
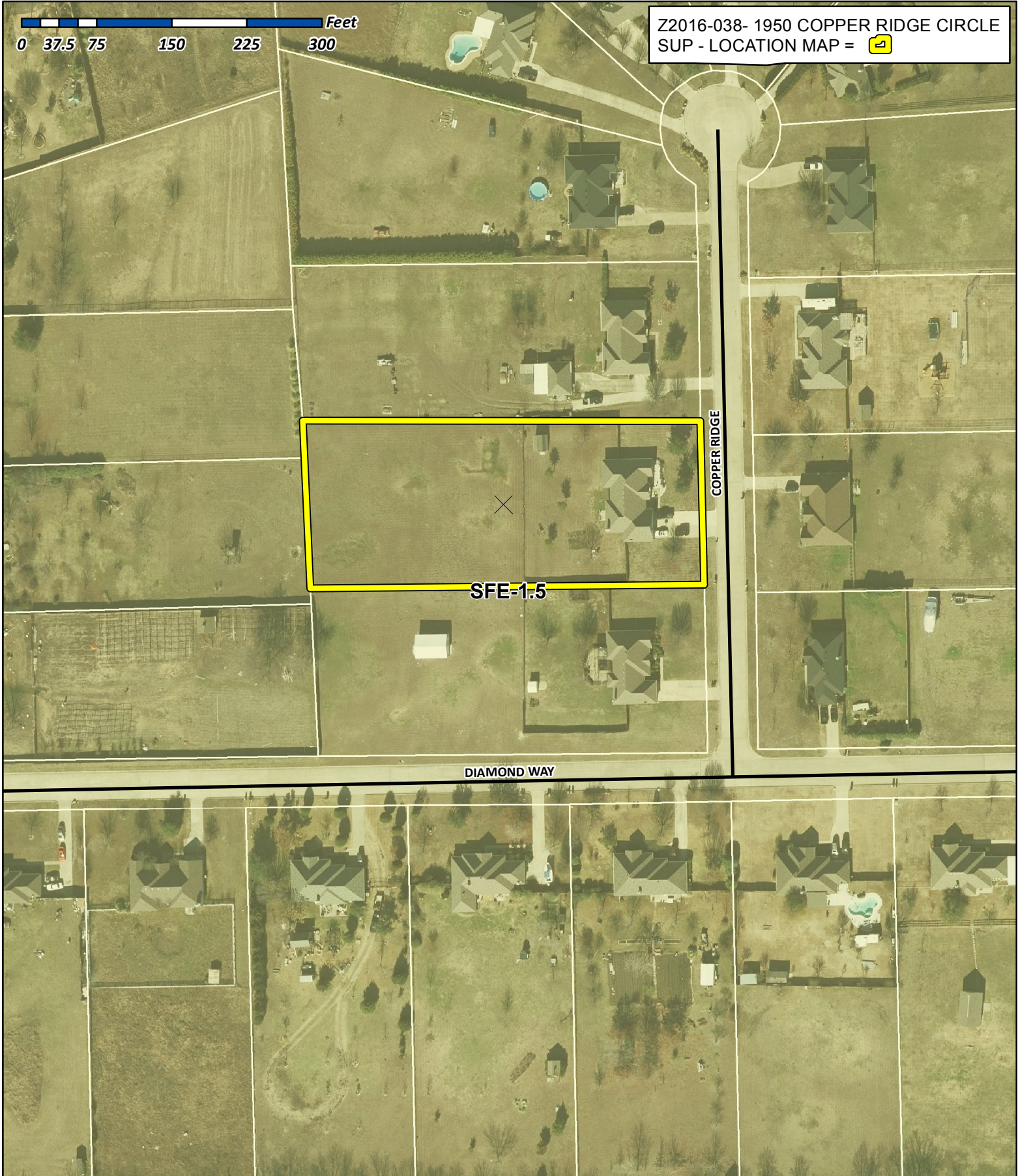


0 37.5 75 150 225 300 Feet

Z2016-038- 1950 COPPER RIDGE CIRCLE  
SUP - LOCATION MAP = 



# City of Rockwall

Planning & Zoning Department  
385 S. Goliad Street  
Rockwall, Texas 75032  
(P): (972) 771-7745  
(W): [www.rockwall.com](http://www.rockwall.com)

