

Application for a Sand Pit Permit

SAND-24-4 Renewal

Submitted On: Apr 14, 2025

Applicant

John "JC" Bouse
979-578-8007
@ bolivarsandholdings@gmail.com

Primary Location

3925 HWY 87
PORT BOLIVAR, TX 77650

Owner / Agent Information

Is the applicant the owner?

No

Company/Owner Name

Sidney Bouse

Company Contact

--

Owner Mailing Address

PO Box 6

Owner City

Iola

Owner State

TX

Owner ZIP Code

77861

Owner Email

sid@surveygalveston.com

Owner Phone

409.771.5554

Project Information

Parcel ID Number

369365

Name of Subdivision/Tract

A Van Nordstrom Survey Tract 2-1

Total Acreage of Property

204

Proposed Excavation Width

190

Proposed Excavation Length

150

Signature

I acknowledge Galveston County's interest in and responsibility of ensuring compliance with its Adopted Regulations for Removal of Sand, Marl, Gravel and Shell on Bolivar Peninsula;

Any deviation from the permitted improvements is justification for the issuance of a Stop Work/Non-Compliance Order.

The receipt, acceptance, and/or deposit of a check, money order or any form of payment to the County does not constitute the approval of a permit.

I acknowledge that I have read Galveston County's Adopted Order on Sand Pits

I hereby agree with the conditions listed above and acknowledge it is a violation to begin work before a permit is issued.

Signature

true



THE COUNTY OF GALVESTON
OFFICE OF THE COUNTY ENGINEER
722 Moody, Galveston, Texas 77550
(409) 770-5399
www.galvestoncountytexas.gov

Land Owner Authorization

This form is to be completed by the land owner, sealed by a notary and uploaded with the permit application.

(If you have a contractor or other persons applying on your behalf, the authorization portion of this document must be completed. If not, you may leave it blank or write in N/A)

I hereby authorize John "JC" Bouse to act on my behalf in the processing of this application for a sand pit permit at 3925 Hwy 87, Port Bolivar, Texas and to furnish, upon request, supplemental information in support of this application.

I agree for both myself and on those working on behalf of me that:

- I acknowledge Galveston County's interest in and responsibility of ensuring compliance with its Adopted Regulations for Removal of Sand, Marl, Gravel and Shell on Bolivar Peninsula;
- Any deviation from the permitted improvements is justification for the issuance of a Stop Work Order.
- I understand that any deviation in the work performed on the Improvements is a wrongful act causing irreparable injury and presenting imminent harm, for which Galveston County has no adequate remedy at law;
- I further agree that Galveston County's lack of an adequate remedy at law justifies imposition of a temporary restraining order and a temporary injunction issued against me to bar any further work under the Sand Pit Permit pending resolution of the dispute between Galveston County and me;
- In the event that Galveston County files suit seeking injunctive and/or other relief, I hereby submit to the jurisdiction of the State District Courts exercising jurisdiction in Galveston County and agree to the issuance of such temporary restraining orders and temporary injunctions as may be required to halt the construction of work on the Improvements that deviate from the Building Permit;
- In the event that Galveston County files suit against me I agree to pay the reasonable attorneys' fee, court costs and other expenses incurred by the County in the prosecution of that suit; and
- The receipt, acceptance, and/or deposit of a check, money order or any form of payment to the County does not constitute any approval of a permit.

I hereby agree with the conditions listed above and acknowledge it is a violation to begin work before a permit is issued.

S. J. Bouse
Signature of Land Owner

10/31/24
Date

State of Texas

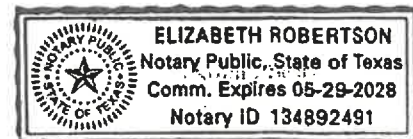
County of Galveston

This instrument was acknowledged before me on

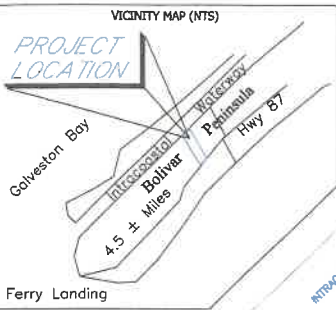
October 31, 2024

Date

By Sidney Bouse
Name of person

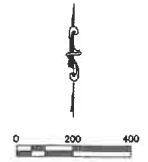


Elizabeth Robertson
Notary Signature



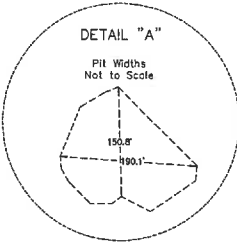
3925 State Highway No. 87, Port Bolivar TX 77650

ABRAHAM VAN NORDSTRAND SURVEY
ABSTRACT 203



INTRACOASTAL WATERWAY
(per 1960)

