



**ELLIS COUNTY
DEPARTMENT OF DEVELOPMENT
PUBLIC NOTICE – REPLAT REQUEST**

A replat application has been received for the following property:

Parcel ID No: 150365

Applicant: David Griffin, Patricia Morris (Owner)

Legal Description of Property: Ensign Estates, Lots 2R1 & 2R2, Block A (± 10.373 acres)

Request: Create one (1) additional lot, for a total of two (2) lots

Precinct Location: Road & Bridge Precinct No. 2

The Commissioners' Court will consider and act on this replat request at their meeting on **Tuesday, September 16, 2025, at 2:00 PM**, on the second floor of the historic Ellis County Courthouse, 101 W. Main St., Waxahachie, TX 75165. Our contact information is listed below should there be any inquiries.

Ellis County Department of Development

Ellis County Central Building
302 N. Monroe Street, 2nd Floor
Waxahachie, Texas 75165
Phone (972) 825-5200
Email: dod@co.ellis.tx.us
County Website: www.co.ellis.tx.us

SPECIAL NOTES:

- Ellis County does not enforce private deed restrictions. Any private covenants or restrictions affecting a property are separate from adopted County regulations and are not administered or enforced by Ellis County or the Department of Development.
- In accordance TLGC § 232.041(b), this notice satisfies the State's public notice requirements for replat application requests.



CERTIFICATE OF APPROVAL
 STATE OF TEXAS &
 COUNTY OF ELLIS
 Certificate of Approval by the Commissioners, Court of Ellis
 County, Texas:
 Approved this date, the _____ day of _____
 2025.

John Wray, County Judge
 Randy Strimmon
 Commissioner, Precinct No. 1
 Lora Grayson
 Commissioner, Precinct No. 2
 Louis Ponder
 Commissioner, Precinct No. 3
 Kyle Butler
 Commissioner, Precinct No. 4
 ATTEST:
 Krystal Valdez, County Clerk

GENERAL NOTES:
 1. Base of Bearings is the State Plane Coordinate System of 1983, Texas North Central Zone (4202).
 2. This property lies within Zone "X" of the Flood Insurance Rate Map for Ellis County, Texas and Incorporated Areas, Map No. 17002-01-0000, as amended. Zone "X" is defined as "Areas determined to be outside the 0.2% annual chance floodplain".
 3. Ellis County shall not be responsible for the maintenance of drainage easements or detention areas.

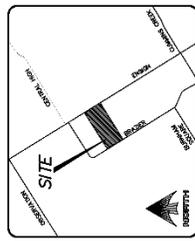
REPLAT
ENSIGN ESTATES
LOTS 2R1 & 2R2, BLOCK A
 BEING 10.373 ACRES IN THE
 ASCENCON GOZABA SURVEY, ABSTRACT NO. 387
 ELLIS COUNTY, TEXAS
 JULY, 2025 G.S. JOB NO. 2506165
 SHEET 1 OF 2



OWNER:
 DONALD & PATRICIA MORRIS
 6801 ENSIGN RD.
 ENNIS, TX 75119
 (972) 748-4078

ON-SITE SEWAGE FACILITY STATEMENT
 This plat has been approved by the Department of Development of Ellis County, Texas for on-site sewage treatment and disposal. The Department of Development's requirements established by TCEQ and the Ellis County Specific Order, pending any and all information as may be required by the Ellis County Department of Development.

Department of Development Approval Date:
 Director



ABBREVIATION LEGEND

O.P.R.E.C.T.	OFFICIAL PUBLIC RECORDS OF ELLIS COUNTY, TEXAS
D.A.R.E.C.T.	DEED RECORDS OF ELLIS COUNTY, TEXAS
P.R.E.C.T.	PLAT RECORDS OF ELLIS COUNTY, TEXAS
O.S.S. NO.	OFFICIAL SURVEY NUMBER
VOL. PG.	VOLUME PAGE
SQ. FT.	SQUARE FEET
CSM.W.	CROSS-WAY
IRF	EASEMENT
IRF	FROM ROD FOUND
IRF	1/2" IR SET WITH CAP
IRF	CONTROLLING MONUMENT
IRF	OVERHEAD ELECTRIC
— E —	

