



SURVEY CREW:
 1. RONALD BRISTER - R.P.L.S.
 2. DAVID NESBITT - L.S.L.S.
 3. ALBERT RUIZ - FIELD CREW
 4. CHRIS KERLS - FIELD CREW

DRAFTSMAN:
 1. MIKE COLLIER

COASTAL BOUNDARY SURVEY
 SHOWING THE BOUNDARY ALONG THE CORPUS CHRISTI BAY - STATE OF TEXAS
 SUBMERGED LAND 74 AND BLOCK "F", OF THE W.E. POPE'S SUBDIVISION OF A
 PART OF PORT ARANSAS CLIFFS, AS SHOWN ON THE PLAT RECORDED IN VOLUME
 4, PAGE 57, MAP RECORDS NUECES COUNTY, TEXAS. SAID BOUNDARY BEING
 LOCATED IN THE E. VILLAREAL SURVEY, ABSTRACT 1, NUECES COUNTY, TEXAS.

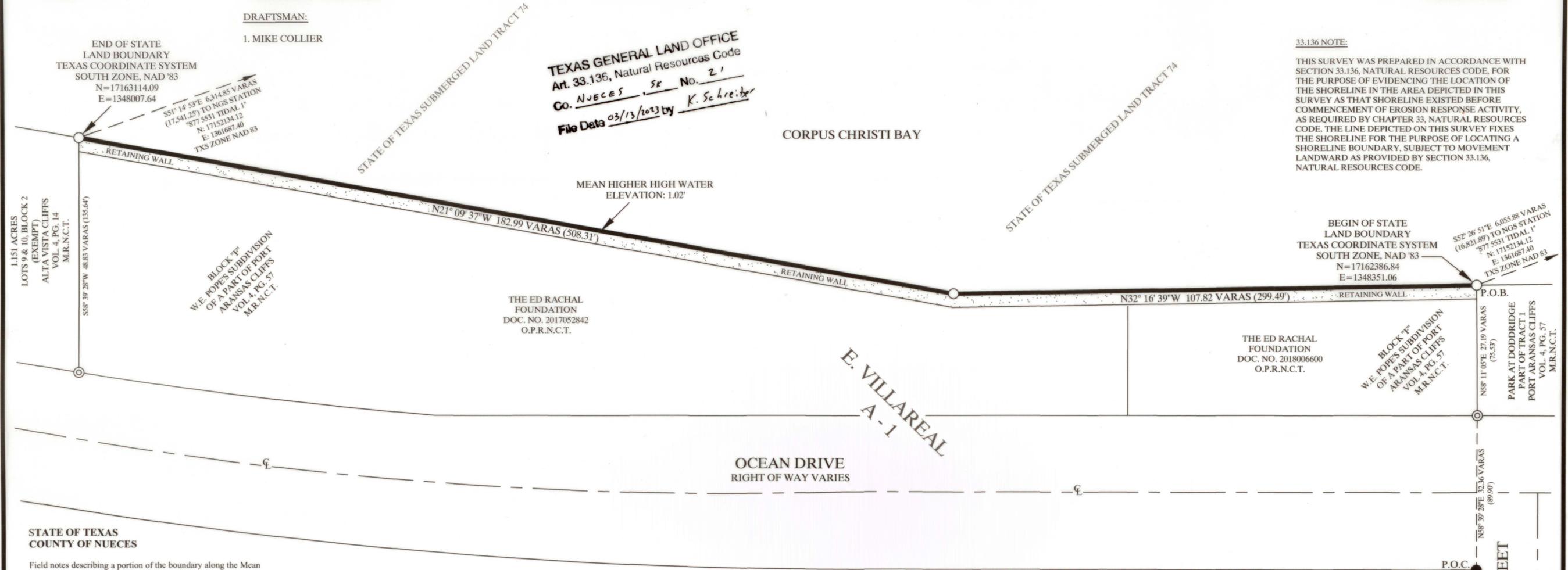
LITTORAL OWNER:
 THE ED RACHAL
 FOUNDATION
 555 N. CARANCAHUA,
 SUITE 700, CORPUS
 CHRISTI, TX 78401



