

STATE OF TEXAS
COUNTY OF HARRIS

WE, BEAZER HOMES TEXAS, L.P., A DELAWARE LIMITED PARTNERSHIP, ACTING BY AND THROUGH JEFF ANDERSON, V.P. WEST REGION, BEING AN OFFICER OF BEAZER HOMES TEXAS HOLDINGS, INC., GENERAL PARTNER OF BEAZER HOMES TEXAS LP, AND WE GP 344, LTD., A TEXAS LIMITED PARTNERSHIP, ACTING BY AND THROUGH MICHAEL W. MOORE, CHIEF FINANCIAL OFFICER, BEING AN OFFICER OF PSWA, INC., A TEXAS CORPORATION, AS THE SOLE GENERAL PARTNER OF GP 344 LTD., OWNERS HEREINAFTER REFERRED TO AS OWNERS (WHETHER ONE OR MORE) OF THE 21.48 ACRE TRACT DESCRIBED IN THE ABOVE AND FOREGOING MAP OF AMIRA SEC 4, DO HEREBY MAKE AND ESTABLISH SAID SUBDIVISION AND DEVELOPMENT PLAN OF SAID PROPERTY ACCORDING TO ALL LINES, DEDICATIONS, RESTRICTIONS, AND NOTATIONS ON SAID MAPS OR PLAT AND HEREBY DEDICATE TO THE USE OF THE PUBLIC FOREVER, ALL STREETS (EXCEPT THOSE STREETS DESIGNATED AS PRIVATE STREETS, OR PERMANENT ACCESS EASEMENTS), ALLEYS, PARKS, WATER COURSES, DRAINS, EASEMENTS AND PUBLIC PLACES SHOWN THEREON FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED; AND DO HEREBY BIND OURSELVES, OUR HEIRS, SUCCESSORS AND ASSIGNS TO WARRANT AND FOREVER DEFEND THE TITLE ON THE LAND SO DEDICATED.

FURTHER, OWNERS HAVE DEDICATED AND BY THESE PRESENTS DO DEDICATE TO THE USE OF THE PUBLIC FOR PUBLIC UTILITY PURPOSE FOREVER UNOBSTRUCTED AERIAL EASEMENTS. THE AERIAL EASEMENTS SHALL EXTEND HORIZONTALLY AN ADDITIONAL ELEVEN FEET, SIX INCHES (11' 6") FOR TEN FEET (10' 0") PERIMETER GROUND EASEMENTS OR SEVEN FEET, SIX INCHES (7' 6") FOR FOURTEEN FEET (14' 0") PERIMETER GROUND EASEMENTS OR FIVE FEET, SIX INCHES (5' 6") FOR SIXTEEN FEET (16' 0") PERIMETER GROUND EASEMENTS, FROM A PLANE SIXTEEN FEET (16' 0") ABOVE THE GROUND LEVEL UPWARD, LOCATED ADJACENT TO AND ADJOINING SAID PUBLIC UTILITY EASEMENTS THAT ARE DESIGNATED WITH AERIAL EASEMENTS (U.E. AND A.E.) AS INDICATED AND DEPICTED HEREON, WHEREBY THE AERIAL EASEMENT TOTALS TWENTY ONE FEET, SIX INCHES (21' 6") IN WIDTH.

FURTHER, OWNERS HAVE DEDICATED AND BY THESE PRESENTS DO DEDICATE TO THE USE OF THE PUBLIC FOR PUBLIC UTILITY PURPOSE FOREVER UNOBSTRUCTED AERIAL EASEMENTS. THE AERIAL EASEMENTS SHALL EXTEND HORIZONTALLY AN ADDITIONAL TEN FEET (10' 0") FOR TEN FEET (10' 0") BACK-TO-BACK GROUND EASEMENTS, OR EIGHT FEET (8' 0") FOR FOURTEEN FEET (14' 0") BACK-TO-BACK GROUND EASEMENTS OR SEVEN FEET (7' 0") FOR SIXTEEN FEET (16' 0") BACK-TO-BACK GROUND EASEMENTS, FROM A PLANE SIXTEEN FEET (16' 0") ABOVE GROUND LEVEL UPWARD, LOCATED ADJACENT TO BOTH SIDES AND ADJOINING SAID PUBLIC UTILITY EASEMENTS THAT ARE DESIGNATED WITH AERIAL EASEMENTS (U.E. AND A.E.) AS INDICATED AND DEPICTED HEREON, WHEREBY THE AERIAL EASEMENT TOTALS THIRTY FEET (30' 0") IN WIDTH.

FURTHER, OWNERS DO HEREBY DECLARE THAT ALL PARCELS OF LAND DESIGNATED AS LOTS ON THIS PLAT ARE ORIGINALLY INTENDED FOR THE CONSTRUCTION OF SINGLE FAMILY RESIDENTIAL DWELLING UNITS THEREON (OR THE PLACEMENT OF MOBILE HOME SUBDIVISION) AND SHALL BE RESTRICTED FOR SAME UNDER THE TERMS AND CONDITIONS OF SUCH RESTRICTIONS FILED SEPARATELY.

