

TEXAS TRANSPORTATION COMMISSION

HARRIS County

MINUTE ORDER

Page 1 of 1

HOUSTON District

In HARRIS COUNTY, on INTERSTATE HIGHWAY 10, a designated controlled-access highway, the State of Texas acquired certain land for highway purposes by instrument recorded in the Harris County Clerk's File Number 20080287717 of the Official Public Records of Real Property of Harris County, Texas, with denial of access to the abutting remainder property as described in the instrument.

Westgreen I-10, LP, the current owner of the abutting property, has requested that access to and from the westbound frontage road of I-10 be permitted along their south property line at two new access points, described in Exhibits A1 and A2.

Transportation Code, §201.103, empowers the Texas Transportation Commission (commission) to plan and make policies for the location, construction, and maintenance of a comprehensive system of state highways and public roads.

Transportation Code, §203.002, authorizes the commission to lay out, construct, maintain, and operate a modern state highway system, with an emphasis on the construction of controlled-access highways.

Transportation Code, §203.031, authorizes the commission to designate locations on a controlled-access highway at which access to or from the highway is permitted and determine the type and extent of access permitted at each location.

NOW, THEREFORE, the commission finds that the two new access points will not compromise the mobility, safety or operation of the existing state highway facility, and designates the two new access points as locations where ingress and egress are permitted to and from the westbound frontage road of I-10.

IT IS FURTHER ORDERED by the commission that the executive director or his designee is hereby authorized to execute any necessary documents containing terms consistent with the provisions of this order.

Submitted and reviewed by:

mark a. murek  
Director, Design Division

Recommended by:

Amadeo Sany  
Executive Director

112816 AUG 25 11

Minute Number Date Passed

County: Harris  
Highway: IH10  
Project Limits: East of Peek Road to West of SH 6  
RCSJ Number: 0271-06-099

## ACCESS DESCRIPTION FOR TRACT 3AC

Being an Access Line delineating a permitting of access to the Interstate Highway 10 transportation facility from a called 3.0220 acre tract as described in deed to Westgreen I-10, LP under Harris County Clerk's File Number 20100336670, situated in the W.C. R.R. Company, Section 9, Block 3 Survey, A-904 in Harris County, Texas (Bearings shown hereon are based on the Texas State Plane Coordinate System, South Central Zone, NAD 83);

**COMMENCING** at a point in the north right-of-way line of Interstate Highway 10 (400 feet wide), being the southwest corner of Restricted Reserve "A", Block 1 of Westgreen Center Sec 2 Subdivision, a subdivision of record at Film Code Number 631014 of the Map Records of Harris County Texas and the southeast corner of said called 3.0220 acre tract, from which a found bent 5/8-inch iron rod bears North 26°10'03" East, 0.28 feet;

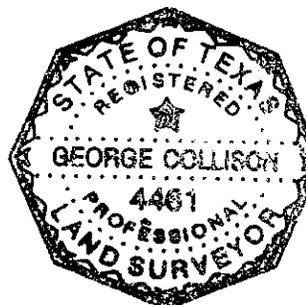
**THENCE**, South 88°41'35" West, along the north right-of-way line of said Interstate Highway 10 and the "Access Denial Line", a distance of 4.55 feet to a 5/8-inch iron rod with cap stamped "TERRA SURVEYING" set marking the **POINT OF BEGINNING** and the end of an "Access Denial Line";

1. **THENCE**, South 88°41'35" West, continuing along the north right-of-way line of said Interstate Highway 10, a distance of 30.00 feet to a 5/8-inch iron rod with cap stamped "TERRA SURVEYING" set for the beginning of the "Access Denial Line";

Access is permitted across this "Access Line"

I, George Collison, a Registered Professional Land Surveyor, Hereby certify that the legal description hereon and the accompanying plat of even date represent an actual survey made on the ground under my supervision.

  
George Collison, R.P.L.S. Date: July 7, 2011  
Texas Registration Number 4461



CALLLED 3.3430 ACRES  
WESTGREEN 1-10, LP  
H.C.C.F. NO. 20110018828

W.C. R.R. COMPANY, SECTION 9,  
BLOCK 3 SURVEY, ABSTRACT NO. 904

CALLLED 3.0220 ACRES  
WESTGREEN 1-10, LP  
H.C.C.F. NO. 20100336670

MASON & I-10, LTD.  
CALLLED 101.4700 ACRES  
H.C.C.F. NO. R263717

LINE TABLE		
LINE	BEARING	LENGTH
L1	S 88°41'35" W	4.55'
L2	S 88°41'35" W	30.00'



1 inch = 40 ft.