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 Firm Registration No. 10072800

TEXAS GENERAL LAND OFFICE
 Art. 33.136, Natural Resources Code
 Co. NUECES, Sr. No. 21
 File Date 03/13/2023 by K. Schreiber

33.136 NOTE:
 THIS SURVEY WAS PREPARED IN ACCORDANCE WITH SECTION 33.136, NATURAL RESOURCES CODE, FOR THE PURPOSE OF EVIDENCING THE LOCATION OF THE SHORELINE IN THE AREA DEPICTED IN THIS SURVEY AS THAT SHORELINE EXISTED BEFORE COMMENCEMENT OF EROSION RESPONSE ACTIVITY, AS REQUIRED BY CHAPTER 33, NATURAL RESOURCES CODE. THE LINE DEPICTED ON THIS SURVEY FIXES THE SHORELINE BOUNDARY, SUBJECT TO MOVEMENT LANDWARD AS PROVIDED BY SECTION 33.136, NATURAL RESOURCES CODE.



**STATE OF TEXAS
 COUNTY OF NUECES**

Field notes describing a portion of the boundary along the Mean Higher High Water of the Corpus Christi Bay - State of Texas Submerged Land 74 and Block "F", of The W.E. Pope's Subdivision of a part of Port Aransas Cliffs, as shown on the plat recorded in Volume 4, Page 57, Map Records Nueces County, Texas. Said boundary being located in the E. Villareal Survey, Abstract 1, Nueces County, Texas, and being more particularly described as follows:

COMMENCING at a previously set drill hole at the intersection of the northwest right of way of Doddridge Street and the southwest right of way of Ocean Drive, and for the east corner of Lot 1, Block 17, Port Aransas Cliffs, as shown on the plat recorded in Volume "A", Page 27, Map Records Nueces County, Texas, **THENCE** crossing Ocean Drive and with the northeasterly extension of the southeast line of said Lot 1, Block 17, North 58°39'28" East, a distance of 32.36 varas (89.90 feet) to a 5/8" re-bar found in the northeast right of way of Ocean Drive, and for the south corner of that portion of The Ed Rachal Foundation tract out of Block "F" described in a deed recorded in Document No. 2018006600, Official Public Records Nueces County, Texas, **THENCE** with the southeast line of said Ed Rachal Foundation tract out of Block "F", North 58°11'05" East, a distance of 27.19 varas (75.53 feet) to a point on the common line of said State of Texas Submerged Land 74 and Block "F", for the south end of this line, and for the **POINT OF BEGINNING**. (N=17162386.84 E=1348351.06)

THENCE with the common line of said State of Texas Submerged Land 74 and Block "F", North 32°16'39" West, a distance of 107.82 varas (299.49 feet) to a point.

THENCE with the common line of said State of Texas Submerged Land 74 and Block "F", North 21°09'37" West, a distance of 182.99 varas (508.31 feet) to a point for the north corner of that portion of The Ed Rachal Foundation tract out of Block "F" described in a deed recorded in Document No. 2017052842, Official Public Records Nueces County, Texas, and for the north end of this line (N=17163114.09 E=1348007.64), from **WHENCE** a 5/8" re-bar found in the northeast right of way of Ocean Drive and for the west corner of said Ed Rachal Foundation tract out of Block "F" (Doc. No. 2017052842, O.P.R.N.C.T.) bears South 58°39'28" West, a distance of 48.83 varas (135.64 feet).

Tidal Study for the Ocean Drive at Doddridge Road Corpus Christi Bay

For this tide study the NOAA Station 8775296, USS Lexington Corpus Christi Texas Bay was used for the control station. The subordinate station was set at Latitude 27.748108 N and Longitude -97.374315 W, approximately 4.8 miles from the USS Lexington Station. The subordinate station is an Onset Hobo MX-2001 Water Level Data Logger set on September 24, 2022, in approximately 40 inches of water, 4 feet seaward of the existing bulkhead. Logging for this location continued until October 2, 2022. The data was recovered, analyzed for quality assurance, and filtered out to give the three best data sets for high and low range comparisons.