FURTHER, OWNERS DO HEREBY COVENANT AND AGREE THAT ALL OF THE PROPERTY WITHIN THE BOUNDARIES OF THIS PLAT IS HEREBY RESTRICTED TO PREVENT THE DRAINAGE OF ANY SEPTIC TANKS INTO ANY PUBLIC OR PRIVATE STREET, PERMANENT ACCESS EASEMENT, ROAD OR ALLEY, OR ANY DRAINAGE DITCH, EITHER DIRECTLY OR INDIRECTLY.

FURTHER, OWNERS DO HEREBY DEDICATE TO THE PUBLIC A STRIP OF LAND FIFTEEN FEET (15' 0") WIDE ON EACH SIDE OF THE CENTER LINE OF ANY AND ALL BAYOUS, CREEKS, GULLIES, RAVINES, DRAWS, SLOUGHS OR OTHER NATURAL DRAINAGE COURSES LOCATED IN SAID PLAT, AS EASEMENTS FOR DRAINAGE PURPOSES, GIVING THE CITY OF HOUSTON, HARRIS COUNTY, OR ANY OTHER GOVERNMENTAL AGENCY, THE RIGHT TO ENTER UPON SAID EASEMENT AT ANY AND ALL TIMES FOR THE PURPOSE OF CONSTRUCTION AND MAINTENANCE OF DRAINAGE FACILITIES AND STRUCTURES.

FURTHER, OWNERS DO HEREBY COVENANT AND AGREE THAT ALL OF THE PROPERTY WITHIN THE BOUNDARIES OF THIS PLAT AND ADJACENT TO ANY DRAINAGE EASEMENT, DITCH, GULLY, CREEK OR NATURAL DRAINAGE WAY SHALL HEREBY BE RESTRICTED TO KEEP SUCH DRAINAGE WAYS AND EASEMENTS CLEAR OF FENCES, BUILDINGS, PLANTING AND OTHER OBSTRUCTIONS TO THE OPERATIONS AND MAINTENANCE OF THE DRAINAGE FACILITY AND THAT SUCH ADJUTING PROPERTY SHALL NOT BE PERMITTED TO DRAIN DIRECTLY INTO THIS EASEMENT EXCEPT BY MEANS OF AN APPROVED DRAINAGE STRUCTURE.

FURTHER, OWNERS CERTIFY AND COVENANT THAT THEY HAVE COMPLIED WITH OR WILL COMPLY WITH EXISTING HARRIS COUNTY ROAD LAW, SECTION 31-C AS AMENDED BY CHAPTER 614, ACTS OF 1973, 63rd LEGISLATURE AND ALL OTHER REGULATIONS HERETOFORE ON FILE WITH THE HARRIS COUNTY ENGINEER AND ADOPTED BY THE COMMISSIONERS' COURT OF HARRIS COUNTY.

IN TESTIMONY WHEREOF, THE BEAZER HOMES TEXAS, L.P., A DELAWARE LIMITED PARTNERSHIP, HAS CAUSED THESE PRESENTS TO BE SIGNED BY JEFF ANDERSON, ITS V.P. WEST REGION OF BEAZER HOMES TEXAS HOLDINGS, INC., ITS GENERAL PARTNER, THEREUNTO AUTHORIZED,

THIS 13 DAY OF May, 2019.

BY: BEAZER HOMES TEXAS, L.P.,
A DELAWARE LIMITED PARTNERSHIP

BY: BEAZER HOMES TEXAS HOLDINGS, INC.,
ITS GENERAL PARTNER

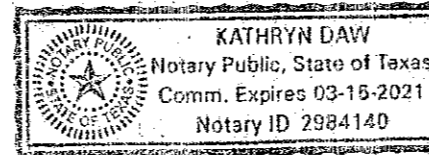
BY: *Jeff Anderson*
JEFF ANDERSON, V.P. WEST REGION

STATE OF TEXAS
COUNTY OF HARRIS

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED JEFF ANDERSON, V.P. WEST REGION, BEAZER HOMES TEXAS HOLDINGS, INC., KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED, AND IN THE CAPACITY THEREIN AND HEREIN STATED, AND AS THE ACT AND DEED OF SAID CORPORATION.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS 13 DAY OF May, 2019.

Kathryn Daw
NOTARY PUBLIC IN AND FOR
THE STATE OF TEXAS
Kathryn Daw
PRINT NAME



MY COMMISSION EXPIRES: 3/15/21

IN TESTIMONY WHEREOF, THE GP 344, LTD., A TEXAS LIMITED PARTNERSHIP, HAS CAUSED THESE PRESENTS TO BE SIGNED BY MICHAEL W. MOORE, CHIEF FINANCIAL OFFICER OF PSWA, INC., A TEXAS CORPORATION, AS THE SOLE GENERAL PARTNER, THEREUNTO AUTHORIZED,

THIS 29 DAY OF April, 2019.

