

FILING NOTICE

THIS COASTAL BOUNDARY SURVEY PLAT IS BEING FILED IN THE MAP RECORDS OF NUECES COUNTY, TEXAS AS A PUBLIC RECORD AS REQUIRED BY SECTION 33.136, NATURAL RESOURCES CODE.

George Rubalcaba
06/02/2023

GEORGE RUBALCABA, RPLS, LSLs, P.E.

TEXAS GENERAL LAND OFFICE
Art. 33.136, Natural Resources Code
Co. Nueces, sketch No. 22
File Date 10-5-2023 by Douglas Howard



SUBMERGED TRACT 427

SUBMERGED TRACT 428

CORPUS CHRISTI BAY

EXISTING BREAK WATERS

MHW Line
Elev: 0.83'

P.O.T. SEGMENT 'B'
N: 17,168,756.44
E: 1,414,946.85

P.O.B. SEGMENT 'B'
N: 17,167,969.67
E: 1,414,264.76

P.O.T. SEGMENT 'A'
N: 17,167,615.56
E: 1,413,763.27

SUBMERGED TRACT 440

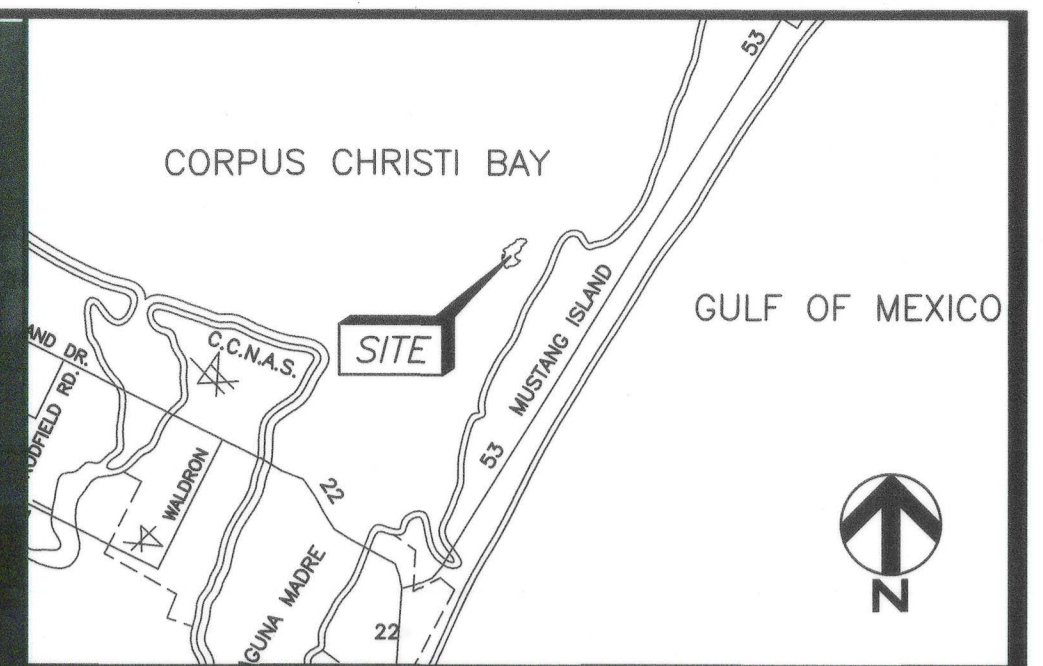
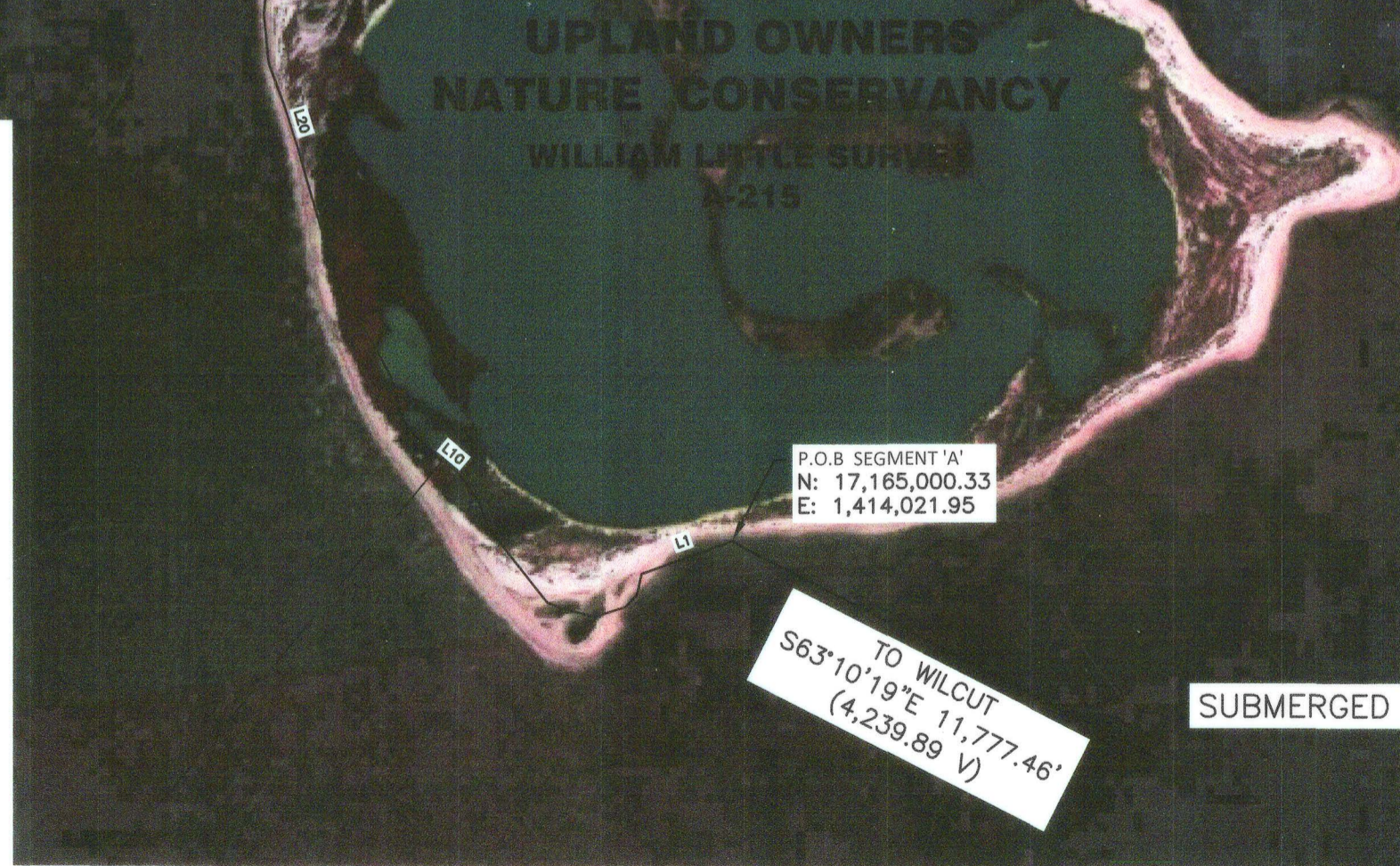
TO WILCUT
S51°05'57"E 13,192.70'
(4,749.37 V)

TO WILCUT
S53°37'47"E 13,373.63'
(4,814.51 V)

MHW Line
Elev: 0.83'

SUBMERGED TRACT 429

SUBMERGED TRACT 439



NOTES:

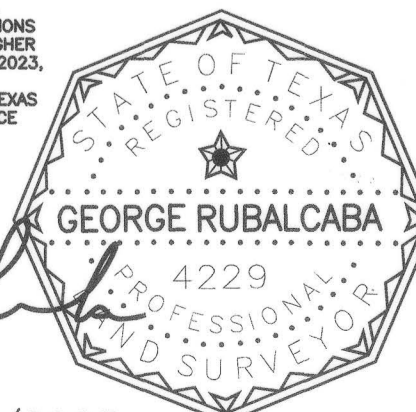
- ALL SURVEYING WAS PERFORMED BY GOVIND DEVELOPMENT, LLC FROM GPS OBSERVATIONS. THIS DRAWING REPRESENTS THE CONDITION THAT EXISTED AT THE TIME OF THE SURVEY CONDUCTED FEBRUARY 2 AND 3, 2023. FIELD PERSONNEL: GEORGE RUBALCABA, RPLS, LSLs JASON CANTU LOGAN CASTRO
- ALL ELEVATIONS ARE IN U.S. FET AND REFERENCED TO NAVD'88 DATUM.
- COORDINATES SHOWN ARE GRID NAD'83 IN U.S. FEET AND REFERENCED TO TEXAS COORDINATE SYSTEM TEXAS SOUTH ZONE AS DEFINED BY ARTICLE 21.071 OF THE NATURAL RESOURCES CODE OF THE STATE OF TEXAS, 1983 DATUM.
- COORDINATES AND ELEVATIONS DETERMINED FROM A NETWORK AND CHECKED AGAINST THE FOLLOWING MONUMENTS:
NGS MONUMENT "WILCUT" PID "AH8403"
N 17,159,684.98 E 1,424,531.74
- MEAN HIGH WATER DETERMINED TO BE 0.83' NAVD'88 AFTER A THREE DAY STUDY AT THE SITE AND COMPUTATIONS USING THE AMPITUDE METHOD AND THE INGLESIDE TIDE GAUGE AS THE CONTROL STATION.
- BASIS OF BEARINGS IS "TEXAS COORDINATE SYSTEM" PER SECTION 21.071 OF THE NATURAL RESOURCES CODE.
- DISTANCES AND BEARINGS ARE GRID. SCALE FACTOR FOR MONUMENT AH8403 IS 1.00000009292. CONVERGENCE IS + 0 58 01.0.
- THE LIMITS OF THESE LITTORAL BOUNDARIES WERE DETERMINED BY METHODOLOGY APPROVED BY THE TEXAS GENERAL LAND OFFICE AS PER TITLE 31, CHAPTER 3, RULE 7.2 (COASTAL LANDS) OF THE TEXAS ADMINISTRATIVE CODE.
- THIS SURVEY DOES NOT, NOR IS INTENDED TO BE USED TO IDENTIFY, DELINEATE OR FIX THE LINE OF VEGETATION OR THE LANDWARD BOUNDARY OF THE PUBLIC BEACH.
- ARTIFICIAL FILL AND/OR BULKHEADS ARE NOT IN THE VICINITY OF THE SURVEYED BOUNDARY. TWO SMALL PREVIOUS FILL AREAS PUT IN BEFORE HURRICANE HARVEY ARE NO LONGER PRESENT AT THE SITE.
- AERIAL OBTAINED FROM GOOGLE EARTH.
- UPLAND OWNER: NATURE CONSERVANCY C/O TEXAS FIELD OFFICE PO BOX 81439, CORPUS CHRISTI, TEXAS 78468-1439.
- CONTACTS: GEORGE RUBALCABA, RPLS, LSLs, P.E. GOVIND DEVELOPMENT, LLC 9510 LEOPARD STREET, CORPUS CHRISTI, TEXAS 78410 (361)876-0498. Grubalcaba@govinddevelopment.com
- PLANNED EROSION CONTROL ACTIVITIES CONSIST OF BREACH FILL PLACEMENT AND NEARSHORE BREAKWATER INSTALLATION. GLO PROJECT NUMBER: 3488

NOTICE:

THIS SURVEY WAS PERFORMED 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 FOR THE PURPOSE OF LOCATING A SHORELINE BOUNDARY, SUBJECT TO THE MOVEMENT LANDWARD AS PROVIDED BY SECTION 33.136, NATURAL RESOURCES CODE.