The City of Rockwall GIS maps are continually under development and therefore subject to change without notice. While we endeavor to provide timely and accurate information, we make no guarantees. The City of Rockwall makes no warranty, express or implied, including warranties of merchantability and fitness for a particular purpose. Use of the information is the sole responsibility of the user.



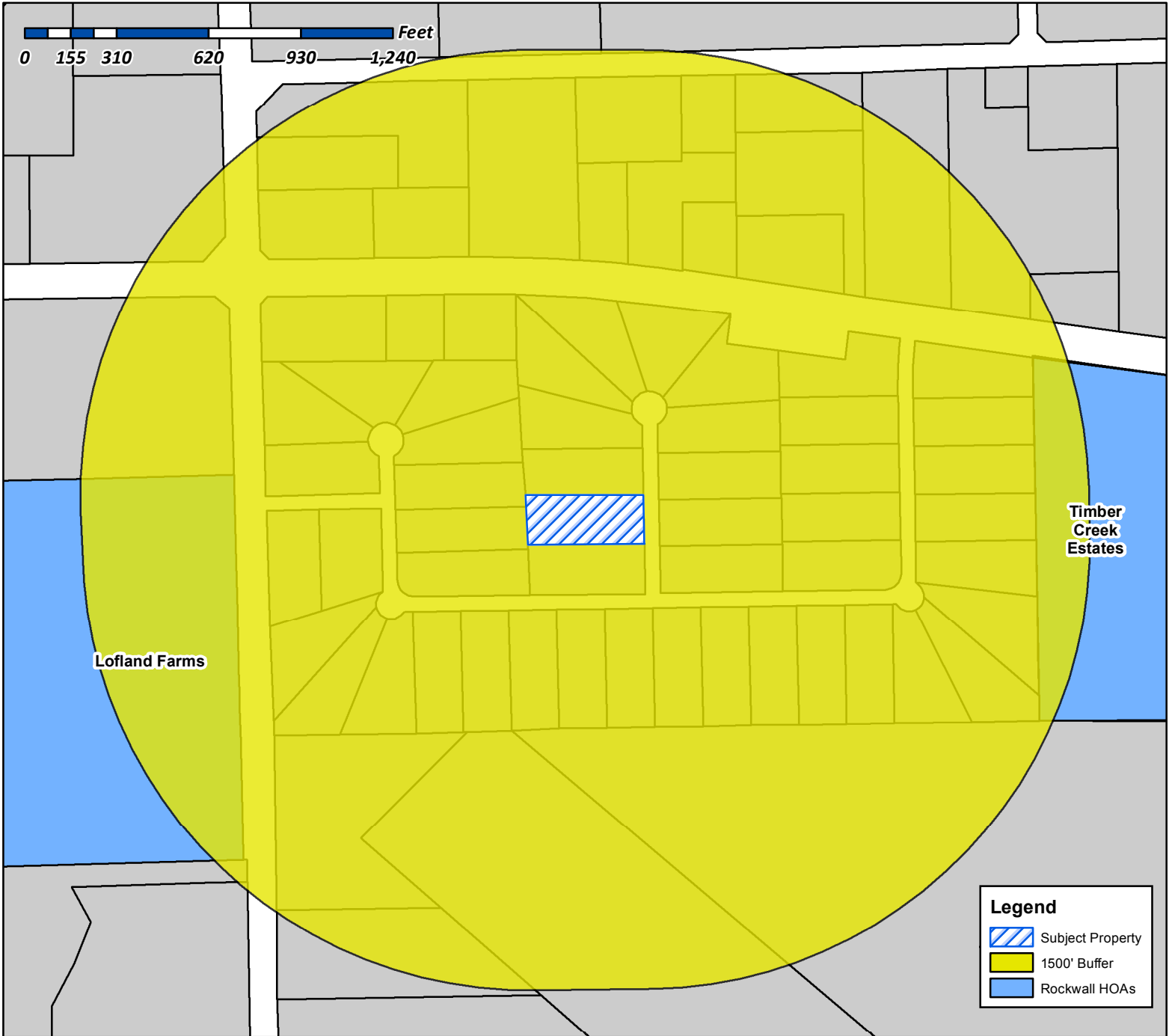




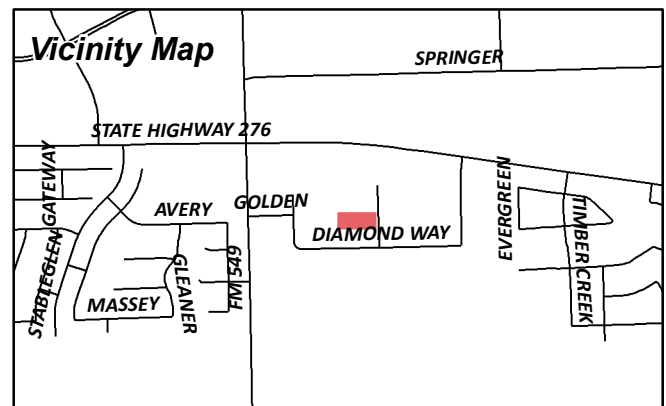
# City of Rockwall

Planning & Zoning Department  
385 S. Goliad Street  
Rockwall, Texas 75087  
(P): (972) 771-7745  