BY: GP 344, LTD., A TEXAS LIMITED PARTNERSHIP

BY: PSWA, INC., A TEXAS CORPORATION,
AS THE SOLE GENERAL PARTNER

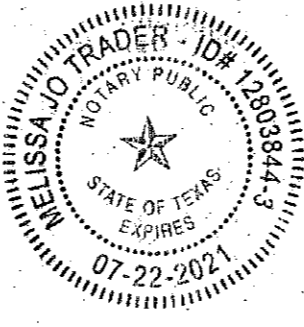
BY: *Michael W. Moore*
MICHAEL W. MOORE, CHIEF FINANCIAL OFFICER

STATE OF TEXAS
COUNTY OF HARRIS

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED MICHAEL W. MOORE, CHIEF FINANCIAL OFFICER, PSWA, INC., A TEXAS CORPORATION, AS THE SOLE GENERAL PARTNER, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED, AND IN THE CAPACITY THEREIN AND HEREIN STATED, AND AS THE ACT AND DEED OF SAID CORPORATION.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS 29 DAY OF April, 2019.

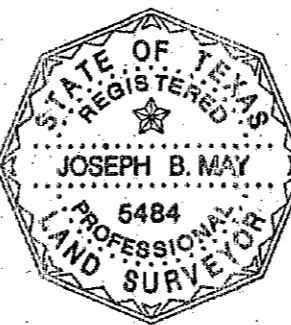
McLissa J. Trader
NOTARY PUBLIC IN AND FOR
THE STATE OF TEXAS
McLissa J. Trader
PRINT NAME



MY COMMISSION EXPIRES: 7/22/2021

I, JOSEPH B. MAY, AM REGISTERED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF SURVEYING AND HEREBY CERTIFY THAT THE ABOVE SUBDIVISION IS TRUE AND ACCURATE; WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY MADE UNDER MY SUPERVISION ON THE GROUND; THAT, EXCEPT AS SHOWN ALL BOUNDARY CORNERS, ANGLE POINTS, POINTS OF CURVATURE AND OTHER POINTS OF REFERENCE HAVE BEEN MARKED WITH IRON (OR OTHER OBJECTS OF A PERMANENT NATURE) PIPES OR RODS HAVING AN OUTSIDE DIAMETER OF NOT LESS THAN FIVE EIGHTHS (5/8) INCH AND A LENGTH OF NOT LESS THAN THREE (3) FEET; AND THAT THE PLAT BOUNDARY CORNERS HAVE BEEN TIED TO THE TEXAS COORDINATE SYSTEM OF 1983, SOUTH CENTRAL ZONE.

Joseph B. May
JOSEPH B. MAY
REGISTERED PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NO. 5484

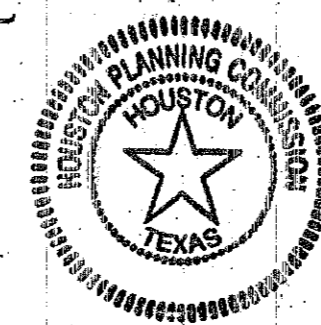


RP-2019-334764
4/1/2019 hccpp1 110.09

FILED
8/1/2019 1:35 PM
Diane Trautman
COUNTY CLERK

THIS IS TO CERTIFY THAT THE PLANNING COMMISSION OF THE CITY OF HOUSTON, TEXAS, HAS APPROVED THIS PLAT AND SUBDIVISION OF AMIRA SEC 4, IN CONFORMANCE WITH THE LAWS OF THE STATE OF TEXAS AND THE ORDINANCES OF THE CITY OF HOUSTON, AS SHOWN HEREON, AND AUTHORIZED THE RECORDING OF THIS PLAT

THIS 7th DAY OF June, 2019.
BY: *Margaret Wallace Brown*
MARTHA L. STEIN, CHAIR
OR
M. SONNY GARZA, VICE CHAIR



BY: *Margaret Wallace Brown*
MARGARET WALLACE BROWN
SECRETARY

I, JOHN R. BLOUNT, COUNTY ENGINEER OF HARRIS COUNTY, HEREBY CERTIFY THAT THE PLAT OF THIS SUBDIVISION COMPLIES WITH ALL THE EXISTING RULES AND REGULATIONS OF THIS OFFICE AS ADOPTED BY THE HARRIS COUNTY COMMISSIONERS' COURT AND THAT IT COMPLIES OR WILL COMPLY WITH ALL APPLICABLE PROVISIONS OF THE HARRIS COUNTY ROAD LAW AS AMENDED AND ALL OTHER COURT ADOPTED DRAINAGE REQUIREMENTS.

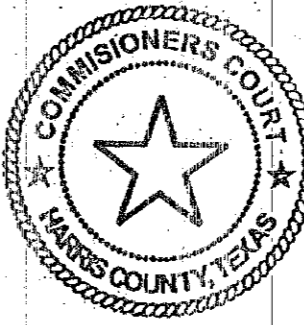
John R. Blount
JOHN R. BLOUNT, P.E., LEED AP
COUNTY ENGINEER

I, DIANE TRAUTMAN, COUNTY CLERK OF HARRIS COUNTY AND EX OFFICIO CLERK OF THE HARRIS COUNTY COMMISSIONERS' COURT, DO HEREBY CERTIFY THAT THE WITHIN INSTRUMENT WAS APPROVED AT A LEGALLY CONVENEED MEETING OF THE HARRIS COUNTY COMMISSIONERS' COURT HELD

ON July 30, 2019 BY AN ORDER ENTERED INTO THE MINUTES OF THE COURT.

