




Application for a Sand Pit Permit

SAND-24-2 Renewal

Submitted On: Feb 3, 2025

Applicant

 Brad Ballard  
 2816390451  
 brad@campmargaritavillecrystalbeach.com

Primary Location

687 HWY 87  
CRYSTAL BEACH, TX 77650

Owner / Agent Information

Is the applicant the owner?

No

Company Contact

Brad Ballard

Owner City

Friendswood

Owner ZIP Code

77546

Owner Phone

281.639.0451

Company/Owner Name

681 Hwy 87 LLC

Owner Mailing Address

1709 Hunters Trail

Owner State

Texas

Owner Email

brad@campmargaritavillecrystalbeach.com

Project Information

Parcel ID Number

390223

Total Acreage of Property

221.78

Proposed Excavation Length

605

Name of Subdivision/Tract

ABST 179 J SHAW SUR TR 157-1

Proposed Excavation Width

480

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;

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

Signature

true

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

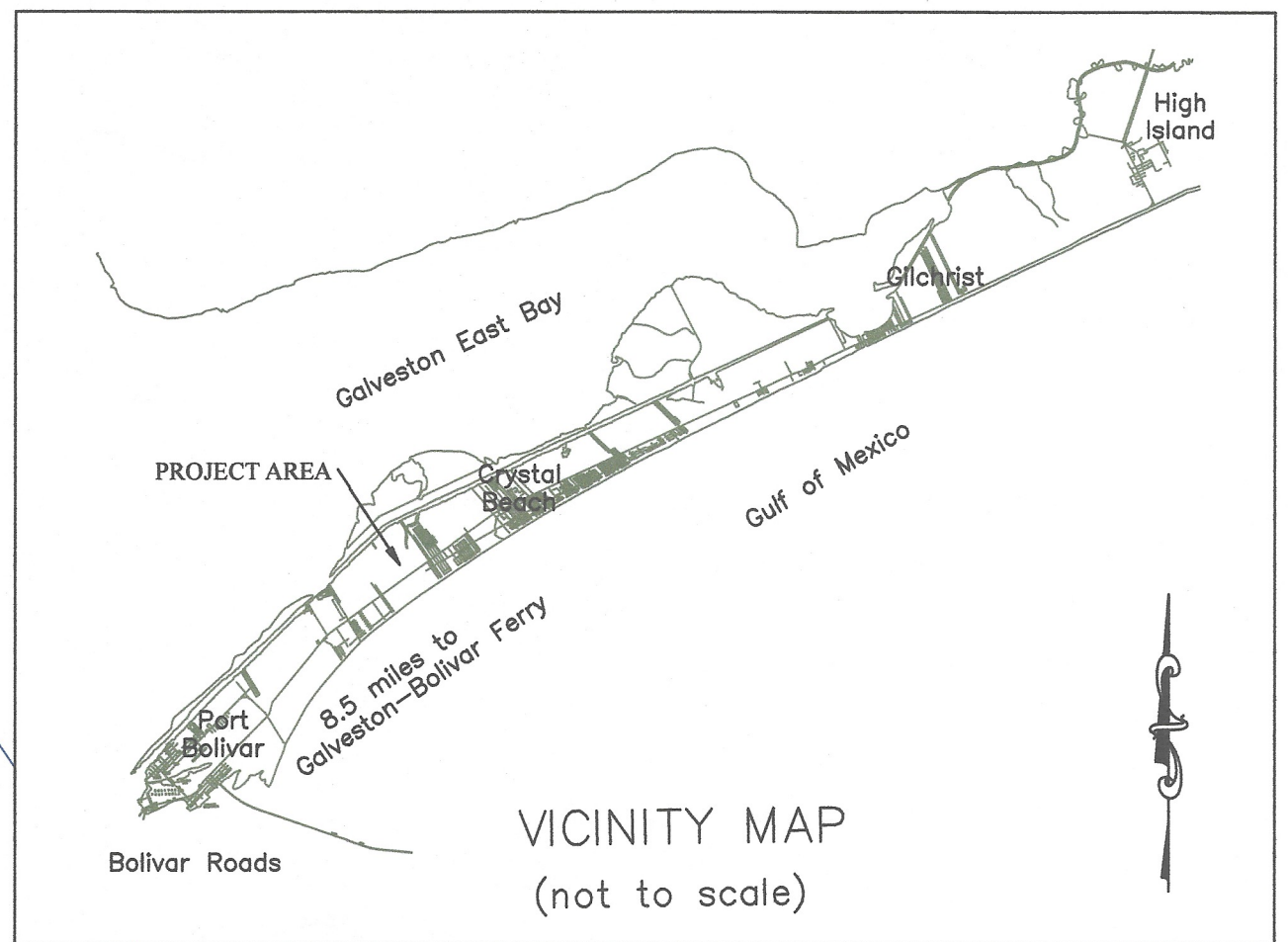
The receipt, acceptance, and/or deposit of a check, money order or any form of payment to the County does not constitute the approval of a permit.

