

OWNER: RSI Maya Vista, LLC  
620 Newport Center Drive, 12th Floor  
Newport Beach, CA 92660  
(512) 953-4103

SURVEYOR: CRICHTON & ASSOCIATES, INC.  
6448 EAST HIGHWAY 290, STE. B105  
AUSTIN, TX 78723  
(512) 244-3395

ENGINEER: LANDDEV CONSULTING, LLC  
5508 HIGHWAY 290 WEST, STE. 215  
AUSTIN, TX 78735  
(512) 872-6696

# ENCLAVE AT MAYA VISTA

## GRAPHIC SCALE



( IN FEET )  
1 inch = 100 ft.

LOWER FORTY LLC  
40.692 AC  
(2016051907)

GREG BULL  
3.0 AC.  
(2006045358)

HOA LOT  
0.0828 Ac.

HOA AMENITY  
CENTER LOT  
1.121 Ac.

FRANKLIN STILES JR.  
5.122 AC.  
(2609/453)

HILL COUNTRY  
BIBLE CHURCH  
19.00 AC.  
(2013018966)

## LEGEND

- 1/2" IRON PIN FOUND
- 1/2" IRON PIN SET (AS NOTED)
- NAIL FOUND
- SIDEWALK LOCATION
- RECORD INFORMATION

5.000 AC.  
TYLerville LTD.  
PORTION OF 107.228 AC.  
(2004063370)

TEMPORARY ACCESS EASEMENT  
DOC. # 201500950

SAN GABRIEL PARKWAY  
(ROW VARIES)

SENTINEL/COTTER  
LEANDER LLC.  
(2013089235)

## NEW STREETS

STREET NAME	LINEAR FT	WIDTH	PAVEMENT
TULUM TERRACE	924'	50' R.O.W.	30'
EAGLE RAY STREET	970'	50' R.O.W.	30'
WEST BROAD STREET	1420'	60' R.O.W.	40'
AKUMAL STREET	613'	50' R.O.W.	30'
COBA STREET	447'	50' R.O.W.	30'
ITZEL BEND	952'	50' R.O.W.	30'

HOA DRAINAGE, WATER QUALITY  
& LANDSCAPE LOT  
0.3657 Ac.

U. S. HI GHWAY 183 23

HOA DRAINAGE, WATER  
QUALITY, & LANDSCAPE  
LOT 0.0740 Ac.

9.2137 AC.  
TYLerville LTD.  
PORTION OF 107.228 AC.  
(2004063370)

R=1980.00'  
L=469.50'  
S85°51'18"W  
C=468.40'