DIANE TRAUTMAN
COUNTY CLERK
OF HARRIS COUNTY, TEXAS

BY: *Marie Maty*
DEPUTY



I, DIANE TRAUTMAN, COUNTY CLERK OF HARRIS COUNTY, DO HEREBY CERTIFY THAT THE WITHIN INSTRUMENT WITH ITS CERTIFICATE OF AUTHENTICATION WAS FILED FOR REGISTRATION IN MY OFFICE

ON August 1, 2019 AT 1:35 O'CLOCK P.M., AND DULY RECORDED ON August 1, 2019 AT 2:45 O'CLOCK P.M., AND AT FILM CODE NO. 689345 OF THE MAP RECORDS OF HARRIS COUNTY FOR SAID COUNTY.

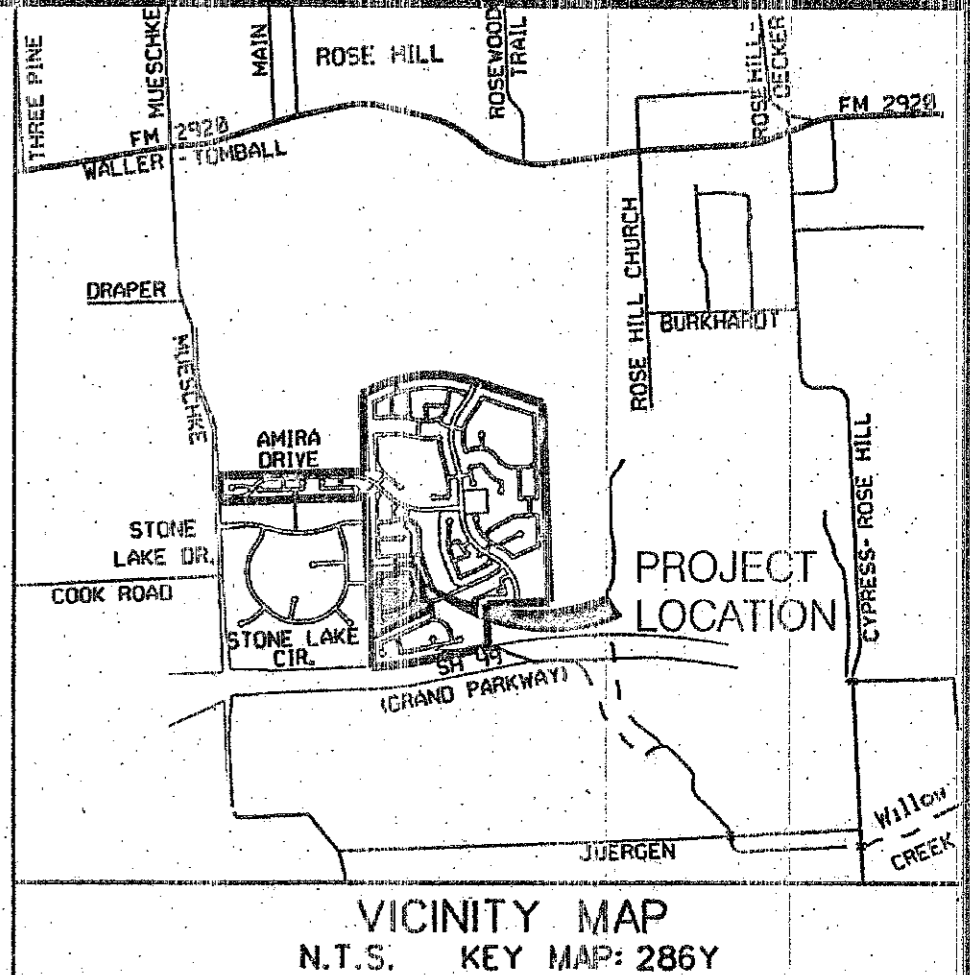
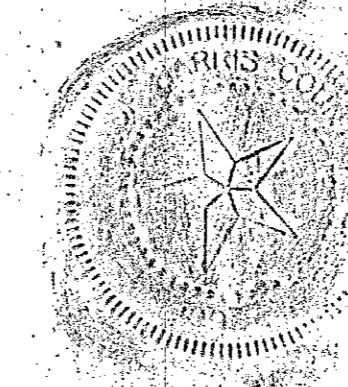
WITNESS MY HAND AND SEAL OF OFFICE, AT HOUSTON, THE DAY AND DATE LAST ABOVE WRITTEN.