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**Case Number:** Z2016-038  
**Case Name:** SUP for 1950 Copper Ridge Circle  
**Case Type:** Zoning  
**Zoning:** SFE-1.5  
**Case Address:** 1950 Copper Ridge Circle



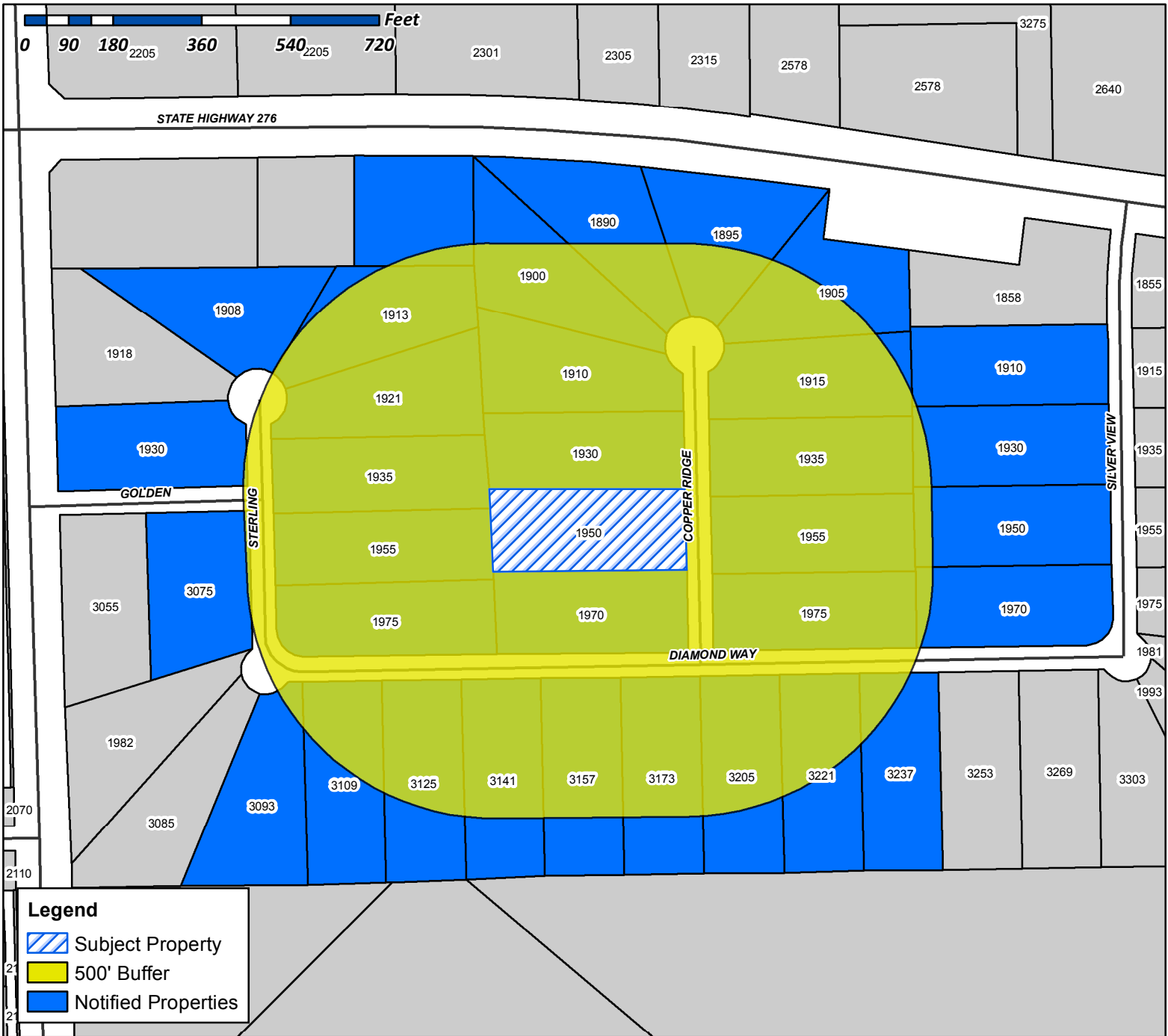
**Date Created:** 11/17/2016  
For Questions on this Case Call (972) 771-7745