The Range Ratio method was then employed to analyze the three day high-low data sets for the Mean High Water (MHW) at the subordinate station. Those results were then subject to quality assurance and review with the results correlated to a final value for Mean Higher High Water MHHW. Once the values for MHW were computed the value for Mean Low Water (MLW) was mathematically computed and compared to the USS Lexington Station. The results of the comparison between the control and subordinate stations revealed the values for MHW were the same, with the station datum value at 0.59 feet and the NAVD 88 value at 1.01 feet. The results for MHHW were the same with station datum at 0.60 feet and the NAVD 88 value at 1.02 feet. The values for MLW were 0.02 feet lower on the subordinate station. See Table One and Two

Control Station			
Datums for 8775296, USS Lexington, Corpus Christi Bay TX			
Elevations on Mean Lower Low Water			
Station: 8775296, USS Lexington, Corpus Christi Bay, TX			
Status: Accepted (Jan 17 2020)			
Units: Feet			
Control Station: 8775792 Packery Channel, TX			
T.M.O			
Epoch: 2002-2006			
Datum: MLLW			
Datum	Value	NAVD88	Description
MHHW	0.6	1.02	Mean Higher-High Water
MHW	0.59	1.01	Mean High Water
MTL	0.3		Mean Tide Level
MN	0.58		Mean Range of Tide
MLW	0.01	-0.41	Mean Low Water
MLLW	0	-0.42	Mean Lower-Low Water
NAVD88	-0.42		North American Vertical Datum of 1988

Subordinate Station			
Datums for Doddridge Station, Corpus Christi Bay TX			
Elevations on Mean Lower Low Water			
Station: Doddridge Station, Corpus Christi Bay TX			
Status: Accepted (October 18 2022)			
Units: Feet			
Control Station: 8775296, USS Lexington, Corpus Christi Bay, TX			
T.M.O			
Epoch: 9/25/2022 to 10/02/2022			
Datum: MLLW			
Datum	Value	NAVD88	Description
MHHW	0.6	1.02	Mean Higher-High Water
MHW	0.59	1.01	Mean High Water
MTL	0.3		Mean Tide Level
MN	0.57		Mean Range of Tide
MLW	-0.02	-0.44	Mean Low Water
MLLW	-0.01	-0.43	Mean Lower-Low Water
NAVD88	-0.42		North American Vertical Datum of 1988

- NOTES:
 1.) MEASURED BEARINGS ARE BASED ON GLOBAL POSITIONING SYSTEM NAD 83 (93) 4205 DATUM.
 2.) A METES AND BOUNDS DESCRIPTION OF EQUAL DATE ACCOMPANIES THIS SURVEY.
 3.) THE MAPPING ANGLE OF THIS SURVEY IS 58° 37' 09".
 4.) ALL DISTANCES SHOWN ARE GRID DISTANCES.
 5.) GLO PROJECT NO. SL20220073.

- ⊙ = FOUND 5/8" RE-BAR
- = CORNER OF BULKHEAD
- = PREVIOUSLY SET DRILL HOLE

STATE OF TEXAS
 COUNTY OF NUECES

I, KARA SANDS, CLERK OF THE COUNTY COURT IN AND FOR NUECES COUNTY, TEXAS, DO HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT DATED THE 3rd DAY OF February, 2023 WITH ITS CERTIFICATE OF AUTHENTICATION WAS FILED FOR RECORD IN MY OFFICE THE 13th DAY OF February, 2023 AT 2:35 O'CLOCK P.M. IN SAID COUNTY IN VOLUME 70 PAGE 99 MAP RECORDS.

WITNESS MY HAND AND SEAL OF THE COUNTY COURT, IN AND FOR SAID COUNTY AT MY OFFICE, IN CORPUS CHRISTI, TEXAS, THE DAY AND YEAR LAST WRITTEN.