DIANE TRAUTMAN
DIANE TRAUTMAN
COUNTY CLERK
OF HARRIS COUNTY, TEXAS

BY: *Edward V. Mack*
DEPUTY

This certificate is valid only as to the instrument on which the original signature is affixed and only in the event that such instrument is not altered or changed after recording.

ANY PROVISION HEREIN WHICH RESTRICTS THE SALE, RENTAL OR USE OF THE DESCRIBED REAL PROPERTY BECAUSE OF COLOR OR RACE IS INVALID AND UNENFORCEABLE UNDER FEDERAL LAW.



OFFICE OF
DIANE TRAUTMAN
COUNTY CLERK, HARRIS COUNTY, TEXAS
MAP RECORDS OF COUNTY CLERK
FILM CODE 689345
AMIRA SEC 4
THIS IS PAGE 1 OF 4 PAGES
SCANNER Context IQ4400
KEY MAP

AMIRA SEC 4

A SUBDIVISION
BEING 21.48 ACRES
LOCATED IN THE
WILLIAM HOBBY SURVEY, A-344
HARRIS COUNTY, TEXAS

93 LOTS 3 BLOCKS 2 RESERVES

DATE: APRIL, 2019

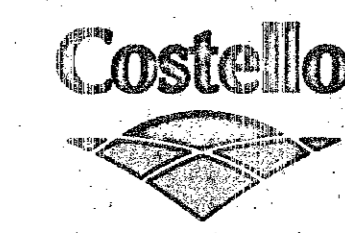
OWNERS:

BEAZER HOMES TEXAS, L.P.,
A DELAWARE LIMITED PARTNERSHIP

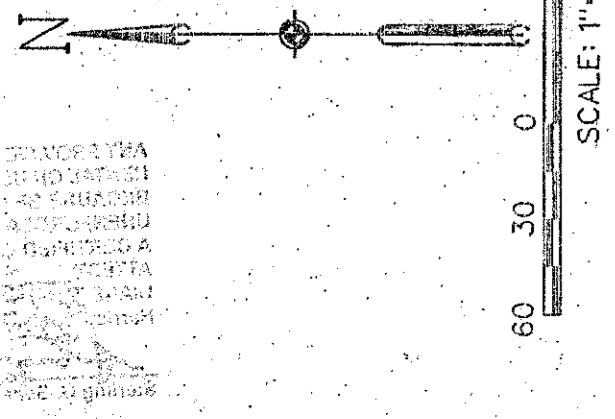
GP 344, LTD.,
A TEXAS LIMITED PARTNERSHIP

JEFF ANDERSON
V.P. WEST REGION
10235 WEST LITTLE YORK, SUITE 200
HOUSTON, TX 77040
PHONE: (713) 783-7788

MICHAEL W. MOORE
CHIEF FINANCIAL OFFICER
10235 WEST LITTLE YORK, SUITE 200
HOUSTON, TX 77040



COSTELLO, INC.
2107 CityWest Blvd., 3rd Floor
Houston, Texas 77002
(713) 783-7788 (713) 783-3550, FAX
TBP E FIRM REGISTRATION NO. 280
TBP L S FIRM REGISTRATION NO. 100495