BOLIVAR TERMINAL CO. INC.
35.63 AC
GCCN 9959649 CCOR



204.149 Acres
(8,892,420 Square feet)

JOHNSON ANDERSON JR. & MARCO
105.06 AC
GCCN 9701925 CCOR



G&G HOLDINGS, LLC
151.00 AC
GCCN 202104374 CCOR

- NOTES:
- 1) This property does lie within the 100 Year Flood Plain as established by the Federal Emergency Management Agency, and lies within the designated coastal barriers.
 - 2) According to the FEMA Flood Community Number 48167C, Panel No. D315 C, effective date August 15, 2019, this property lies within Zone VE with a Base Flood Elevation of 12', 12', 14' & 15' (as measured to the lowest horizontal structural member). And with in Zone AE with a Base Flood Elevation of 12' (as measured to the top of the bottom floor).
 - 3) This property is subject to any restrictions of record and may be subject to setbacks from power lines as established by OSHA (call your power company).
 - 4) All bearings shown herein are based upon the Texas Coordinate System of 1983, South Central Zone 4204.
 - 5) Surveyed without benefit of a Title Report.

METES AND BOUNDS DESCRIPTION
204.149 ACRES (8,892,420 SQUARE FEET)
ABRAHAM VAN NORDSTRAND
ABSTRACT NUMBER 203

ALL that certain 204.149 ACRES (8,892,420 square feet) tract of land situated in the Abraham Van Nordstrand Survey, Abstract Number 203, Galveston County, Texas and being out of and a part of that certain called 238.28 acre tract of land described in a Warranty Deed with Vendor's Lien to Sidney Dan Bouse and Joann Johnson Bouse of Clerk's File Number 8701028 of the Official Public Records of Galveston County, Texas (D.P.R.G.C.T.), and being more particularly described by metes and bounds as follows (all coordinates and bearings are referenced to the Texas Coordinate System of 1983, South Central Zone 4204, and are tied to NGS Mark "TXGM REF MON 2" PID DBR201) N-13,703,575.90; E: 3,312,655.72;

BEGINNING at a 1 inch Iron Pipe found in the northerly right-of-way (R.O.W) line of State Highway Number 87 (120 feet wide) and being the east corner of a 151.00 acre tract of land deeded to G&G Holdings, LLC of Clerk's File Number 202104374 O.P.S.G.C.T. and the south corner of the herein described tract (N-13,721,375.00 E:3,331,816.40);

THENCE, with the easterly line of said 151.00 acre tract and the westerly line of the herein described tract North 31 Degrees 28 Minutes 01 Second East, at 1,500.00 feet passing a 1/2 inch iron rod with a plastic cap stamped "SEACOAST 5423" found on line for reference and continue in all a distance of 3,873.14 feet to the northerly (R.O.W) line of State Highway Number 87 (120 feet wide) to a 1/2 inch iron rod with a plastic cap stamped "SEACOAST 5423" found for the south corner of said 105.06 acre tract and being the the east corner of the herein described tract;

THENCE, with the southerly line of said 35.63 acre tract, and the northerly line of the herein described tract North 45 Degrees 54 Minutes 52 Second East, a distance of 2,270.52 feet to the west corner of a 106.08 acre tract of land deeded to Andrew Johnson Jr. and Margo N Johnson of Clerk's File Number 8701295 G.C.D.R., and being the north corner of the herein described tract;

THENCE, with the westerly line of said 106.08 acre tract, and the easterly line of the herein described tract South 31 Degrees 28 Minutes 01 Second East, at 1,500.00 feet passing a 1/2 inch iron rod with a plastic cap stamped "SEACOAST 5423" found on line for reference and continue in all a distance of 3,873.14 feet to the northerly (R.O.W) line of State Highway Number 87 (120 feet wide) to a 1/2 inch iron rod with a plastic cap stamped "SEACOAST 5423" found for the south corner of said 105.06 acre tract and being the the east corner of the herein described tract;

THENCE, with the northerly (R.O.W) line of said State Highway Number 87 (120 feet wide) South 36 Degrees 13 Minutes 03 Second West, a distance of 2,347.82 feet to the Point of Beginning and containing 204.149 acres (8,892,420 square feet) of land.

SEACOAST
SURVEYORS

409-684-6400
975 West Lory Lane / Crystal Beach, Texas 77650
Mailing: P.O. Box 2579 / Crystal Beach, Texas 77650
Texas Firm Registration No.: 10194703
www.seaocastsurveyors.com

PLAT OF SURVEY
204.149 Acres (8,892,420 Square feet)
situated in the
ABRAHAM VAN NORDSTRAND SURVEY
Abstract Number 203
Galveston County, Texas.

Michael Hoover
Registered Professional
Land Surveyor No. 5423



SURVEY DATE: September 13, 2024
FILE No.: 0203-0002-0001-0001
DRAWING: 2A-C-0395
JOB No.: 2A-C-0395