



VICINITY MAP KEY MAP: 522 & 562 (SCALE: 1" = 4,000') (2") (1A)

- General Notes
- All cut-to-soc radii are fifty feet (50'), unless otherwise noted.
 - All block corner and cut-to-soc return to tangent radii are twenty-five feet (25').
 - AE "Aerial Easement"
 - BL "Building Line"
 - CCF "County Clerk's File"
 - DE "Deed Easement"
 - DRBCT "Deed Records Fort Bend County Texas"
 - Easmt "Easement"
 - FND 3/4" IR W/CAP MK. JONES/CARTER "Fort Bend County Municipal Utility District"
 - FECMAUD "Fort Bend County Municipal Utility District"
 - No. "Number"
 - OPRF30T "Official Public Records Fort Bend County Texas"
 - PAE "Permanent Access Easement"
 - PRFBCT "Public Records Fort Bend County Texas"
 - PULE "Public Utility Easement"
 - ROW "Right-of-Way"
 - Sq Ft "Square Feet"
 - SSE "Sanitary Sewer Easement"
 - Stm SE "Storm Sewer Easement"
 - Temp "Temporary"
 - USE "Utility Easement"
 - Vol. Pg. "Volume and Page"
 - WLE "Waterline Easement"
 - (1) "Block Number"
 - RS "Set 3/4" IP W/Cap M.K. Jones/Carter"
- There are no pipelines or pipeline easements through this subdivision.
 - All easements are centered on lot lines unless shown otherwise.
 - All building lines along street right-of-way as shown on the plat.
 - Restricted Reserve "A" is restricted to Landscape, Utilities and Drainage Purposes only. Restricted Reserve "A" is 0.02 acres, 912.70 square feet. Unrestricted Reserve "B" is 1.13 acres, 49,060.32 square feet.
 - The coordinates shown hereon are Texas Coordinate System, South Central Zone No. 4204 State Plane Grid Coordinates (NAD 83). The Grid Coordinates can be converted to surface coordinates by applying a scale factor of 0.99987714.
 - Elevations based on NGS monument P1505 with a published elevation of 112.56 (NAVD88).
 - The minimum slab elevation shall be 106.0 feet (NAVD 1988). The top of slab elevation at any point on the perimeter of the slab shall not be less than twenty four (24) inches above natural ground, or base flood elevation, whichever is greater.
 - According to the Federal Emergency Management Agency Flood Insurance Rate Map No. 48157C0090L Revised April 2, 2014, this property is located in Unshaded Zone "X", Zone "X" is defined as areas determined to be outside the 0.2% annual chance floodplain. This flood statement does not imply that the property or structures thereon will be free from flooding or flood damage. On rare occasions floods can and will occur and flood heights may be increased by man-made or natural causes. This flood statement shall not create liability on the part of the surveyor. The location of the flood zone lines shown hereon were determined by scaling from said FEMA map. The actual location as determined by elevation contours may differ. Jones/Carter, assumes no liability as to the accuracy of the location of the flood zone limits.
 - The drainage system for this subdivision is designed in accordance with the Fort Bend County Drainage Criteria Manual which allows street ponding with intense rainfall events.
 - All drainage easements are to be kept clear of fences, buildings, vegetation and other obstructions to the operation and maintenance of the drainage facility. All property is required to drain into the drainage easements through an approved drainage structure.
 - This tract is located within the incorporated boundaries of City of Weston Lakes, Fort Bend County, Fort Bend County Drainage District, Lamar Consolidated Independent School District.
 - This tract is located in Lighting Zone number 3.
 - Bearings are based upon the Texas Coordinate System, South Central Zone, NAD83, based upon GPS observations.
 - This plat was prepared from information furnished by Stewart Title, File No. 18157038012, dated January 23, 2018.
 - Contours shown hereon are based upon NAVD 88 datum.
 - Property subject to restrictions filed under Plat No. 20080101, P.R.F.B.C.T. & under C.C.F. No. 2006055504, O.P.R.F.B.C.T.
 - Property subject to a mutual access and easement agreement recorded under C.C.F. No. 2014011580, O.P.R.F.B.C.T.

26 pgs 2018138540

FILED AND RECORDED
OFFICIAL PUBLIC RECORDS

Jana Richard
Laura Richard, County Clerk
Fort Bend County Texas
December 17, 2018 02:38:59 PM
FEE: \$296.00 EW 20180300

AMENDING PLAT OF
RESERVE AT WESTON LAKES
SECTION 5
15 LOTS, 1 BLOCK, 2 RESERVES
BEING 10.10 ACRES IN THE
JOHN RANDON LEAGUE, ABSTRACT 76
CITY OF WESTON LAKES
FORT BEND COUNTY, TEXAS
SEPTEMBER 2018

JONES CARTER

Texas Board of Professional Land Surveying Registration No. 10046104
5415 Aradling Road - Houston, Texas 77047 - 281.342.1031

| CURVE | RADIUS | ARC LENGTH | CHORD LENGTH | CHORD BEARING | DELTA ANGLE |
|-------|---------|------------|--------------|---------------|-------------|
| C1 | 150.00' | 48.33' | 48.12' | N 79°15'37" E | 18°27'40" |
| C2 | 150.00' | 45.79' | 45.61' | N 76°46'31" E | 17°29'29" |
| C3 | 25.00' | 18.69' | 18.26' | N 71°03'44" W | 42°30'00" |
| C4 | 50.00' | 231.84' | 73.33' | S 02°28'44" W | 265°40'01" |
| C5 | 25.00' | 18.69' | 18.26' | N 66°06'16" E | 42°30'00" |
| C6 | 25.00' | 39.12' | 35.25' | S 47°39'03" E | 89°39'22" |
| C7 | 25.00' | 9.18' | 9.13' | S 07°41'49" W | 21°02'21" |
| C8 | 50.00' | 225.85' | 77.27' | N 69°49'45" W | 258°48'31" |
| C9 | 25.00' | 25.21' | 24.15' | N 31°42'27" W | 57°45'09" |
| C10 | 25.00' | 37.09' | 33.78' | N 39°40'57" W | 64°39'58" |

| LINE | BEARING | DISTANCE |
|------|---------------|----------|
| L1 | S 87°54'06" W | 68.25' |
| L2 | N 88°29'29" E | 42.75' |
| L3 | N 70°01'47" E | 64.61' |
| L4 | N 87°31'16" E | 36.23' |
| L5 | N 87°10'38" E | 15.00' |
| L6 | N 02°33'09" W | 10.30' |
| L7 | N 23°33'33" W | 36.18' |

RESTRICTED RESERVE "A"
Restricted to Landscape, Utilities,
Access and Drainage Purposes Only
0.02 Ac.
912.70 Sq. Ft.

UNRESTRICTED RESERVE "B"
1.13 Ac.
49,060.32 Sq. Ft.

| DISTRICT NAMES | |
|-------------------------------------|------------------------------------|
| WCD | N/A |
| MUD | FORT BEND COUNTY MUD NO. 51 |
| WLE | N/A |
| DID | FORT BEND COUNTY DRAINAGE DISTRICT |
| SCHOOL | LAMAR CONSOLIDATED ISD |
| FIRE | N/A |
| IMPACT FEE AREA CITY OR CITY ETR | WESTON LAKES CENTROPION |
| WELLS: S.D. | |