LEGEND

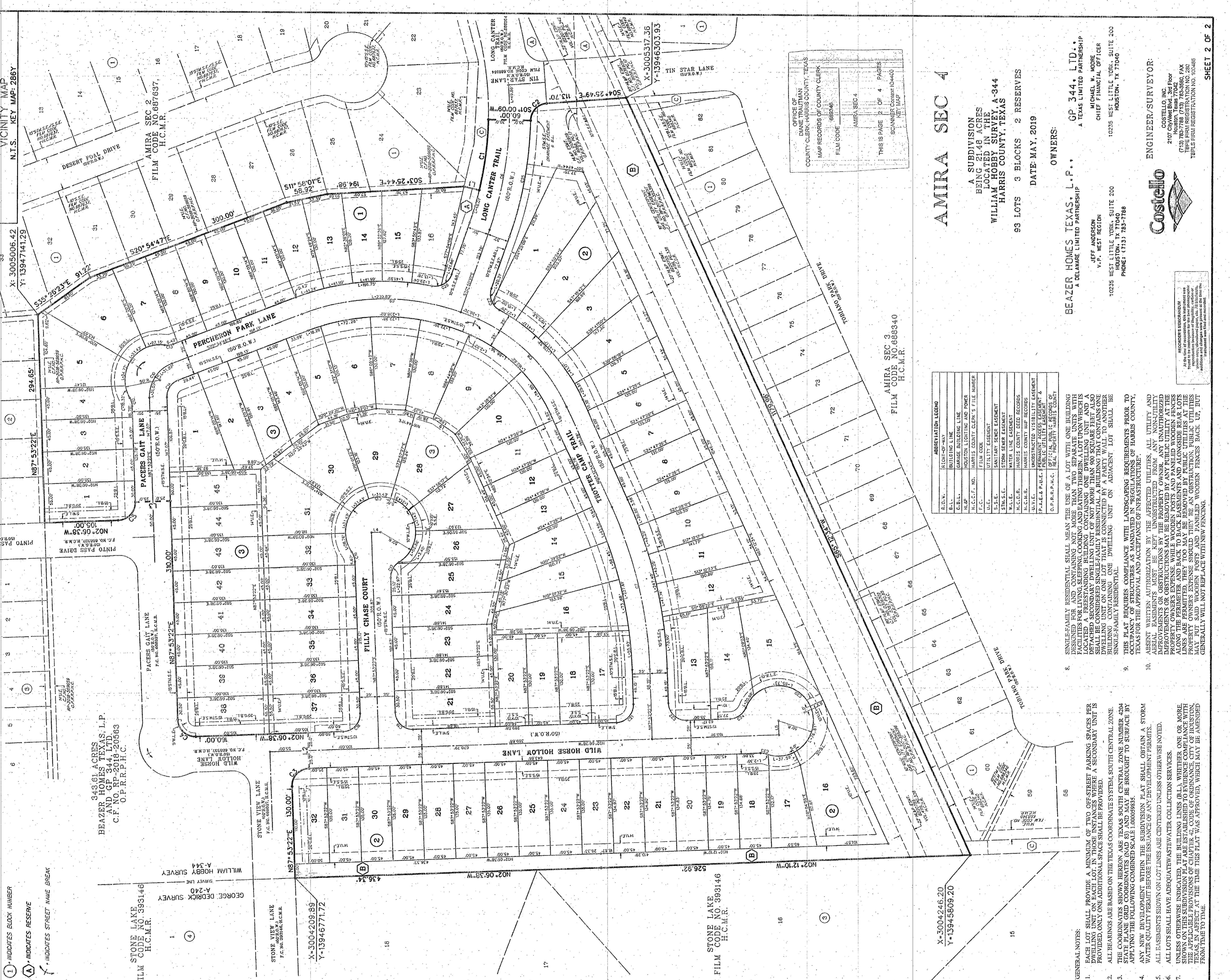
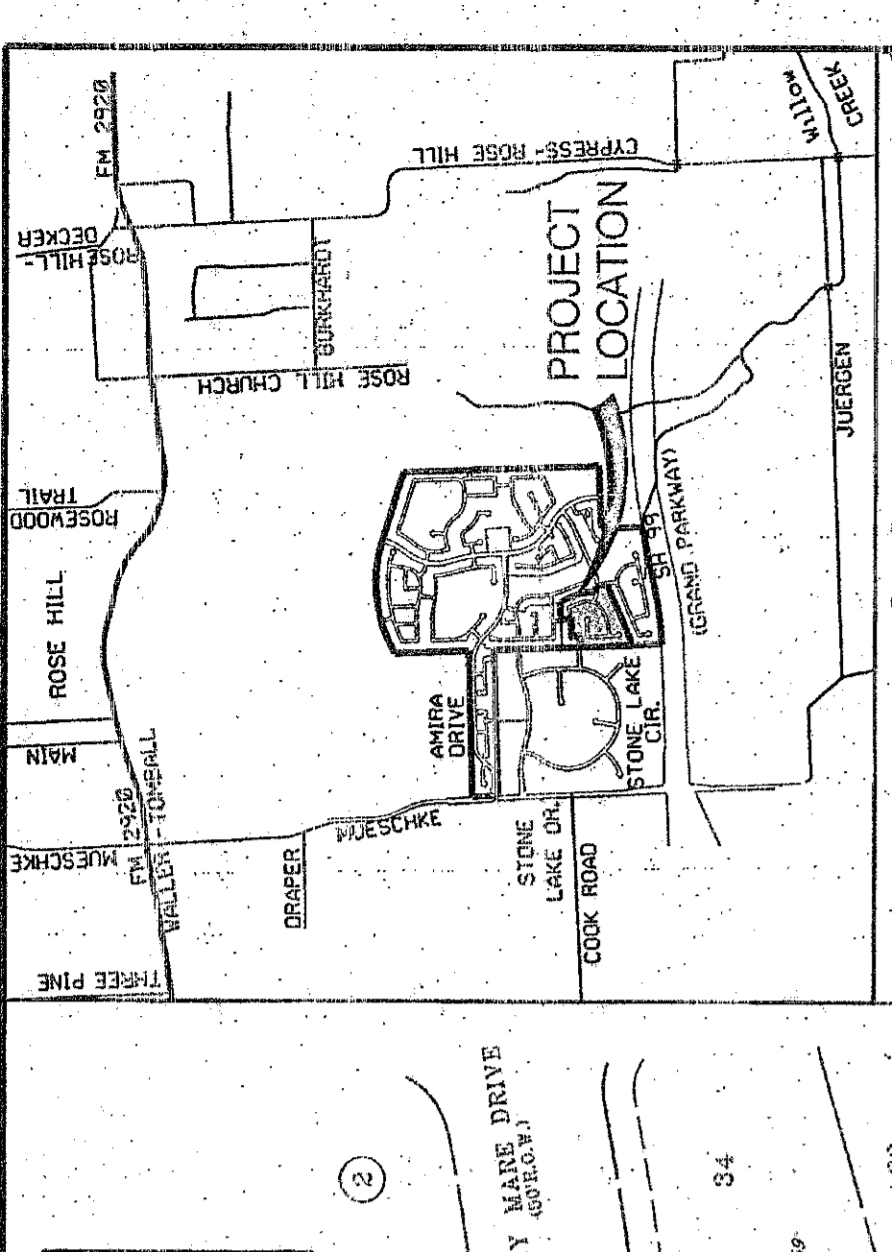
- SET 5/8" INCH IRON ROD WITH PLASTIC CAP STAMPED
- COSTELLO INC UNLESS OTHERWISE NOTED
- ◎ FOUND 5/8" INCH IRON ROD UNLESS OTHERWISE NOTED
- 1 • INDICATES LOT NUMBER
- ① INDICATES BLOCK NUMBER
- Ⓐ INDICATES RESERVE
- Ⓜ INDICATES STREET NAME BREAK