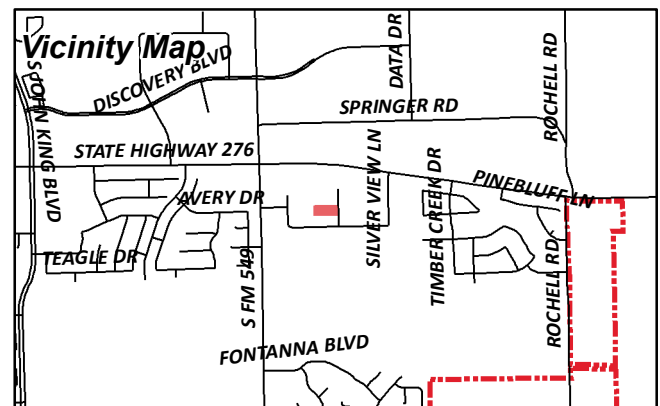
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**Date Created:** 11/17/2016

For Questions on this Case Call (972) 771-7745

JOHNSON DAVID A AND PHYLLIS D  
1890 COPPER RIDGE CIR  
ROCKWALL, TX 75032

DE RUSSE MARIA NICOLE AND REUBEN DANIEL  
1895 COPPER RIDGE CIR  
ROCKWALL, TX 75032

ARCHER RANDY G & YOWAREE  
1900 COPPER RIDGE CIR  
ROCKWALL, TX 75032

WOMMACK KEVIN DALE AND  
PAMELA MCCOLLUM  
1900 GRAND FAIRWAY DR  
WYLIE, TX 75098

MCDUGLE RONNIE D & DEBORAH J  
1905 COPPER RIDGE CIR  
ROCKWALL, TX 75032

MINOR MORRIS & NORA A  
1908 STERLING CT  
ROCKWALL, TX 75032

SHAW JAMES EDWARDS JR  
1910 COPPER RIDGE CIR  
ROCKWALL, TX 75032

SCOTT SUSAN  
1910 SILVER VIEW LN  
ROCKWALL, TX 75032

HALL RICHARD N JR AND ELIZABETH A  
1913 STERLING CT  
ROCKWALL, TX 75032

WILLESS WAYNE & PRISCILLA K  
1915 COPPER RIDGE CIR  
ROCKWALL, TX 75032

MEJIA BLAS & LUISA  
1921 STERLING CT  
ROCKWALL, TX 75032

USSERY DAVID & PAMELA  
1930 COPPER RIDGE CIR  
ROCKWALL, TX 75032

REYNOLDS CHRISTOPHER & RENA  
1930 SILVER VIEW LN  
ROCKWALL, TX 75032

PHILLIPS JEFFREY A  
1930 STERLING COURT  
ROCKWALL, TX 75032

DIAZ JORGE L & LINDA A  
1935 COPPER RIDGE CIR  
ROCKWALL, TX 75032

SCOTT MICHAEL C & DOROTHY  
1950 COPPER RIDGE CIR  
ROCKWALL, TX 75032

AVILA HUMBERTO J II  
1950 SILVER VIEW LN  
ROCKWALL, TX 75032

RISHER CONNIE LYNN  
1955 COPPER RIDGE CIR  
ROCKWALL, TX 75032

GLASSCOCK BILLY B & PENNY  
1955 STERLING CT  
ROCKWALL, TX 75032

CURRENT RESIDENT  
1970 SILVER VIEW LN  
ROCKWALL, TX 75032

HELMS DEBBIE B  
1975 COPPER RIDGE CIR  
ROCKWALL, TX 75032

THOMAS CLIFTON D & YASMIN P TEJANI  
THOMAS  
1975 STERLING CT  
ROCKWALL, TX 75032

TABESTAN ENTERPRISES LLC  
206 WESTWIND DRIVE  
COPPELL, TX 75019

AMH 2014-1 BORROWER LLC  
30601 AGOURA RD 0  
AGOURA HILLS, CA 91301

CURRENT RESIDENT  
3075 GOLDEN TR  
ROCKWALL, TX 75032

HUFF ARLENE R & ERIC  
3093 DIAMOND WAY DR  
ROCKWALL, TX 75032

TIMMINS TERREL P  
3109 DIAMOND WAY DR  
ROCKWALL, TX 75032

TIBBS CHRISTOPHER B &  
DEANNA K  
3125 DIAMOND WAY DR  
ROCKWALL, TX 75032

FOWLER DONALD D & MICHELLE  
3136 MARBLE FALLS LN  
ROCKWALL, TX 75032

GUZMAN GOMEZ SUSAN W &  
ELVIN OMAR GUZMAN GOMEZ  
3141 DIAMOND WAY DR  
ROCKWALL, TX 75032

COLEMAN GREGORY D & PAMELA A  
3157 DIAMOND WAY DR  
ROCKWALL, TX 75032

CHAPMAN JERREL & MELBA  
3173 DIAMOND WAY DR  
ROCKWALL, TX 75032

MILLER ERROL D & VICKI S  
3205 DIAMOND WAY DRIVE  
ROCKWALL, TX 75032

HALBROOK R D & MARLENE S  
3221 DIAMOND WAY DR  
ROCKWALL, TX 75032

CAIN EULIN K II & ANITA J  
3237 DIAMOND WAY DR  
ROCKWALL, TX 75032

**SURVEY PLAT**

TO ALL PARTIES INTERESTED IN PREMISES SURVEYED:

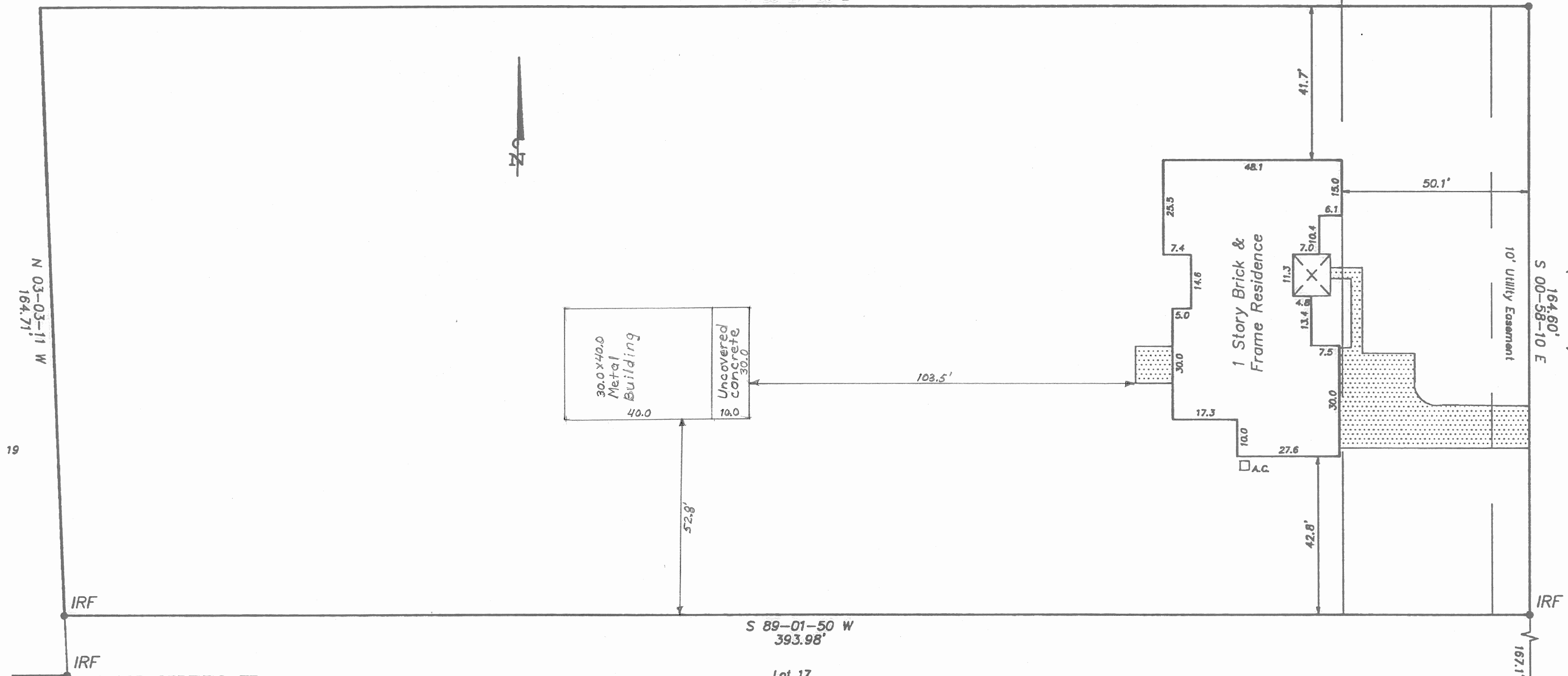
This is to certify that I have this date, made a careful and accurate survey on the ground of the property located at 1950 COPPER RIDGE CIRCLE, in Rockwall County, Texas, and being Lot 16, Block B, of STERLING FARMS ADDITION SUBDIVISION, an Addition in Rockwall County, Texas, according to the Plat thereof recorded in Cabinet C, Slide 395, Plat Records of Rockwall County, Texas.

Lot 15

399.97'  
N 89-01-50 E

60' B.L.