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



687 State Highway No 87, Crystal Beach, TX 77650

JONES SHAW SURVEY  
ABSTRACT NO. 179



LINE TABLE		
LINE	BEARING	DISTANCE
L1	N 51°02'16" E	58.46'
L2	N 39°18'38" E	28.49'
L3	N 49°08'02" E	117.05'
L4	N 19°27'42" W	30.08'
L5	N 87°34'34" E	67.10'
L6	N 64°06'33" E	48.94'
L7	N 23°03'28" E	34.48'
L8	N 50°55'23" E	27.26'
L9	N 69°23'29" W	11.95'
L10	N 33°25'19" E	42.14'
L11	N 54°32'43" E	23.56'
L12	N 86°30'44" W	10.00'
L13	N 67°55'21" E	51.81'
L14	N 28°25'36" E	43.27'
L15	N 59°02'59" E	25.81'
L16	N 86°36'50" E	35.32'
L17	N 51°17'02" E	30.76'
L18	N 82°54'47" E	64.20'
L19	N 64°31'07" E	86.94'
L20	N 06°10'50" E	42.78'
L21	N 40°59'09" E	46.55'
L22	N 62°18'41" E	48.71'
L23	N 79°19'52" E	59.86'
L24	N 33°38'01" E	52.97'
L25	N 36°34'14" E	80.13'
L26	N 29°42'00" E	80.68'

CWT Holdings LLC  
Tract 62 / 250.175 AC  
GCCFN 2022007432 OPRGCTx  
A Van Nordstrand Survey, A-203

Robert Hausser  
Tract 120 / 5.00 AC  
FC 001-30-6625 OPRGCTx  
A Van Nordstrand Survey, A-203

Adair Wallace Estate  
Tract 64 / 5.00 AC  
FC 001-30-6625 OPRGCTx  
A Van Nordstrand Survey, A-203

Lawrence Emil Hoffman  
Tract 63 / 5.00 AC  
FC 001-30-6625 OPRGCTx  
A Van Nordstrand Survey, A-203

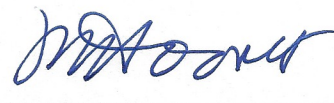
162.568 AC  
(7,081,441 SqFt)  
David A. Altemus  
South Tract  
GCCFN 2011057204 OPRGCTx  
A Van Nordstrand Survey, A-203

Roger & Lee Ann Chambers  
Tract 152-2 / 235.574 AC  
GCCFN 2016028568 OPRGCTx  
Jones Shaw Survey, A-179

EXHIBIT

162.568 Acres (7,081,441 Square Feet) Tract situated in JONES SHAW SURVEY, ABSTRACT NO. 179, Galveston County, Texas.

I hereby certify that on the below date, the herein described property, together with improvements located thereon, was surveyed on the ground and under my direction, and that this map, together with dimensions as shown hereon, accurately represents the facts as found on the ground this date.

  
Michael Hoover  
Registered Professional  
Land Surveyor No. 5423



GENERAL NOTES:

- 1) This survey has been prepared without benefit of a current title report. There may be easements, building lines, or other matters of record not shown hereon.
- 2) 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. According to the FEMA FIRM Community Number 48167C, Panel No. 0316 G, with an effective date August 15, 2019, this property lies within Zone VE with a Base Flood Elevation of 12' & 13' (as measured to the lowest horizontal structural member).
- 3) All bearings shown hereon are based upon the Texas Coordinate System of 1983, South Central Zone 4204, and are tied to NGS Mark "TXGM REF MON 2" (PID DR8251) (N: 13,703,575.9; E: 3,312,955.72). All coordinates shown hereon are reported in grid. All area quantities are reported in surface.
- 4) This property may or may not have access to wet utilities (sanitary sewer (wastewater) and water). It is beyond the scope of this survey to determine with certainty if these services are currently available. The surveyor recommends contacting the local providers for further information:  

a) Sanitary sewer (wastewater): Undine (formerly Bolivar Utility Services): 1830 Hwy 87, Port Bolivar, Texas 77550. (409) 684-9941

b) Water: Bolivar Peninsula Special Utility District (BPSUD): 1840 Hwy 87, Crystal Beach, Texas 77650. (409) 684-3515
- 5) This property may or may not have access to electric service. It is beyond the scope of this survey to determine with certainty if this service is currently available. The surveyor recommends contacting the local provider for further information: Entergy Texas, Region Engineering - East: 1-800-368-3749; 1-409-981-3260
- 6) This property may contain marshlands and wetlands, which may affect future development. A wetlands determination is beyond the scope of this survey. A general idea of wetlands on this property as determined by the U.S. Fish and Wildlife Service "Wetlands Mapper" may be viewed at the following website: <https://www.fws.gov/program/national-wetlands-inventory/wetlands-mapper>.



SEACOAST  
SURVEYORS

409-684-6400  
975 West Lazy Lane / Crystal Beach, Texas 77650  
Mailing: P.O. Box 2579 / Crystal Beach, Texas 77650  
Texas Firm Registration No.: 10194703  
[www.seacoastsurveyors.com](http://www.seacoastsurveyors.com)

RANCHO CARRIBE  
SECTION 2 REPLAT  
Plat Rec. 2008A / Map No. 9 GCMR

STATE HIGHWAY NO 87 (120' WIDE)  
AVOCET  
PARTIAL REPEAT NO. 1  
Instrument No. 2021014618 GCMR

AVOCET  
PARTIAL REPEAT NO. 2  
Instrument No. 2021069559 GCMR

SCALE: 1" = 300'

SURVEY DATE: June 27, 2024  
FILE No.: 0179-0157-0001-000  
DRAFTING: CT  
JOB No.: 24-0425