CURVE DATA TABLE

CURVE NO.	LENGTH (FEET)	RADIUS (FEET)	DELTA ANGLE (DEGREES)	TANGENT LENGTH (FEET)	CHORD LENGTH (FEET)
C1	474.00	121.83	58.7	587.42	100.78
C2	386.00	25.00	84.3	547.42	133.64
C3	38.27	25.00	90.0	57.70	15.38
C4	39.27	25.00	90.0	57.70	15.38
C5	39.27	25.00	90.0	57.70	15.38
C6	39.27	25.00	90.0	57.70	15.38
C7	237.50	600.00	18.4	676.32	157.83
C8	237.50	600.00	18.4	676.32	157.83
C9	237.50	600.00	18.4	676.32	157.83
C10	237.50	600.00	18.4	676.32	157.83
C11	116.62	50.00	127.4	156.30	88.85
C12	116.62	50.00	127.4	156.30	88.85
C13	116.62	50.00	127.4	156.30	88.85
C14	116.62	50.00	127.4	156.30	88.85
C15	116.62	50.00	127.4	156.30	88.85
C16	116.62	50.00	127.4	156.30	88.85
C17	116.62	50.00	127.4	156.30	88.85
C18	116.62	50.00	127.4	156.30	88.85
C19	116.62	50.00	127.4	156.30	88.85
C20	116.62	50.00	127.4	156.30	88.85
C21	116.62	50.00	127.4	156.30	88.85
C22	116.62	50.00	127.4	156.30	88.85
C23	116.62	50.00	127.4	156.30	88.85
C24	116.62	50.00	127.4	156.30	88.85
C25	116.62	50.00	127.4	156.30	88.85
C26	116.62	50.00	127.4	156.30	88.85
C27	116.62	50.00	127.4	156.30	88.85
C28	116.62	50.00	127.4	156.30	88.85
C29	116.62	50.00	127.4	156.30	88.85
C30	116.62	50.00	127.4	156.30	88.85

LINE DATA TABLE

NUMBER	DIRECTION	DISTANCE (FEET)	RESERVE "A" (LANDSCAPE / OPEN SPACE)	RESERVE "B" (LANDSCAPE / OPEN SPACE)	TOTAL
1	S15°55'32"W	22.00	0.0024 AC./ 2,126 SQ.FT.	3.1021 AC./ 143,839 SQ.FT.	3.1045 AC./ 145,965 SQ.FT.
2	N102°06'38"W	50.00			
3	N87°53'22"E	120.00			
4	N87°53'22"E	37.15			
5	N87°53'22"E	37.15			
6	N87°53'22"E	37.15			
7	N87°53'22"E	37.15			
8	N87°53'22"E	37.15			
9	N87°53'22"E	37.15			
10	N87°53'22"E	37.15			
11	N87°53'22"E	37.15			
12	N87°53'22"E	37.15			
13	N87°53'22"E	37.15			
14	N87°53'22"E	37.15			
15	N87°53'22"E	37.15			
16	N87°53'22"E	37.15			
17	N87°53'22"E	37.15			
18	N87°53'22"E	37.15			
19	N87°53'22"E	37.15			
20	N87°53'22"E	37.15			
21	N87°53'22"E	37.15			
22	N87°53'22"E	37.15			
23	N87°53'22"E	37.15			
24	N87°53'22"E	37.15			
25	N87°53'22"E	37.15			
26	N87°53'22"E	37.15			
27	N87°53'22"E	37.15			
28	N87°53'22"E	37.15			
29	N87°53'22"E	37.15			
30	N87°53'22"E	37.15			
31	N87°53'22"E	37.15			
32	N87°53'22"E	37.15			
33	N87°53'22"E	37.15			
34	N87°53'22"E	37.15			
35	N87°53'22"E	37.15			
36	N87°53'22"E	37.15			
37	N87°53'22"E	37.15			
38	N87°53'22"E	37.15			
39	N87°53'22"E	37.15			
40	N87°53'22"E	37.15			



AMIRA SEC 1
FILM CODE NO. 687634,
H.C.M.R.