I, GEORGE RUBALCABA, A LICENSED STATE LAND SURVEYOR, HEREBY STATE THAT HIS DRAWING REPRESENTS THE CONDITIONS THAT EXISTED IN THE FIELD AT THE TIME OF THE MEAN HIGHER HIGH WATER SURVEY CONDUCTED ON FEBRUARY 2 AND 3, 2023, ACCORDING TO LAW AND UNDER MY DIRECT CONTROL AND SUPERVISION AND WITH METHODOLOGY APPROVED BY THE TEXAS GENERAL LAND OFFICE AND IS CORRECT AND IN ACCORDANCE WITH TEXAS NATURAL RESOURCES CODE 21.042.

George Rubalcaba
GEORGE RUBALCABA, LICENSED STATE LAND SURVEYOR
9510 LEOPARD STREET
CORPUS CHRISTI, TEXAS 78410
(361)876-0498
06/02/2023



GOVIND DEVELOPMENT, LLC ENGINEERING DIVISION			
TYPE FIRM No. P-10101 - 9089 1037, SUITE A CORPUS CHRISTI, TX 78409 - (OFFICE) 361.841.5777			
NO.	DESCRIPTION	CHECKED	DATE
0	ISSUED TO CLIENT		02/07
1	FILED WITH COUNTY CLERK	GR	06/08

GOVIND DEVELOPMENT, LLC. TBPLS FIRM NO. 10193800			
THE NATURE CONSERVANCY SHAMROCK ISLAND COASTAL BOUNDARY SURVEY SITE MAP			
NUECES COUNTY		TEXAS	
DATE:	SCALE: AS SHOWN CLIENT APPROVAL	JOB NO.	DRAWING NO.
02/2023		23MM00007	SHT 1/2 92100

V 70 P 187

SEGMENT 'A'

BEING THE WEST SHORELINE OF THE SOUTH PORTION OF SHAMROCK ISLAND LYING WITHIN THE WILLIAM LITTLE SURVEY, ABSTRACT NO. 215, SAID SOUTH PORTION BORDERED BY STATE OF TEXAS SUBMERGED TRACTS 428, 438, AND 439 OF CORPUS CHRISTI BAY AND SAID SHORELINE BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT A CORNER HAVING A STATE PLANE GRID COORDINATE OF N 17,165,000.33', E 1,414,021.95', NAD'83, TEXAS SOUTH ZONE IN U.S. FEET, SAID CORNER LYING ON THE MEAN HIGH WATER BOUNDARY BETWEEN SAID WILLIAM LITTLE SURVEY AND SUBMERGED TRACT 438 AND FROM WHENCE NGS MONUMENT "WILCUT" BEARS S63°10'19"E, 11,777.46' (4,239.89 VARAS); THENCE WITH SAID MEAN HIGH WATER BOUNDARY AND WITH THE FOLLOWING LINES AS FOLLOWS;

LINE	BEARING	DISTANCE	VARAS
L1	S70°18'10"W	206.85'	74.47
L2	S12°04'49"W	46.54'	16.75
L3	S43°47'28"W	35.87'	12.91
L4	S72°11'08"W	66.58'	23.97
L5	N75°51'38"W	71.31'	25.67
L6	N68°42'02"W	36.89'	13.28
L7	N38°38'10"W	109.21'	39.32
L8	N38°18'08"W	95.13'	34.25
L9	N19°24'17"W	60.53'	21.79
L10	N36°37'54"W	70.26'	25.29
L11	N50°55'53"W	75.07'	27.03
L12	N47°24'20"W	63.18'	22.74
L13	N31°19'03"W	39.46'	14.21
L14	N14°36'11"W	86.55'	31.16
L15	N28°43'51"W	112.55'	40.52
L16	N37°50'51"W	67.98'	24.47
L17	N20°39'39"W	69.69'	25.09
L18	N16°34'48"W	91.15'	32.81
L19	N16°40'33"W	95.90'	34.52
L20	N16°05'42"W	95.66'	34.44
L21	N18°00'51"W	96.04'	34.57
L22	N19°57'34"W	95.56'	34.40
L23	N5°44'01"W	106.80'	38.45
L24	N6°12'40"E	67.66'	24.36
L25	N13°18'11"E	93.05'	33.50
L26	N9°00'13"E	94.89'	34.16
L27	N3°16'55"W	66.03'	23.77
L28	N4°00'56"W	93.25'	33.57
L29	N3°30'15"W	45.49'	16.38
L30	N4°55'57"E	71.29'	25.66
L31	N33°14'03"E	20.91'	7.53
L32	S68°54'02"E	37.89'	13.64
L33	S29°26'37"E	17.45'	6.28
L34	S29°06'05"W	14.25'	5.13
L35	N40°39'38"W	9.44'	3.40