IRF



1950 COPPER RIDGE CIRCLE  
(50' R.O.W.)  
S 00-58-10 E  
164.60'

Reduced Copy

N 03-03-11 W  
164.71'

Lot 19

IRF

S 89-01-50 W  
393.98'

IRF

**FLOOD CERTIFICATE**

According to the Flood Insurance Rate Maps, Panel No. 480543.0045B, effective date SEPT. 17, 1980, this property is NOT IN a flood prone area, Zone C

NOTE: EASEMENT GRANTED TO THE STATE OF TEXAS AS RECORDED IN VOL. 46, PG. 197 DOES NOT AFFECT SUBJECT LOT. EASEMENT GRANTED TO BLACKLAND WATER SUPPLY CORP. AS RECORDED IN VOL. 75, PG. 583 DOES NOT AFFECT SUBJECT LOT. EASEMENT GRANTED TO TP & L AS RECORDED IN VOL. 113, PG. 35 DOES NOT AFFECT SUBJECT LOT.

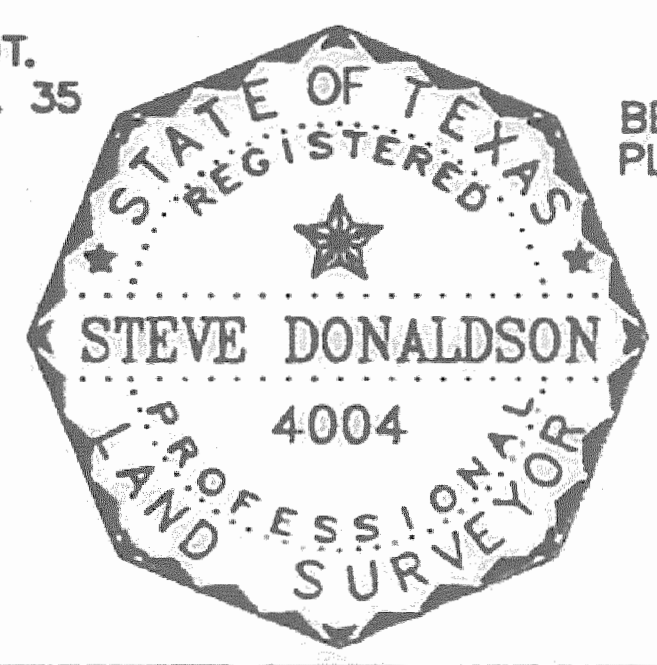
Lot 17

DIAMOND WAY DRIVE

The plat hereon is a true, correct and accurate representation of the property as determined by survey, the lines and dimensions of said property being indicated by the plat, the size, location and type of buildings and improvements are shown, all improvements being within the boundaries of the property, set back from property lines the distance indicated, and the distance from the nearest intersecting street or road is indicated on said plat. There are no apparent visible encroachments, conflicts, or protrusions except as shown. All easements shown are as per referenced plat unless noted otherwise. This plat was prepared specifically for the transaction referenced below. The undersigned assumes no responsibility for any other use.

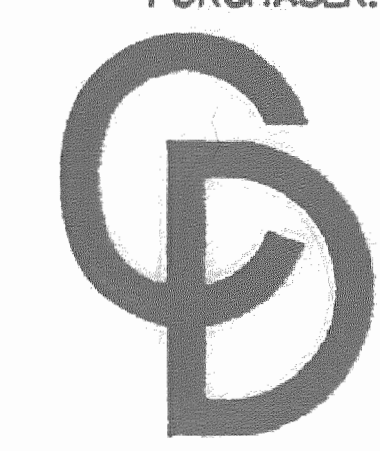
G.F. No.: 9701744BC  
COMMONWEALTH LAND TITLE COMPANY

By: Steve Donaldson  
Steve Donaldson, Registered Professional Land Surveyor No. 4004



BEARINGS BASED ON RECORDED PLAT UNLESS NOTED OTHERWISE

NOT FOR CONSTRUCTION  
Scale: 2" X' = 30'  
Date: 06-26-1997  
Job No.: 6636



PURCHASER: SCOTT  
**CARMAN-DONALDSON SURVEYING**  
12989 JUPITER RD., SUITE 205  
DALLAS, TEXAS 75238  
214-349-8885 FAX 340-3603

LEGEND  
IRF = IRON ROD FOUND  
IRS = IRON ROD SET  
DENOTES CONC. PVMT