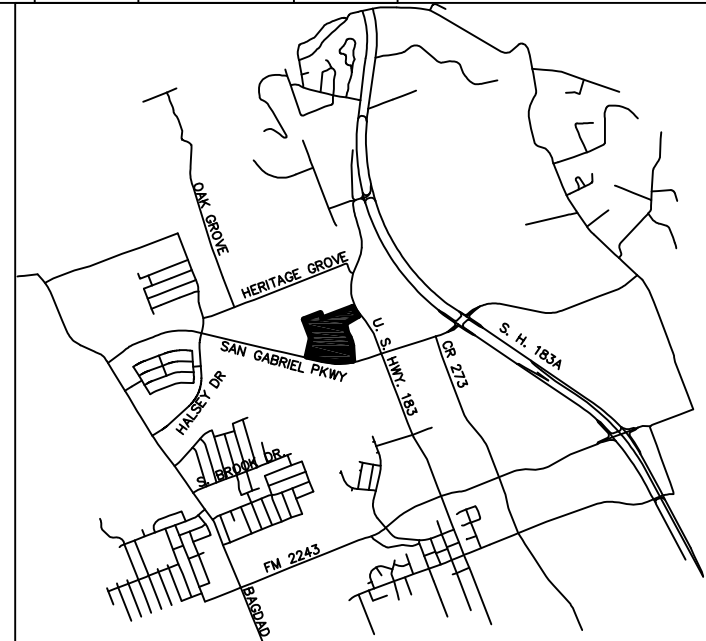
DRAINAGE ESMT.  
DOC. # 201500950

## CURVE TABLE

CURVE	LENGTH	RADIUS	BEARING	CHORD	CURVE	LENGTH	RADIUS	BEARING	CHORD
C1	38.56	25.00	N14°29'26"E	34.85	C84	48.10	435.00	N07°32'11"W	48.07
C2	37.95	25.00	N77°50'13"W	34.41	C85	48.10	435.00	N13°52'18"W	48.07
C3	69.74	275.00	N65°56'45"E	69.55	C86	48.10	435.00	N20°12'25"W	48.07
C4	57.06	225.00	N65°56'45"E	56.91	C87	40.50	435.00	N26°10'29"W	40.48
C5	3.08	275.00	N59°00'06"E	3.08	C88	75.58	385.00	N08°36'54"W	75.46
C6	45.05	275.00	N64°00'57"E	45.00	C89	71.20	385.00	N19°32'14"W	71.10
C7	21.61	275.00	N70°57'35"E	21.60	C90	26.02	385.00	N26°46'19"W	26.02
C8	39.27	25.00	S28°12'39"W	35.36	C91	10.40	700.00	S21°14'17"E	10.40
C9	39.54	25.00	N62°05'56"W	35.55	C92	15.51	10.00	N73°09'15"W	14.00
C10	62.41	300.00	S22°44'56"E	62.30	C93	16.38	10.00	S18°12'40"W	14.61
C11	72.81	350.00	S22°44'56"E	72.68	C94	100.92	775.00	S68°51'40"W	100.85
C12	4.10	350.00	S17°07'29"E	4.10	C95	155.66	825.00	S67°48'20"W	155.43
C13	47.30	350.00	S21°19'54"E	47.26	C96	23.95	825.00	S63°13'54"W	23.95
C14	21.41	350.00	S26°57'20"E	21.41	C97	56.27	825.00	S68°01'02"W	56.26
C15	16.24	10.00	N43°32'16"E	14.51	C98	25.19	825.00	S68°50'45"W	25.19
C16	15.77	10.00	N44°45'00"W	14.19	C99	50.25	825.00	S71°27'57"W	50.24
C17	39.27	25.00	S44°33'59"E	35.36	C100	138.09	945.00	N24°31'20"W	137.96
C18	39.10	25.00	N45°14'26"E	35.24	C101	141.01	965.00	N24°31'20"W	140.88
C19	121.15	985.00	S86°31'28"W	121.07	C102	47.65	945.00	N27°15'49"W	47.65
C20	42.54	985.00	S88°48'36"W	42.54	C103	56.94	945.00	N24°05'35"W	56.93
C21	67.27	985.00	S85°36'58"W	67.26	C104	33.50	945.00	N21°21'05"W	33.49
C22	11.33	985.00	S83°19'48"W	11.33	C105	85.03	70.00	S55°08'05"E	79.90
C23	121.30	935.00	S86°43'01"W	121.22	C106	14.72	829.11	S28°42'30"E	14.72
C24	56.10	935.00	S88°42'53"W	56.10	C107	49.90	1191.49	N28°13'26"W	49.90
C25	56.00	935.00	S85°16'48"W	55.99	C108	50.01	965.00	N23°23'13"W	50.00
C26	9.20	935.00	S83°16'56"W	9.20	C109	26.38	965.00	N21°07'09"W	26.38
C27	38.66	25.00	S38°41'59"W	34.92	C110	60.74	50.00	S55°08'05"E	57.07
C28	36.95	25.00	S54°39'17"E	33.68	C111	32.84	70.00	S33°46'27"E	32.54
C29	41.93	25.00	N34°57'06"E	37.19	C112	44.22	70.00	S65°18'28"E	43.48
C30	39.97	25.00	N51°11'49"W	35.85	C113	7.98	70.00	S86°40'06"E	7.97
C31	96.42	770.00	N02°10'45"W	96.37	C114	94.86	1206.28	S27°26'48"E	94.84
C32	96.15	830.00	N02°16'57"W	96.09	C115	98.00	1206.28	S32°01'37"E	97.98
C33	90.94	835.81	N02°28'21"W	90.89	C116	96.85	1206.28	S36°39'17"E	96.83
C34	5.21	672.46	S01°02'10"W	5.21	C117	51.20	550.00	N26°10'29"W	51.18
C35	39.97	25.00	S44°46'12"E	35.85	C118	60.81	550.00	N20°12'25"W	60.78
C36	39.97	25.00	N46°50'32"E	35.85	C119	60.81	550.00	N13°52'18"W	60.78
C37	39.27	25.00	N73°42'30"W	35.36	C120	60.81	550.00	N07°32'11"W	60.78