LINE	BEARING	DISTANCE	VARAS
L36	S76°17'30"W	19.92'	7.17
L37	S3°53'16"W	67.25'	24.21
L38	S13°22'33"E	53.86'	19.39
L39	S60°52'11"E	47.86'	17.23
L40	S12°38'49"W	34.21'	12.32
L41	S76°29'51"E	40.09'	14.43
L42	S20°58'34"E	26.17'	9.42
L43	S44°48'43"W	40.91'	14.73
L44	S11°47'08"E	68.05'	24.50
L45	S41°51'19"W	26.17'	9.42
L46	S17°18'10"E	59.21'	21.32
L47	S73°33'52"E	34.35'	12.37
L48	N57°15'53"E	21.30'	7.67
L49	N2°03'55"E	47.45'	17.08
L50	N31°26'52"E	28.21'	10.16
L51	N60°15'28"E	54.38'	19.58
L52	N45°31'35"E	56.20'	20.23
L53	N23°44'14"W	70.53'	25.39
L54	N17°41'08"E	57.54'	20.71
L55	N12°12'28"E	48.80'	17.57
L56	N26°06'44"E	87.70'	31.57
L57	N17°02'55"E	71.76'	25.83
L58	N3°45'39"E	47.26'	17.01
L59	N20°09'50"E	59.85'	21.55
L60	N1°19'16"E	97.59'	35.13
L61	N7°45'55"W	47.29'	17.02
L62	N8°20'26"E	86.66'	31.20
L63	N6°52'52"W	75.45'	27.16
L64	N30°54'51"W	55.44'	19.96
L65	N54°26'16"W	48.64'	17.51
L66	N85°31'38"W	44.50'	16.02
L67	S4°27'33"W	59.68'	21.48
L68	S33°38'29"W	22.80'	8.21
L69	S76°12'26"W	23.40'	8.42
L70	N52°11'20"W	44.07'	15.87

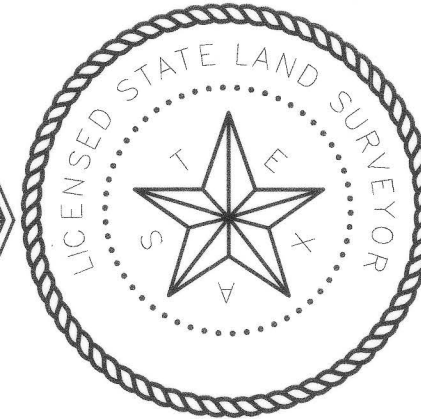
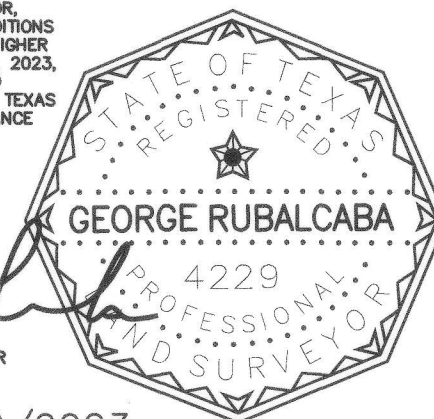
LINE	BEARING	DISTANCE	VARAS
L71	N9°36'29"W	36.85'	13.27
L72	N16°30'39"E	53.59'	19.29
L73	N30°34'58"E	61.66'	22.20
L74	N38°52'44"E	92.31'	33.23
L75	N51°51'57"E	72.34'	26.04
L76	N56°46'29"E	97.13'	34.97
L77	N61°21'56"E	93.26'	33.57
L78	N63°09'24"E	94.83'	34.14
L79	N62°40'15"E	95.25'	34.29
L80	N62°50'02"E	84.00'	30.24

