CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	1640.35'	592.35'	589.09'	N 53°47'10" E	20°01'09"
C2	20.00'	28.70'	26.30'	N 11°30'51" E	82°13'29"
C3	20.00'	33.15'	29.82'	N 77°38'44" W	95°24'01"
C4	20.00'	29.18'	26.66'	S 12°21'16" W	83°35'59"
C5	75.00'	54.56'	53.36'	S 33°18'31" W	41°40'46"
C6	245.00'	207.40'	201.26'	N 36°18'14" E	48°30'07"
C7	125.00'	105.81'	102.68'	S 36°18'14" W	48°30'07"
C8	75.00'	63.49'	61.61'	S 36°18'14" W	48°30'07"
C9	10.00'	15.71'	14.14'	N 15°33'17" E	90°00'00"
C10	20.00'	31.42'	28.28'	S 74°26'43" E	90°00'00"
C11	20.00'	31.42'	28.28'	S 15°33'17" W	90°00'00"
C12	20.00'	34.13'	30.14'	N 76°20'09" W	97°46'51"

LINE	BEARING	DISTANCE
L1	S 51°23'49" E	51.55'
L2	N 51°23'49" W	51.43'
L3	S 52°48'41" W	49.75'
L4	N 29°26'43" W	38.26'
L5	N 64°25'38" W	50.79'
L6	S 54°09'16" W	10.53'
L7	N 29°26'43" W	10.93'
L8	N 60°33'17" E	50.00'
L9	N 29°26'43" W	20.00'

NOTES

1) This property does lie within the 100 Year Flood Plain, according to FIRM No. 48167C, as established by the Federal Emergency Management Agency.

2) The Bearings and Distances shown are based on the Texas State Coordinate System of 1983, South Central Zone, and are referenced to N.G.S. Monument HGCSD 62 (MS708). All units are expressed in U.S. Survey Feet.

3) All lots shall have 6 foot side building lines, unless shown otherwise hereon.

4) The lots or parcels shown on this plat may be located within the Dune Conservation Area and may be subject to more stringent building requirements or limitations under State of Texas or City of Galveston regulations.

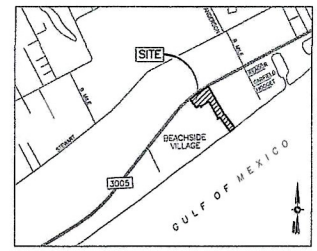
LEGEND:

B.L.	Building Lines
G.C.M.R.	Galveston County Map Records
R.O.W.	Right of Way
U.E.	Utility Easement
P.O.B.	Point of Beginning
RES.	Reserve
#XXXX	Address

GRAPHIC SCALE

0' 60' 120' 180'

(In Feet)
1 inch = 60 Feet



VICINITY MAP
Not to Scale

STATE OF TEXAS
COUNTY OF GALVESTON

KNOW ALL MEN BY THESE PRESENTS

That KAHALA DEVELOPMENT, LLC., owner of that certain tract or parcel of land, lying and being situated in Galveston County, Texas, subdivided in the above and foregoing plat do hereby make replat of said property according to the lines and lots shown thereon, and designate said replat "BEACHSIDE VILLAGE – SECTION 6" in Galveston County, Texas.

Debbie Reinhardt
Managing Partner
Kahala Development, LLC.

STATE OF TEXAS
COUNTY OF GALVESTON

Before me, on this day April 15th 2021, personally appeared Debbie Reinhardt known to me to be the person whose name is subscribed to the foregoing instrument.

Notary Public, State of Texas

Jennifer Kay Grant
My Commission Expires
05/16/2024
ID No. 128426254

STATE OF TEXAS
COUNTY OF GALVESTON

This Replat in the City of Galveston, Galveston County, Texas, as set forth on this plat, has been approved by the Galveston Planning Commission on this 15th day of May 2021.

