The following Final Plat Checklist is a summary of the requirements listed under Section VIII of the Rockwall Subdivision Ordinance. Section VIII should be reviewed and followed when preparing a Final Plat. The following checklist is intended only as a reminder and a guide for those requirements.

INFORMATION

Provided or Not
Shown on Plat Applicable

- | | | |
|-----------------------------|-----------------------------|--|
| <u> </u> | <u> </u> | 1. Title or name of subdivision, written and graphic scale, north point, date of plat, and a key map |
| <u>X</u> | <u> </u> | 2. Location of the subdivision by City, County and State |
| <u>X</u> | <u> </u> | 3. Location of subdivision tied to a USGS monument, Texas highway monument, or other approved benchmark |
| <u>X</u> | <u> </u> | 4. Accurate boundary survey and property description with tract boundary lines indicated by heavy lines. |
| <u>X</u> | <u> </u> | 5. Accurate plat dimensions with all engineering information necessary to reproduce plat on the ground |

APPLICATION AND
FINAL PLAT CHECKLIST

<u>X</u>	_____
_____	<u>X</u>
<u>X</u>	_____
_____	<u>X</u>
_____	_____
<u>X</u>	_____
<u>X</u>	_____
_____	_____
<u>X</u>	_____
_____	_____
_____	<u>X</u>

6. Approved name and right-of-way width of each street, both within and adjacent to the subdivision
7. Locations, dimensions and purposes of any easements or other rights-of-way
8. Identification of each lot or site and block by letter or number and building lines of residential lots
9. The record owners of contiguous parcels of unsubdivided land; names and lot patterns of contiguous subdivisions, approved Concept Plans, reference recorded subdivision plats or adjoining platted land by record name, and deed record volume and page
10. Boundary lines, dimensions and descriptions of open spaces to be dedicated for public use of the inhabitants of the subdivision
11. Contours at a minimum of 2 ft. intervals
12. A certificate of dedication of all streets, alleys, parks and other public uses, signed by the owner or owners
13. The designation of the entity responsible for the operation and maintenance of any commonly held property, and a waiver releasing the City of such responsibility; a waiver releasing the City for damages in establishment or alteration of grades
14. An instrument of dedication or adoption signed by the owner or owners
15. Space for signatures attesting approval of the plat
16. The seal and signature of the surveyor and/or engineer responsible for surveying the subdivision and/or the preparation of the plat
17. Complies with all special requirements developed in preliminary plat review

18. Plan profiles for streets and
utilities

Taken by _____ File No. 1983-62-FP
Date 8/15/83
Fee \$170.00
Receipt _____

CITY OF ROCKWALL OFFICIAL RECEIPT

DATE _____

NAME _____

ADDRESS _____

Cash Check Other

GARBAGE		
LAND FILL PERMIT		
GARAGE SALES		
SOLICATORS PERMIT		
RENT		
MISCELLANEOUS WATER SALES		
<i>Handwritten: 170.00</i>		170.00

1989

Received By _____

FORM G-1

~~SITE PLAN/PRELIMINARY PLAT/FINAL PLAT~~

FACT SHEET

Applicant: W. E. Campbell

Name of Proposed Development: W. E. Campbell, Inc., Subdivision

Acreage: 1.814

Number of Lots: 1

Current Zoning: MF-15

Surrounding Zoning: MF-15 to north, 2-F to east, PD-21 to south,

SF-7 to west

Description: One lot subdivision for Rockwall Nursing Home

Staff Comments:

Technical Changes:

1. Block should be "A", not "1".
2. Legal description incomplete on St. Marys Street
3. Contours not 2 ft. intervals.

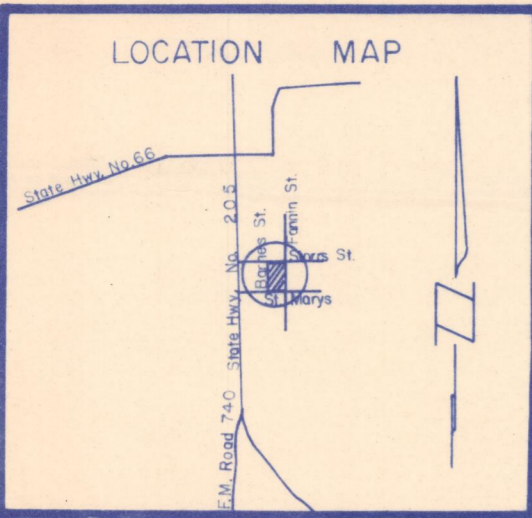
Planning and Zoning Commission Recommendations:

11/10/83 - Approval

City Council Decision:

12/5/83 Deny because of sewer problems

12/12/83 Approve



3 options of development
 1) 15 units
 2) block by block
 before Bldg. permit
 Attorney present

W.E. CAMPBELL INC. SUBDIVISION
 CITY OF ROCKWALL
B.F. BOYDSTUN SURVEY ABSTRACT NO. 14
 ROCKWALL COUNTY, TEXAS
OWNERS
 WE CAMPBELL OWNER
 P.O. BOX 930 ROCKWALL, TEXAS 75087
BROWN LAND SURVEYORS
 304 W. RUSK, P.O. BOX 65 ROCKWALL, TEXAS 75087
 SCALE 1" = 100' AUGUST 10, 1983