TO THE POINT OF TERMINATION HAVING STATE PLANE GRID COORDINATE OF N17,167,615.56', E1,413,763.27' AND FROM WHENCE SAID MONUMENT "WILCUT" BEARS S53°37'47"E, 13,373.63'(4,814.51 VARAS)

TEXAS GENERAL LAND OFFICE
 Art. 33.136, Natural Resources Code
 Co. Nueces, Sketch No. 22
 File Date 10-5-2023 by Douglas Howard

I, GEORGE RUBALCABA, A LICENSED STATE LAND SURVEYOR, HEREBY STATE THAT HIS DRAWING REPRESENTS THE CONDITIONS THAT EXISTED IN THE FIELD AT THE TIME OF THE MEAN HIGHER HIGH WATER SURVEY CONDUCTED ON FEBRUARY 2 AND 3, 2023, ACCORDING TO LAW AND UNDER MY DIRECT CONTROL AND SUPERVISION AND WITH METHODOLOGY APPROVED BY THE TEXAS GENERAL LAND OFFICE AND IS CORRECT AND IN ACCORDANCE WITH TEXAS NATURAL RESOURCES CODE 21-042.

George Rubalcaba
 GEORGE RUBALCABA, LICENSED STATE LAND SURVEYOR
 9510 LEOPARD STREET
 CORPUS CHRISTI, TEXAS 78410
 (361)876-0498



06/02/2023

NUECES NRC 33.136 SKETCH 22

SEGMENT 'B'

BEING THE WEST SHORELINE OF THE NORTH PORTION OF SHAMROCK ISLAND LYING WITHIN THE WILLIAM LITTLE SURVEY, ABSTRACT NO. 215, AND BORDERED BY STATE OF TEXAS SUBMERGED TRACT 428 OF CORPUS CHRISTI BAY AND SAID NORTH PORTION BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT A CORNER HAVING A STATE PLANE GRID COORDINATE OF N 17,167,969.67, E 1,414,264.76, NAD'83, TEXAS SOUTH ZONE IN U.S. FEET, SAID CORNER LYING ON THE MEAN HIGH WATER BOUNDARY BETWEEN SAID WILLIAM LITTLE SURVEY AND SUBMERGED TRACT 428 AND FROM WHENCE NGS MONUMENT "WILCUT" BEARS S51°05'57" E, 13,192.70' (4,749.37 VARAS); THENCE WITH SAID MEAN HIGH WATER BOUNDARY AND WITH THE FOLLOWING LINES AS FOLLOWS;

LINE	BEARING	DISTANCE	VARAS
L81	N11°53'35"W	34.11'	12.28
L82	N79°55'04"W	49.24'	17.73
L83	S70°20'20"W	48.03'	17.29
L84	N88°01'36"W	35.43'	12.75
L85	N7°33'32"W	29.65'	10.67
L86	N28°47'34"E	31.87'	11.47
L87	N73°08'38"E	46.14'	16.61
L88	S74°35'50"E	45.26'	16.29
L89	N73°59'28"E	71.94'	25.90
L90	S82°00'21"E	82.26'	29.61
L91	S61°19'25"E	67.37'	24.25
L92	N62°26'09"E	54.63'	19.67
L93	N55°40'19"E	62.77'	22.60
L94	N52°14'16"E	51.75'	18.63
L95	N38°54'24"E	72.88'	26.24
L96	N32°54'40"E	44.26'	15.93
L97	N53°56'02"W	33.65'	12.11
L98	N54°11'23"E	29.09'	10.47
L99	N18°59'14"E	39.37'	14.17
L100	N73°24'32"E	84.72'	30.50
L101	S65°10'10"E	29.55'	10.64
L102	N46°12'26"E	138.27'	49.78
L103	N12°44'13"W	35.51'	12.78
L104	N45°44'30"E	91.76'	33.03
L105	N31°53'32"E	93.35'	33.61

