



THE CITY OF SAN ANTONIO AS PART OF ITS ELECTRIC, GAS, WATER, AND WASTEWATER SYSTEMS, CITY PUBLIC SERVICE BOARD (CPS ENERGY) AND SAN ANTONIO WATER SYSTEM (SAWS), IS HEREBY DEDICATING EASEMENTS AND RIGHTS-OF-WAY FOR UTILITY, TRANSMISSION AND DISTRIBUTION INFRASTRUCTURE EASEMENT," UTILITY EASEMENT," "GAS EASEMENT," "ELECTRIC EASEMENT," "ANCHOR EASEMENT," "SERVICE EASEMENT," "OVERHANG EASEMENT," "CONCRETE DRIVEWAY APPROACHES," "UNDERGROUND ROOFS OVERHANGS ARE ALLOWED WITHIN THOSE FIVE (5) FEET AND TEN (10) FOOT WIDE ELECTRIC AND GAS EASEMENTS WHEN LOT'S ARE SERVED BY UNDERGROUND ELECTRIC INFRASTRUCTURE AND SERVICE FACILITIES WITHIN EASEMENTS." THE REASONS DESCRIBED ABOVE, CPS AND SAWS SHALL ALSO HAVE THE RIGHT TO RELOCATE SAID GRANTOR'S ADJACENT LANDS FOR THE PURPOSE OF ACCESSING SUCH INFRASTRUCTURE AND SERVICE FACILITIES AND THE RIGHT TO REMOVE OR EXCESS OVER OR UNDERGROUND CONCRETE DRIVEWAY APPROACHES, UNDERGROUND ROOFS OVERHANGS WHICH ENDANGER OR MAY INTERFERE WITH THE EFFICIENCY OF WATER, SEWER, GAS, AND/OR ELECTRIC INFRASTRUCTURE AND SERVICE FACILITIES. ANY SUCH STRUCTURES WHICH ENDANGER OR MAY INTERFERE WITH THE EFFICIENCY OF WATER, SEWER, GAS, AND/OR AREAS WITHOUT AN ENCROACHMENT AGREEMENT WITH THE RESPECTIVE UTILITY.

2. ANY LOSS RESULTING FROM MODIFICATIONS REQUIRED OF CPS ENERGY OR SAWS INFRASTRUCTURE AND SERVICE PERSONNEL DEEMED RESPONSIBLE FOR SAID DAMAGE CHANGES OR GROUND ELEVATION ALTERATIONS.

3. NO OTHER RELEASE OR OTHERWISE AFFECT ANY EXISTING ELECTRIC, GAS, WATER, SEWER DRAINAGE, TELEPHONE, CABLE TV, EASEMENTS OR ANY OTHER UTILITIES SERVING THE PROPERTY.

4. CONCRETE DRIVEWAY APPROACHES ARE ALLOWED WITHIN THE FIVE (5) AND TEN (10) FOOT WIDE ELECTRIC AND GAS EASEMENTS WHEN LOTS ARE SERVED BY UNDERGROUND ELECTRIC AND GAS FACILITIES.

5. ROOF OVERHANGS ARE ALLOWED WITHIN THE FIVE (5) AND TEN (10) FOOT WIDE ELECTRIC AND GAS EASEMENTS WHEN ONLY UNDERGROUND ELECTRIC AND GAS FACILITIES ARE PROPOSED OR EXISTING WITHIN THOSE FIVE (5) AND TEN (10) FOOT WIDE EASEMENT.

A PORTION OF THE TRACT IS BELOW THE GROUND ELEVATION OF 930 FEET WHERE THE STATIC PRESSURE WILL NORMALLY EXCEED 80 PSI. AT ALL SUCH LOCATIONS, THE DEVELOPER OR BUILDER SHALL INSTALL AT EACH LOT, ON THE CUSTOMER'S SIDE OF THE METER, AN APPROVED TYPE PRESSURE REGULATOR IN CONFORMANCE WITH THE PLUMBING CODE OF THE CITY OF SAN ANTONIO.

BEING A TOTAL OF 0.10 ACRES, ESTABLISHING LOT 28, BLOCK 5, NEW CITY BLOCK 8980, BEING OUT OF LOT 12-13, BLOCK 5, NEW CITY BLOCK 8980 OF THE VILLA AUGUSTA SUBDIVISION, RECORDED IN VOLUME 1625, PAGE 96, DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS. ACCORDING TO DEED THEREOF RECORDED IN DOC. 20210251681, OFFICIAL PUBLIC RECORDS OF BEXAR COUNTY, TEXAS.

BY: \_\_\_\_\_  
CHAIRMAN

BY: \_\_\_\_\_  
SECRETARY