No. 202305003
 FILED FOR RECORD
 Kara Sands
 KARA SANDS, CLERK
 NUECES COUNTY, TEXAS
 AT 2:35 O'CLOCK P.M.

BY: Sylvia Castillo
 DEPUTY:
 SYLVIA CASTILLO



STATE OF TEXAS
 COUNTY OF NUECES

THE STATE LAND BOUNDARY FOR THIS TRACT WAS DETERMINED UNDER MY DIRECTION AND IS BASED ON DATUM AS SHOWN ON THIS PLAT ACCORDING TO LAW. I HAVE LOCATED THE NATURAL LITTORAL BOUNDARY IN THE FIELD AND THE SURVEY IS CORRECT AND IN ACCORDANCE WITH SECTION 21.042 OF THE NRC AND WITH THE METHODOLOGY APPROVED BY THE GENERAL LAND OFFICE AND THAT TO THE BEST OF MY KNOWLEDGE NO ARTIFICIAL FILL, BUILD-UP, OR RETAINING WALLS ARE LOCATED WITHIN THE AREA SURVEYED EXCEPT AS NOTED.

THIS THE 3rd DAY OF February, 2023
 David Nesbitt
 DAVID L. NESBITT
 R.P.L.S. 5302
 LICENSED STATE LAND SURVEYOR



STATE OF TEXAS
 COUNTY OF NUECES

I, RONALD E. BRISTER DO HEREBY CERTIFY THAT THIS SURVEY OF THE PROPERTY LEGALLY DESCRIBED HEREIN WAS MADE ON THE GROUND THIS DAY SEPTEMBER 19, 2022 AND IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

THIS THE 7th DAY OF February, 2023
 Ronald E. Brister
 RONALD E. BRISTER R.P.L.S. NO. 5407



TEXAS GENERAL LAND OFFICE

Art. 33.136, Natural Resources Code

Co. NUECES, SK No. 21

TEXAS GENERAL LAND OFFICE

COMMISSIONER DAWN BUCKINGHAM,

File Date 03/13/2023 by K. Schreiber

Surveying Division
Coastal Boundary Survey Approval

Project: Corpus Christi Bay - State of Texas Submerged Land 74 and Block "F", of The W.E. Pope's Subdivision of a part of Port Aransas Cliffs, as shown on the plat recorded in Volume 4, Page 57, Map Records Nueces County.

Project No: GLO Project No. SL-20220073

Project Manager: Jason Zeplin, Coastal Field Operations.

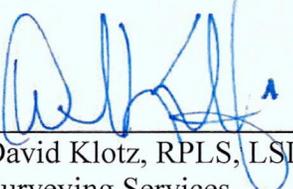
Surveyor: David L Nesbitt, Licensed State Land Surveyor

Description: Coastal Boundary Survey dated September 19, 2022, delineating the boundary along the Mean Higher High Water of the Corpus Christi Bay - State of Texas Submerged Land 74 and Block "F", of The W.E. Pope's Subdivision of a part of Port Aransas Cliffs, as shown on the plat recorded in Volume 4, Page 57, Map Records Nueces County, Texas. Said boundary being in the E. Villareal Survey, Abstract 1, Nueces County, Texas, in connection with GLO SL-20220073. Centroid coordinates N27°44'56.42", W 97°22'29.59", WGS84. A copy of the survey has been filed in Volume 70, Page 98, Map Records, Nueces County, Texas.

A Coastal Boundary Survey for the above-referenced project has been reviewed and accepted by Surveying Services; upon completion of public notice requirements, the survey will be filed in the Texas General Land Office, Archives and Records, in accordance with provisions of the *Texas Natural Resources Code*, Chapter 33.136.

Approved:

Signed:


David Klotz, RPLS, LSLs
Surveying Services

3/13/2023

Date

Approval Filed as:

Tex.Nat.Res.Code Article 33.136, Nueces County, Sketch No. 21