OWNERS CERTIFICATE

STATE OF TEXAS
 COUNTY OF ROCKWALL

WHEREAS, W.E. Campbell being the owner of a tract of land in the County of Rockwall, State of Texas, said tract being described as follows:

BEING, a tract of land situated in the B.F. Boydston Survey, Abstract No. 14, City of Rockwall, Rockwall County, Texas and being that tract as recorded in Volume 66, Page 448, Deed Records of Rockwall County, Texas, and being more particularly described as follows:
 BEGINNING, at the point of intersection of the South line of Storrs Street with the East line of Barnes Street, an iron stake for corner;
 THENCE, S. 89° 58' 58" E., along the South line of Storrs Street, a distance of 200.00 feet to an iron stake for corner;
 THENCE, S. 0° 08' 28" W., along the West line of Fanning Street, a distance of 394.93 feet to an iron stake for corner;
 THENCE, West, along the North line of St. Mary's Street, a distance of 200.00 feet to an iron stake for corner;
 THENCE, along the East line of Barnes Street, the following:
 N. 0° 05' 35" E., a distance of 195.00 feet to an iron stake for corner;
 N. 0° 11' 16" E., a distance of 200.00 feet to the PLACE OF BEGINNING and containing 1.814 acres of land.

NOW THEREFORE KNOW ALL MEN BY THESE PRESENT:

That, W.E. Campbell, being owner, does hereby adopt this plat designating the herein above described property as W.E. Campbell Inc. Subdivision, to the City of Rockwall, Rockwall County, Texas, and does hereby dedicate to the public use forever the streets and alleys shown thereon and does hereby reserve the right-of-way and easement strips shown on this plat for the purposes stated and for the mutual use and accommodation of all utilities desiring to use or using same, any public utility shall have the right to remove and keep removed all or part of any buildings, fences, trees, shrubs or other growths or improvements which in any way endanger or interfere with construction, maintenance or efficiency of their respective systems on any of the right-of-way and easement strips; and any public utility shall have the right of ingress and egress to, from and upon the said right-of-way and easement strips for the purpose of construction, reconstruction, patrolling, maintaining and either adding to or removing all or part of their respective systems without the necessity of at any time procuring the permission of anyone. The City of Rockwall will not be responsible for any claims of any nature resulting from or occasioned by the establishments of grades of streets in this addition.

WITNESS our hand at Rockwall, Texas this 15th day of August A.D. 1983.

By W.E. Campbell
 W.E. Campbell Owner

STATE OF TEXAS
 COUNTY OF ROCKWALL

Before me, the undersigned Notary Public, in and for the State of Texas, on this day personally appeared Ed Campbell, 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 purpose and consideration herein expressed.

GIVEN under my hand and seal of office this 15 day of Aug. A.D. 1983.

Reggie P. Beach
 Notary Public for the State of Texas
 My Commission Expires 10-13-84

SURVEYORS CERTIFICATE

NOW THEREFORE KNOW ALL MEN BY THESE PRESENTS:

That I, Bob O. Brown, do hereby certify that I, prepared this plat from an actual and accurate survey of the land and that the corner monuments shown thereon were properly placed under my personal supervision.

Bob O. Brown
 Bob O. Brown, Registered Public Surveyor No. 1744

STATE OF TEXAS
 COUNTY OF ROCKWALL

Before me, the undersigned Notary Public, in and for the State of Texas, on this day personally appeared Bob O. Brown, 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 purpose and consideration therein expressed.

GIVEN under my hand and seal of office this 15 day of August A.D. 1983.

Debra L. Brown
 Notary Public in and for the State of Texas
 My Commission Expires 6-7-87

RECOMMENDED FOR FINAL APPROVAL

City Administrator Date

APPROVED:

Chairman Planning and Zoning Commission Date

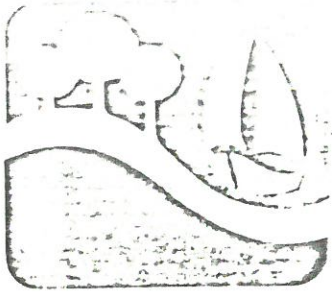
I hereby certify that the above and foregoing plat of the W.E. CAMPBELL INC. SUBDIVISION, to the City of Rockwall, Texas, was approved by the City Council of the City of Rockwall, Texas on the

day of 1983

WITNESS our hand this day of 1983

Mayor

City Secretary



CITY OF ROCKWALL

"THE NEW HORIZON"

November 30, 1983

Dear Applicant:

Your request to appear before the City of Rockwall _____
City Council

has been set for 7:30 P.M. on December 5, 1983.

The meeting will be held at _____
the District Courtroom, Rockwall County Courthouse.

If you have any questions concerning your Agenda request,
call City Hall at 722-1111.


Jesse E. Gilbert
City Administrator



102 East Washington

CITY OF ROCKWALL
"THE NEW HORIZON"

Rockwall, Texas 75087

*not at this
address
please return*

~~W. E. Campbell
P. O. Box 930
Rockwall, Tx. 75087~~



REASON CHECKED

- Unclear or Misused _____
- Attempted-Not known _____
- Insufficient Address _____
- No such street _____
- No such office in state _____
- Do not mail in this envelope _____



not for Bx 930