Secretary
Galveston Planning Commission

Chairperson
Galveston Planning Commission

METES AND BOUNDS DESCRIPTION:

Being a 8.19 acre tract of land out of **THE PRESERVE AT WEST BEACH, SECTION 1**, a subdivision in Galveston County, Texas, according to the map or plat thereof recorded in Plat Record 2009A, Map No. 92, of the Map Records in the Office of the County Clerk of Galveston County, Texas, and all of Residential Reserve tract recorded within the **BEACHSIDE VILLAGE – SECTION 5**, a subdivision in Galveston County, Texas according to the map of plat thereof recorded in Clerk's File Number 2018058575 of the Map Records in the Office of the County Clerk of Galveston County, Texas, said tract being further described as follows:

BEGINNING at a 5/8 inch rod found at the Northeast corner of Reserve "A", in Beachside Village, Section 4 Amending Plat, a subdivision in Galveston County, Texas according to the map of plat thereof recorded in Instrument No. 2016074762 of the Map Records in the Office of the County Clerk of Galveston County, Texas, same being the Northwest corner of aforesaid Residential Reserve in **BEACHSIDE VILLAGE – SECTION 5**, said point also lying in the Southerly right-of-way line of F.M. 3005, being a 200 foot right-of-way;

THENCE, along a curve to the right, said curve having a radius of 1640.35 feet, an arc length of 592.35 feet, and a long chord which bears N 53° 47'10" E, a distance of 589.09 feet to a 1/2 inch rod set for corner;

THENCE, through the interior of said **THE PRESERVE AT WEST BEACH, SECTION 1** subdivision, the following 3 courses and distances:

S 29°26'43" E, a distance of 868.87 feet to a point for corner;

S 51°23'49" E, a distance of 51.55 feet to a point for corner;

S 37°14'38" E, a distance of 422.84 feet to a point in the South line of Reserve K, of said **PRESERVE AT WEST BEACH, SECTION 1**, and the Southeast corner of the herein described tract;

THENCE, S 52°54'37" W along the South line of said Reserve K, a distance of 150.00 feet to the Southeasterly corner of Beach Reserve, of said **BEACHSIDE VILLAGE – SECTION 5** subdivision, and also being the Southwest corner of the herein described tract;

THENCE, along and with the Easterly line of said **BEACHSIDE VILLAGE – SECTION 5**, the following 2 courses and distances:

N 37°14'38" W, a distance of 422.46 feet to a point on the Southerly line of Beachside Drive, (a called 50 foot wide right-of-way), recorded within above said **BEACHSIDE VILLAGE – SECTION 5**;

N 30°43'29" W, a distance of 51.42 feet to a point on the Northerly right-of-way of said Beachside Drive;

THENCE, S 52°46'41" W, along and with the Northerly right-of-way line of said Beachside Drive, a distance of 49.75 feet to a point for corner;

THENCE, along and with the Southwesterly line of said Residential Reserve tract, the following 10 courses and distances:

with a curve to the left, said curve having a radius of 20.00 feet, an arc length of 28.70 feet, and a long chord which bears N 11°30'51" E, a distance of 26.30 feet to a point for corner;

N 29°26'43" W, a distance of 493.80 feet to a point at the beginning of a curve to the left;

with said curve to the left, having a radius of 20.00 feet, an arc length of 33.15 feet, and a long chord which bears N 77°38'44" W, a distance of 29.82 feet to a point at the end of said curve;

S 54°09'16" W, a distance of 221.38 feet to a point at the beginning of a curve to the left;

with said curve to the left, having a radius of 20.00 feet, an arc length of 29.18 feet, and a long chord which bears S 12°21'16" W, a distance of 26.66 feet to a point at the end of said curve;

N 29°26'43" W, a distance of 38.26 feet to a point at Southerly right-of-way line of Starfish Drive (a called 50 foot wide right-of-way), recorded within aforesaid Beachside Village Section 4;

N 64°25'38" W, a distance of 50.79 feet to a point at the beginning of a curve to the right;

with said curve to the right, having a radius of 75.00 feet, an arc length of 54.56 feet, and a long chord which bears S 33°18'31" W, a distance of 53.36 feet to a point at the end of said curve;

S 54°09'54" W, a distance of 39.53 feet to a point for corner;

N 35°50'59" W, a distance of 287.88 feet to the **POINT OF BEGINNING**, and containing within said boundaries a calculated area of 8.19 acres (356,761 Square Feet) of land.

