

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 Numbers P019476 and X066746 of Harris County, Texas, with denial of access to the abutting remainder property as described in the instrument.

Westgate-RE, 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 Exhibit A.

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. murck*

Director, Design Division

Recommended by:

*Chad Cook*

Executive Director

113468 JAN 31 13

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 PART 1 AND PART 2

Being an Access Line delineating a permitting of access to transportation facility along the north right-of-way line of the portion of Interstate Highway 10 situated in the W. C. R.R. Company Survey, Section 1, Abstract Number 902, in Harris County, Texas and described as Parcel 5 in the deed to the Texas Transportation Commission recorded under Harris County Clerk's File Number P019476, from the adjoining and abutting Unrestricted Reserve "A" in Block 1 of the Westgate Office Reserve Subdivision according to the plat thereof recorded under Film Code Number Code Number 649035 of the Harris County Map Records which is a subdivision of all of the 20.7756 acre tract as described in the deed to Westgate-RE, LP, recorded under Harris County Clerk's File Number 20120422395; said Access Line being more particularly described by metes and bounds as follows (all bearings stated herein are based on the Texas Coordinate System, South Central Zone, NAD 83 (1993 adjustment); all distances and coordinates are surface and may converted to grid by multiplying by a combined scale factor of 0.999870):

**COMMENCING** at a 5/8-inch iron rod with Texas Department of Transportation aluminum cap found in the north right-of-way line of said Interstate Highway 10 (width varies) marking the east corner of the northeast right-of-way transition line (as described in the deed recorded under Harris County Clerk's File Number X066746) at the intersection of said Interstate Highway 10 and Houston Chronicle Boulevard (100 feet wide);

**THENCE**, North 88°41'22" East, along said north right-of-way line of Interstate Highway 10 and Access Denial Line, described as the north line of the aforesaid Parcel 5 common with the south line of the aforesaid Unrestricted Reserve "A", a distance of 373.12 feet (access denied along this segment) to a 5/8-inch iron rod with plastic cap stamped "TERRA SURVEYING" set (X=3,021,382.45, Y=13,849,910.14) marking the end of said Access Denial Line;

#### PART 1

1. **THENCE**, North 88°41'22" East, continuing along said north right-of-way line of Interstate Highway 10 common with the south line of said Unrestricted Reserve "A", a distance of 52.00 feet (access permitted along this segment) to a 5/8-inch iron rod with plastic cap stamped "TERRA SURVEYING" set marking the beginning of an Access Denial Line;

EXHIBIT A

September, 2012  
Tract 3AC  
Page 2 of 3

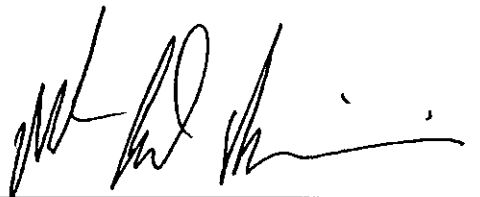
**THENCE**, North 88°41'22" East, continuing along said north right-of-way line of Interstate Highway 10 and Access Denial Line common with the south line of said Unrestricted Reserve "A", a distance of 377.92 feet to a 5/8-inch iron rod with plastic cap stamped "TERRA SURVEYING" set (X=3,021,812.26, Y=13,849,919.97) marking the end of said Access Denial Line;

**PART 2**

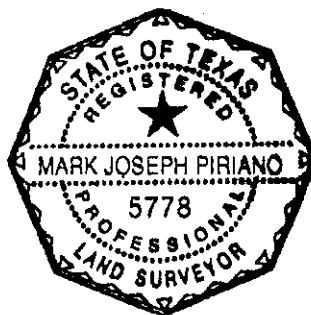
2. **THENCE**, North 88°41'22" East, continuing along said north right-of-way line of Interstate Highway 10 common with the south line of said Unrestricted Reserve "A", a distance of 37.00 feet (access permitted along this segment) to a 5/8-inch iron rod with plastic cap stamped "TERRA SURVEYING" set marking the beginning of an Access Denial Line, from which a 5/8-inch iron rod found marking the southeast corner of said Unrestricted Reserve "A" bears North 88°41'22" East, 21.73 feet;

Access is permitted across this "Access Line"

I, Mark Joseph Piriano, 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.