C38	39.27	25.00	N16°17'30"E	35.36	C121	2.06	550.00	N04°15'41"W	2.06
C39	63.33	215.00	N69°43'47"E	63.10	C122	111.42	1980.00	S88°57'50"E	111.41
C40	16.69	10.00	S54°01'58"E	14.82	C123	261.79	215.00	S55°45'06"E	245.92
C41	16.69	10.00	N41°33'57"E	14.82	C124	452.52	265.00	S69°47'18"E	399.51
C42	32.71	265.00	N64°49'39"E	32.69	C125	209.80	770.00	N20°54'09"W	209.15
C43	46.88	265.00	N73°25'53"E	46.82	C126	237.55	830.00	N20°30'33"W	236.74
C44	46.88	265.00	N83°34'05"E	46.82	C127	221.25	435.00	N14°08'14"W	218.87
C45	46.88	265.00	S86°17'43"E	46.82	C128	172.81	385.00	N15°50'58"W	171.36
C46	46.90	265.00	S76°09'23"E	46.84	C129	36.93	775.00	S63°45'56"W	36.93
C47	46.86	265.00	S66°01'11"E	46.80	C130	23.01	385.00	N01°16'43"W	23.01
C48	46.88	265.00	S55°53'08"E	46.82	C131	42.02	215.00	N83°45'59"E	41.95
C49	46.88	265.00	S45°44'56"E	46.82					
C50	47.78	265.00	S35°30'54"E	47.72					
C51	43.85	265.00	S25°36'33"E	43.80					
C52	100.26	215.00	S77°16'34"E	99.35					
C53	74.13	215.00	S54°02'26"E	73.76					
C54	87.41	215.00	S32°30'57"E	86.81					
C55	65.48	110.00	N23°17'16"W	64.52					
C56	53.58	90.00	N23°17'16"W	52.79					
C57	5.44	110.00	N07°39'01"W	5.44					
C58	50.76	110.00	N22°17'18"W	50.32					
C59	9.28	110.00	N37°55'33"W	9.28					
C60	37.39	110.00	S30°36'19"E	37.21					
C61	30.59	90.00	S30°36'19"E	30.44					
C62	26.16	90.00	S32°00'50"E	26.07					
C63	4.42	90.00	S22°16'37"E	4.42					
C64	15.72	10.00	S24°09'27"W	14.15					
C65	15.70	10.00	N65°50'33"W	14.14					
C66	39.25	25.00	N65°50'33"W	35.34					
C67	39.29	25.00	S24°09'27"W	35.37					
C68	38.03	23.36	N26°34'17"E	33.97					
C69	39.27	25.00	N65°48'52"W	35.36					
C70	41.86	25.00	S69°37'54"E	37.14					
C71	39.75	25.00	S16°50'45"W	35.70					
C72	104.73	760.00	S24°45'37"E	104.65					
C73	29.49	760.00	S21°55'27"E	29.49					
C74	50.01	760.00	S24°55'15"E	50.00					
C75	25.23	760.00	S27°45'26"E	25.23					
C76	142.42	770.00	N18°23'45"W	142.22					
C78	67.38	770.00	N26°12'05"W	67.36					
C79	88.70	830.00	N15°22'18"W	88.66					
C80	56.98	830.00	N20°24'01"W	56.97					
C81	50.01	830.00	N24°05'35"W	50.00					
C82	41.85	830.00	N27°15'49"W	41.85					
C83	36.46	435.00	N01°58'03"W	36.45					

## LINE TABLE

LINE	LENGTH	BEARING
L1	37.12	S16°47'21"E
L2	37.07	S16°47'21"E
L3	32.11	N83°00'01"E
L4	28.70	S83°00'01"W
L5	50.84	S28°42'30"E
L6	49.18	N61°17'30"E
L7	49.18	N61°17'30"E
L8	34.92	N06°14'01"W
L9	117.22	N40°20'32"W
L10	55.51	S20°48'45"E
L11	55.09	S89°56'01"E
L12	54.68	N89°56'01"E
L13	3.58	N62°24'01"E
L14	17.60	N00°26'01"E
L15	40.00	N69°11'01"E
L16	35.25	S72°37'26"W



LOCATION MAP

PLAT PREPARATION DATE: 12/1/2015  
APPLICATION SUBMITTAL DATE: 9/27/16

REV: JAN. 3, 2017  
DATE: SEPT. 16, 2016  
SCALE: 1" = 100'

CASE NO. 15-TOD-FP-033  
JOB NO. 14\_263