NOTES:

1. There is a separate 2 page Metes and Bounds description in conjunction with this survey.

2. Bearings shown hereon are based on the Texas State Plane Coordinate System, South Central Zone, NAD 83.

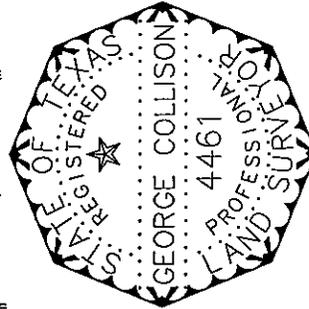
WESTGREEN DRIVE  
(WIDTH VARIES)  
H.C.C.F. NOS. G57563, F798619 & W35309

RESIDUE OF A  
CALLLED 10.580 ACRES  
WESTGREEN 1-10, LP  
H.C.C.F. NO. 20070754969

BLOCK 1  
RESTRICTED RESERVE "A"  
WESTGREEN CENTER, SEC 2 SUBDIVISION  
F.C. NO. 631014 H.C.M.R.

ACCESS DENIAL LINE  
H.C.C.F. NO. 20080287717 O.P.R.R.P.H.C.T.

N 88°41'35" E  
2,102.15'



This survey substantially complies with the current Texas Society of Professional Surveyors Standards for a Category 1B, Condition II Survey and the current Minimum Requirements of the Professional Land Surveying Act.

*George Collison*  
George Collison  
Registered Professional Land Surveyor  
Texas Registration No. 4461

POINT OF BEGINNING  
SET 5/8" IR W/CAP  
L2  
ACCESS LINE  
L1  
POINT OF COMMENCING  
FND BENT 5/8" IR  
BEARS N 26°10'03" E 0.28'

INTERSTATE HIGHWAY 10 (KATY FREEWAY)  
(400' R.O.W.)

PAGE 3 OF 3 ACCOUNT NO. 9112-00-028 RCSJ: 0271-06-099

NO.	DATE	REVISION
△	7/19/11	REVISED RECORDING INFORMATION ON ACCESS DENIAL LINE
DRAWN BY: CAT	SCALE: 1"=40'	FB No.
APP'VD BY: GC	DATE: 2/12/08	PRJ. No. 1851-0711-S

ACCESS LINE  
INTERSTATE HIGHWAY 10  
W.C. R.R. COMPANY, SECTION 9,  
BLOCK 3 SURVEY,  
ABSTRACT NO. 904  
HARRIS COUNTY, TEXAS

**TERRA**  
SURVEYING CO., INC.  
3000 WILCREST DR., SUITE 210  
HOUSTON, TEXAS 77042  
(713) 993-0327 - FAX (713) 993-9231

County: Harris  
Highway: IH10  
Project Limits: East of Peek Road to West of SH 6  
RCSJ Number: 0271-06-099

## ACCESS DESCRIPTION FOR TRACT 3AC

Being an Access Line delineating a permitting of access to the Interstate Highway 10 transportation facility from Restricted Reserve "A", Block 1 of Westgreen Center Sec 2 Subdivision, a subdivision of record at Film Code Number 20070754969 of the Map Records of Harris County, Texas, situated in the W.C. R.R. Company, Section 9, Block 3 Survey, A-904 in Harris County, Texas (Bearings shown hereon are based on the Texas State Plane Coordinate System, South Central Zone, NAD 83);

**COMMENCING** at a 5/8-inch iron rod with cap stamped "TERRA SURVEYING" found in the north right-of-way line of Interstate Highway 10 (400 feet wide), marking the southeast corner of said Restricted Reserve "A" and the southwest corner of a called 8.4392 acre tract as described in deed to Harris County Flood Control District under Harris County Clerk's File Number G727030;

**THENCE**, South 88°41'35" West, along the north right-of-way line of said Interstate Highway 10 and the "Access Denial Line", a distance of 203.07 feet to a 5/8-inch iron rod with cap stamped "TERRA SURVEYING" set marking the **POINT OF BEGINNING** and the end of an "Access Denial Line";

1. **THENCE**, South 88°41'35" West, continuing along the north right-of-way line of said Interstate Highway 10, a distance of 30.00 feet to a 5/8-inch iron rod with cap stamped "TERRA SURVEYING" set for the beginning of the "Access Denial Line";

Access is permitted across this "Access Line"

I, George Collison, a Registered Professional Land Surveyor, Hereby certify that the legal description hereon and the accompanying plat of even date represent an actual survey made on the ground under my supervision.

  
George Collison, R.P.L.S. Date: July 7, 2011  
Texas Registration Number 4461



W.C. R.R. COMPANY, SECTION 9, BLOCK 3 SURVEY, ABSTRACT NO. 904

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2. Bearings shown hereon are based on the Texas State Plane Coordinate System, South Central Zone, NAD 83.

BLOCK 1  
RESTRICTED RESERVE "A"  
WESTGREEN CENTER, SEC 2 SUBDIVISION  
F.C. NO. 631014 H.C.M.R.

