

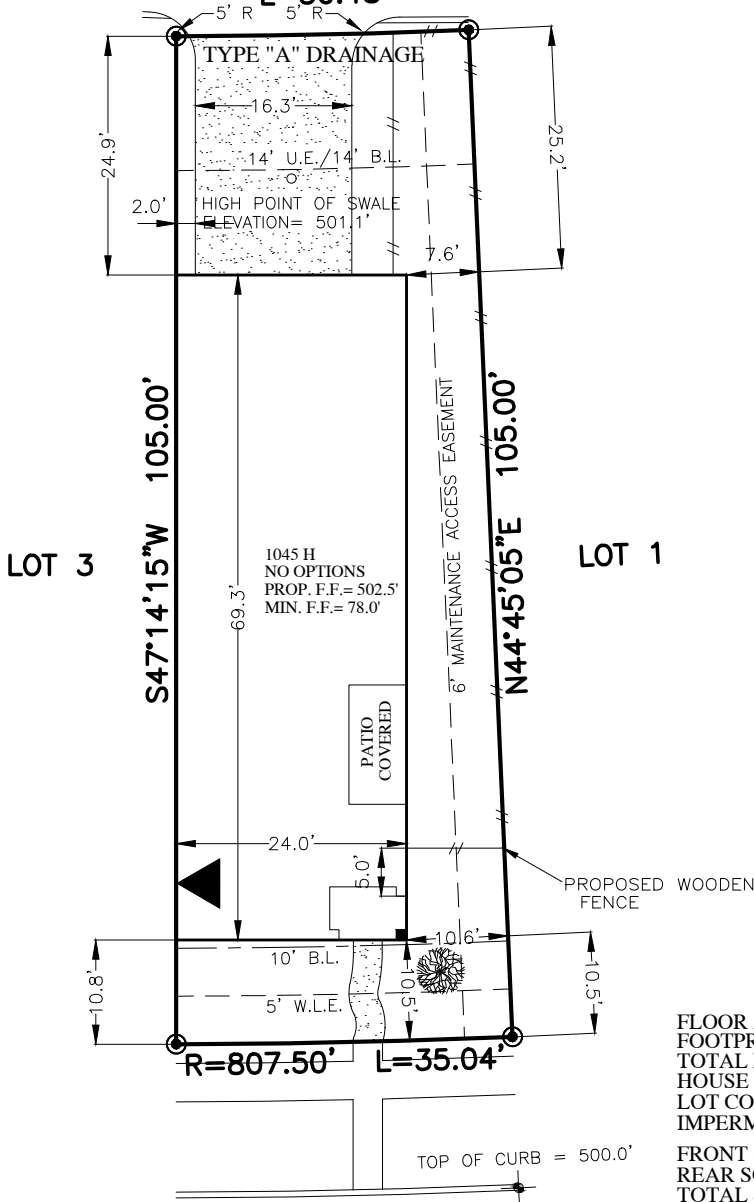


	FLATWORK		B.L. BUILDING LINE		UTILITY EASEMENT		AERIAL EASEMENT		LIGHT POLE
	PROPERTY LINE		G.B.L. GARAGE BUILDING LINE		WATER LINE EASEMENT		DRAINAGE EASEMENT		ELECTRIC BOX
	BUILDING LINE		B.G. BUILDER GUIDELINES		SANITARY SEWER EASEMENT		ELECTRIC EASEMENT		FIBER OPTIC
	EASEMENT		F.F. FINISHED FLOOR		STORM SEWER EASEMENT		WATER VALVE		TELEPHONE PEDESTAL
	WOODEN FENCE		EXT. EXTENDED		PRIVATE ACCESS EASEMENT		FIRE HYDRANT		GAS METER
	WROUGHT IRON FENCE		R.O.W. RIGHT-OF-WAY		PRIVATE UTILITY EASEMENT		PROPERTY CORNER		CABLE PEDESTAL
	CHAIN LINK FENCE		T.O.F. TOP OF FORM		PRIVATE		IRON ROD		WATER METER
	OVERHEAD ELECTRIC		ELEV. ELEVATION		FOUND		IRON PIPE		MANHOLE & INLET
							POWER POLE		INLET

FINAL

RESERVE "F"  
(25' P.A.E./P.U.E.)