LINE	BEARING	DISTANCE	VARAS
L106	N0°45'08"E	63.22'	22.76
L107	N10°58'33"W	57.20'	20.59
L108	N12°36'14"W	45.51'	16.38
L109	N21°03'26"W	16.59'	5.97

TO THE POINT OF TERMINATION HAVING STATE PLANE GRID COORDINATE OF N17,168,756.44', E1,414,946.85' AND FROM WHENCE SAID MONUMENT "WILCUT" BEARS S46°34'35"E, 13,197.03'(4,750.93 VARAS)

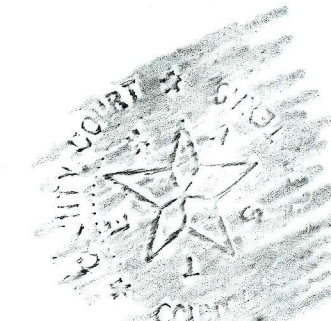
THE STATE OF TEXAS
 COUNTY OF NUECES

I, KARA SANDS, CLERK OF THE COUNTY COURT, IN AND FOR NUECES COUNTY TEXAS, HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT DATED THE 3rd DAY OF June 2023, WITH ITS CERTIFICATE OF AUTHENTICATION, WAS FILED FOR RECORD IN MY OFFICE THIS 15th DAY OF June 2023 AT 2:36 O'CLOCK P.M. AND DULY RECORDED IN VOLUME 75, PAGE 97-100 MAP RECORDS OF NUECES COUNTY, TEXAS (M.R.N.C.T.)

WITNESS MY HAND AND SEAL OF OFFICE IN CORPUS CHRISTI, TEXAS, THIS THE 15th DAY OF June 2023.

Kara Sands
 KARA SANDS, COUNTY CLERK

M. Anderson
 DEPUTY TO THE COUNTY CLERK



NO.	DESCRIPTION	CHECKED	DATE
0	ISSUED TO CLIENT		02/07

GOVIND DEVELOPMENT, LLC. TBPLS FIRM NO. 10193800			
THE NATURE CONSERVANCY SHAMROCK ISLAND COASTAL BOUNDARY SURVEY FIELD NOTE DESCRIPTIONS			
NUECES COUNTY		TEXAS	
DATE:	SCALE: AS SHOWN	JOB NO.	DRAWING NO.
02/2023	CLIENT APPROVAL	23MM00007	SHT 2/2

V-70 P188



TEXAS GENERAL LAND OFFICE
COMMISSIONER DAWN BUCKINGHAM, M.D.

Surveying Division
Coastal Boundary Survey

Project: Shamrock Island, The Nature Conservancy, Erosion Control Activity, Breach Fill and Nearshore Breakwater Installation, Nueces County.

Project No: CEPRA No. 1641, GLO Project No. 3488

Project Manager: Kelly Brooks, Coastal Resources, Texas General Land Office

Surveyor: George Rubalcaba, Licensed State Land Surveyor

Description: Coastal Boundary Survey dated June 2, 2023, delineating the boundary along the Mean High Water of the Corpus Christi Bay – being also the shoreline of Shamrock Island lying within the William Little Survey, Abstract No. 215, and bordered by State of Texas Submerged Tracts 428, 438, and 439 of Corpus Christi Bay, Nueces County, Texas, in connection with CEPRA No. 3488. Centroid coordinates N 27°45'40", W 97°10'02", WGS84. A copy of the survey has been filed in Volume 70, Pages 187-188, 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.

by:

Signed:

David Klotz, RPLS, LSLs
Surveying Services

10/3/2023

Date

Filed as:

Tex.Nat.Res.Code Article 33.136 Nueces County, Sketch No. 22

TEXAS GENERAL LAND OFFICE
Art. 33.136, Natural Resources Code
Co. Nueces, Sketch No. 22
File Date 10-5-2023 by Doug Hoffmann