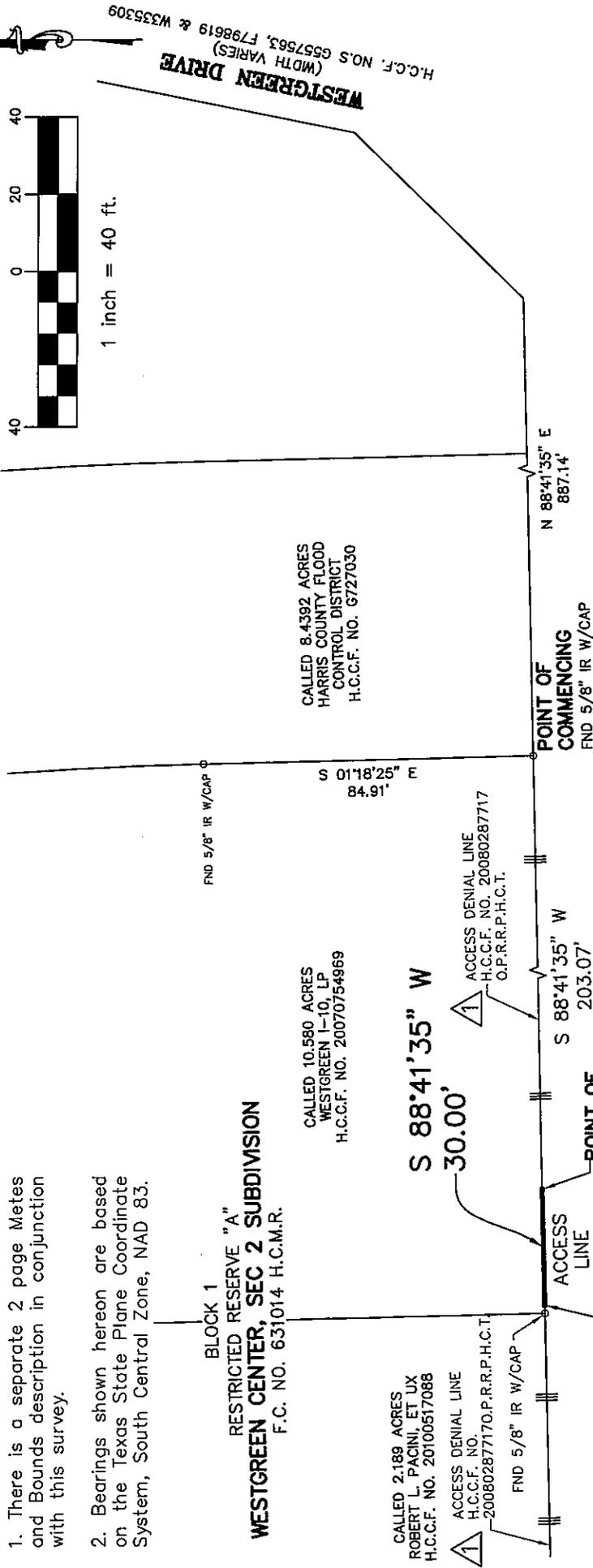
CALLLED 10.580 ACRES  
WESTGREEN 1-10, LP  
H.C.C.F. NO. 20070754969

CALLLED 8.4392 ACRES  
HARRIS COUNTY FLOOD  
CONTROL DISTRICT  
H.C.C.F. NO. 6727030

CALLLED 2.189 ACRES  
ROBERT L. PACINI, ET UX  
H.C.C.F. NO. 20100517088

ACCESS DENIAL LINE  
H.C.C.F. NO. 200802877170.P.R.R.P.H.C.T.

ACCESS DENIAL LINE  
H.C.C.F. NO. 20080287717  
O.P.R.R.P.H.C.T.



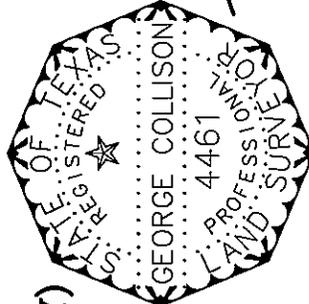
BEGIN ACCESS DENIAL LINE  
SET 5/8" IR W/CAP

POINT OF BEGINNING  
SET 5/8" IR W/CAP

POINT OF COMMENCING  
FND 5/8" IR W/CAP

INTERSTATE HIGHWAY 10 (KATY FREEWAY)  
(400' R.O.W.)

This survey substantially complies with the current Texas Society of Professional Surveyors Standards for a Category 1B, Condition II Survey and the current Minimum Requirements of the Professional Land Surveying Act.



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Registered Professional Land Surveyor  
Texas Registration No. 4461

NO.	DATE	REVISION
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DRAWN BY: CAT		SCALE: 1"=40'
APP'VD BY: GC		DATE: 2/12/08
		FB No.
		PRJ. No. 1851-0711-S

ACCESS LINE  
INTERSTATE HIGHWAY 10  
W.C. R.R. COMPANY, SECTION 9,  
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HARRIS COUNTY, TEXAS

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