Mark Joseph Piriano, R.P.L.S.  
Texas Registration Number 5778  
Date: September 27, 2012



# W.C.R.R. COMPANY SURVEY, SECTION 1, A-902

- SYMBOL LEGEND**
- R PROPERTY LINE
  - ||- ACCESS DENIAL LINE
- ABBREVIATIONS LEGEND:**
- FND.....FOUND
  - SET.....SET 5/8" CAPPED IRON ROD
  - HCCF No.....HARRIS COUNTY CLERK'S FILE NUMBER
  - HCMR.....HARRIS COUNTY MAP RECORDS
  - MON.....MONUMENT
  - POC.....POINT OF COMMENCING
  - ROW.....RIGHT OF WAY
  - IR.....IRON ROD
  - A.....ABSTRACT NUMBER
  - Tx001.....TEXAS DEPARTMENT OF TRANSPORTATION

HOUSTON CHRONICLE  
BOULEVARD  
(100' ROW)  
V 320, P 102, HCMR  
201756 ACRES  
WESTGATE RE LG  
HCCF No 20120422395

**POC**  
FND 5/8" IR WITH  
TXDOT ALLUM CAP

TRACT 3AC PART 1  
BEGIN ACCESS  
LINE SET  
X=3021382.45  
Y=13849910.14

END ACCESS  
LINE SET

N 88°41'22" E  
52.00'

INTERSTATE HIGHWAY 10  
(WIDTH VARIES)  
HCCF No'S P019476, X066746

INTERSTATE HIGHWAY 10  
BASELINE

TRACT 3AC PART 2  
BEGIN ACCESS  
LINE SET  
X=3021812.26  
Y=13849919.97

END ACCESS  
LINE SET

N 88°41'22" E  
37.00'

FND 5/8" IR  
N 86°41'22" E  
21.73'

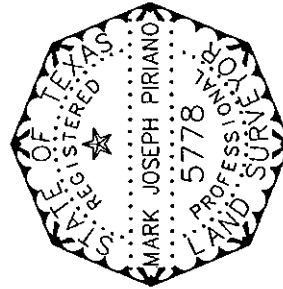


UNRESTRICTED RESERVE 4  
WESTGATE OFFICE  
RESERVE SIGNON, HCMR  
FILM CODE No B4905, HCMR

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.

*Mark Joseph Piriano*

Mark Joseph Piriano  
Registered Professional Land Surveyor  
Texas Registration No. 5778



- NOTES:**
- There is a separate 2 page Metes and Bounds description in conjunction with this survey.
  - Bearings stated herein are based on the Texas Coordinate System, South Central Zone, NAD 83 (1993 adjustment); all distances and coordinates are surface and may be converted to grid by multiplying by a combined scale factor of 0.999870.

ACCOUNT NO. 9112-00-028

TEXAS DEPARTMENT OF TRANSPORTATION  
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## INTERSTATE HIGHWAY 10 PLAT OF TRACT 3AC PART 1 AND PART 2

FED. RD. DIV. NO.	STATE	PROJECT NO.	SHEET NO.
6	TEXAS		3
DISTRICT	COUNTY	R. C. NO.	JOB NO.
HOUSTON	HARRIS	0271	099
		06	IH 10

# TERRA

SURVEYING CO., INC.

3000 WILCREST DR., SUITE 210  
HOUSTON, TEXAS 77042

(713) 993-0327 - FAX (713) 993-9231

NO.	DATE	REVISION
DRAWN BY:	MJP	SCALE: 1"=40'
APP'VD BY:	GC	DATE: 09/27/12
		PRJ. No. 2540-1201
		FB No.: 12-06