Location	Linear Feet of Beach	Number of Required Parking Spaces
Beachside Village Section 6	150	10

Parking Spaces to be located along West side of Ohana Lane

LOT AREA TABLE

LOT	AREA (SQ. FT.)	AREA (ACRES)	LOT	AREA (SQ. FT.)	AREA (ACRES)
601	5,289	0.12	619	7,800	0.18
602	6,630	0.15	620	6,364	0.15
603	7,189	0.17	621	6,364	0.15
604	6,722	0.15	622	6,364	0.15
605	5,851	0.13	623	6,364	0.15
606	5,081	0.12	624	6,364	0.15
607	4,825	0.11	625	4,725	0.11
608	4,800	0.11	626	4,725	0.11
609	4,800	0.11	627	4,725	0.11
610	4,800	0.11	628	4,725	0.11
611	4,800	0.11	629	4,581	0.11
612	4,800	0.11	630	5,858	0.13
613	4,800	0.11	631	5,415	0.12
614	4,800	0.11	632	5,306	0.12
615	11,682	0.25	633	11,316	0.26
616	4,847	0.11	634	11,315	0.26
617	5,356	0.12	635	11,314	0.26
618	5,881	0.14	--	--	--

RESERVE AREA TABLE

RESERVE	AREA (SQ. FT.)	AREA (ACRES)	USE
"A"	38,284	0.88	Landscape/Open Space
"B"	1,379	0.03	Landscape/Open Space
"C"	450	0.01	Landscape/Open Space
"D"	15,266	0.35	Landscape/Open Space
"E"	300	0.01	Landscape
"F"	309	0.01	Landscape
"BEACH RESERVE"	29,449	0.68	Beach

STARFISH DRIVE R.O.W. & OHANA LANE R.O.W.
53,935 SQ.FT. – 1.22 ACRES

This is to certify that I, Stephen C. Blaskey, A Registered Professional Land Surveyor of the State of Texas, have platted the above subdivision from an actual survey on the ground, and that all corners are properly marked and that this plat correctly represents that survey made under my direction.

Stephen C. Blaskey
Registered Professional
Land Surveyor No. 5858

STEPHEN C. BLASKEY
5858
REGISTERED PROFESSIONAL LAND SURVEYOR

REVISED: APRIL 14, 2021
SURVEY DATE: JUNE 15, 2020
FILE No.: 5972-0000-0000-000
DRAFTING: CM
JOB No.: 20-0051

STATE OF TEXAS
COUNTY OF GALVESTON

I, DWIGHT D. SULLIVAN, County Clerk, Galveston County, Texas, do hereby certify that the written instrument was filed for record in my office on
May 20 2021, at 4:07 O'Clock, P.M., and duly recorded on
May 20 2021, at 4:07 O'Clock, P.M., in
Instrument Number 2021036982 Galveston County Records.

Witness my hand and seal of office, at Galveston, Texas, the day and date last above written.

DWIGHT D. SULLIVAN, County Clerk,
Galveston County, Texas

By _____ Deputy

2021036982

Land Surveying LLC.

LEAGUE CITY OFFICE
Registration Number: 10194549
(281) 554-7739 www.highlandsurveying.com
200 HOUSTON AVE, SUITE B | LEAGUE CITY, TX 77573
Mailing | P.O. BOX 161421 | GALVESTON, TX 77552

BEACHSIDE VILLAGE SECTION 6

BEING A REPLAT OF 8.19 ACRES OF LAND
OUT OF AND A PART OF "THE PRESERVE AT WEST BEACH, SECTION 1", PLAT RECORD 2009A, MAP No. 92, AND ALL OF RESIDENTIAL RESERVE TRACT OUT OF THE "BEACHSIDE VILLAGE – SECTION 5", CLERK'S FILE NO. 2018058575 BOTH OF THE MAP RECORDS IN THE OFFICE OF THE COUNTY CLERK OF GALVESTON COUNTY, TEXAS.
SITUATED IN
GALVESTON, TEXAS.

35 LOTS AND 6 RESERVES