R=702.50'  
L=30.48'



FLOOR AREA RATIO (FAR)	0.72
FOOTPRINT	2105.8 SQ. FT.
TOTAL LOT	3439.6 SQ. FT.
HOUSE SLAB	1662.9 SQ. FT.
LOT COVERAGE	48.35%
IMPERMEABLE LOT COVERAGE	61.15%
FRONT SOD	89 SQ. YD.
REAR SOD	100 SQ. YD.
TOTAL SOD	189 SQ. YD.
FRONT FENCE	10 LIN. FT.
LEFT FENCE	25 LIN. FT.
RIGHT FENCE	85 LIN. FT.
REAR FENCE	8 LIN. FT.
TOTAL FENCE	128 LIN. FT.
TOTAL FLATWORK	632 SQ. FT.
DRIVEWAY	408 SQ. FT.
LEAD WALK	32 SQ. FT.
APPROACH	0 SQ. FT.
CITY WALK	176 SQ. FT.
A/C PAD	16 SQ. FT.

611  
IMPERIAL BOULEVARD  
(85' R.O.W.)

PLOT PLAN  
SCALE: 1 = 20'

- NOTES:
- ALL BEARINGS SHOWN HEREON ARE BASED ON THE RECORDED PLAT.
  - SURVEYOR HAS NOT ABSTRACTED THE SUBJECT PROPERTY. ABSTRACTING BY TITLE COMPANY ONLY. ALL EASEMENTS, RESTRICTIONS AND OTHER MATTERS OF RECORD KNOWN TO SURVEYOR ARE SHOWN AND ARE BASED ON THE RECORDED PLAT AND/OR TITLE REPORT. ALLPOINTS LAND SURVEY, INC. IS NOT LIABLE FOR ANY DAMAGES DUE TO INFORMATION NOT PROVIDED TO SURVEYOR OR BUILDER PLACING ANY IMPROVEMENTS WITHIN A BUILDING LINE OR EASEMENT.
  - FLATWORK AND FENCING ARE FOR ILLUSTRATION PURPOSES ONLY. REFER TO MUNICIPALITY, HOA, POA, BUILDER GUIDELINES, DEED RESTRICTIONS OR LOCAL CODE FOR REQUIREMENTS. SPECIFIC INSTALLATION REQUIREMENTS TO BE VERIFIED BY BUILDER.
  - LANDSCAPING COMPLIES WITH CITY OF SUGAR LAND REQUIREMENTS OF 1 TREE FOR EVERY 50' OF LOT WIDTH IN FRONT YARD.
  - POST IN HOLE FENCE INSTALLATION.
  - DRAINAGE TYPE DETERMINED WITHOUT BENEFIT OF DRAINAGE PLANS.

FOR: DARLING HOMES  
ADDRESS: 611 IMPERIAL BOULEVARD  
ALLPOINTS JOB#: DG154735 BY: BC  
G.F.: ARM  
JOB:

FLOOD ZONE: X SHADED

COMMUNITY PANEL:  
48157C0260L

EFFECTIVE DATE: 4/2/2014

LOMR: 15-06-1008P | DATE: 9-13-2016

"THIS INFORMATION IS BASED ON GRAPHIC PLOTTING. WE DO NOT ASSUME RESPONSIBILITY FOR EXACT DETERMINATION"

LOT 2, BLOCK 1,  
RETREAT AT IMPERIAL,  
PLAT NO. 20180098, PLAT RECORDS,  
FORT BEND COUNTY, TEXAS

SIGN HERE

ISSUE DATE: 4/30/2018  
ISSUE DATE: 4/13/2018



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ALLPOINTS LAND SURVEY, INC. - 1515 WITTE ROAD - HOUSTON, TEXAS 77080 - PHONE: 713-468-7707 - T.B.P.L.S. # 10122600