AMIRA SEC 2
FILM CODE NO. 687637,
H.C.M.R.

AMIRA SEC 3
FILM CODE NO. 688340,
H.C.M.R.

BEAZER HOMES TEXAS, L.P.
A DELAWARE LIMITED PARTNERSHIP
C.F. NO. RP-2018-205663
O.P.R.R.P.H.C.

STONE LAKE
FILM CODE NO. 393146
H.C.M.R.

STONE VIEW LANE
F.C. NO. 393146, H.C.M.R.
X-3004209.89
Y-13946771.72

PERCHERON PARK LANE
(GOV. R.O.W.)

LONG CANTER TRAIL
(GOV. R.O.W.)

FILLY CHASE COURT
(GOV. R.O.W.)

WILD HORSE HOLLOW LANE
(GOV. R.O.W.)

STONE VIEW LANE
(GOV. R.O.W.)

PINTOS PASS DRIVE
(GOV. R.O.W.)

GRAY MARE DRIVE
(GOV. R.O.W.)

TIN STAR LANE
(GOV. R.O.W.)

RESERVE TABLE

RESERVE "A" LANDSCAPE / OPEN SPACE
RESERVE "B" LANDSCAPE / OPEN SPACE
TOTAL

AMIRA SEC 4
FILM CODE NO. 688340,
H.C.M.R.

STONE LAKE
FILM CODE NO. 393146
H.C.M.R.

OFFICE OF
DIANE TRAUTMAN
COUNTY CLERK-HARRIS COUNTY, TEXAS
MAP RECORDS OF COUNTY CLERK
FILM CODE 688340
AMIRA SEC 4

THIS IS PAGE 7 OF 4 PAGES
SCANNER CODE: 104400
NET MAP

AMIRA SEC 4

A SUBDIVISION
BEING 21.48 ACRES
LOCATED IN THE
WILLIAM HOBBY SURVEY, A-344
HARRIS COUNTY, TEXAS

93 LOTS 3 BLOCKS 2 RESERVES
DATE: MAY, 2019

OWNERS:
BEAZER HOMES TEXAS, L.P.
A DELAWARE LIMITED PARTNERSHIP
JEFF ANDERSON
V.P. - WEST REGION
10235 WEST LITTLE WOOD, SUITE 200
HOUSTON, TX 77040
PHONE: (713) 783-7788

ENGINEER/SURVEYOR:
COSTELLO INC.
2107 West Loop Floor
Houston, Texas 77042
(713) 783-7788 (713) 783-3680 FAX
TELEPHONE REGISTRATION NO. 100268

GENERAL NOTES:

- EACH LOT SHALL PROVIDE A MINIMUM OF TWO OFF-STREET PARKING SPACES PER DWELLING UNIT ON EACH LOT. IN THOSE INSTANCES WHERE A SECONDARY UNIT IS PROVIDED, ONLY ONE ADDITIONAL SPACE SHALL BE PROVIDED.
- ALL BEARINGS ARE BASED ON THE TEXAS COORDINATE SYSTEM, SOUTH CENTRAL ZONE. THE COORDINATES SHOWN HEREON ARE TEXAS SOUTH CENTRAL ZONE NUMBER 4004 STATE PLANE GRID COORDINATES (NAD 83) AND MAY BE BROUGHT TO SURFACE BY APPLYING THE FOLLOWING COMBINED SCALING 1.000059835.
- ANY NEW DEVELOPMENT WITHIN THE SUBDIVISION PLAT SHALL OBTAIN A STORM WATER QUALITY PERMIT BEFORE THE ISSUANCE OF ANY DEVELOPMENT PERMITS.
- ALL EASEMENTS SHOWN ON LOT LINES ARE CENTERED UNLESS OTHERWISE NOTED.
- UNLESS OTHERWISE INDICATED, THE BUILDING LINES, LOT LINES, OR MORE SHOW ON THIS SUBDIVISION PLAT ARE ESTABLISHED TO EVIDENCE COMPLIANCE WITH THE APPLICABLE PROVISIONS OF CHAPTER 42, CODE OF ORDINANCE, CITY OF HOUSTON, TEXAS, IN EFFECT AT THE TIME THIS PLAT WAS APPROVED, WHICH MAY BE AMENDED FROM TIME TO TIME.

8. SINGLE-FAMILY RESIDENTIAL SHALL MEAN THE USE OF A LOT WITH ONE BUILDING OCCUPANCY OF STRUCTURES AS MANDATED IN REGULATIONS OF HARRIS COUNTY, TEXAS FOR THE APPROVAL AND ACCEPTANCE OF INFRASTRUCTURE.

9. ABSENT WRITTEN AUTHORIZATION BY THE AFFECTED UTILITIES, ALL UTILITY AND IMPROVEMENTS OR OBSTRUCTIONS BY THE PROPERTY OWNER, ANY UNAUTHORIZED IMPROVEMENTS OR OBSTRUCTIONS MAY BE REMOVED BY ANY PUBLIC UTILITY AT THE PROPERTY OWNER'S EXPENSE. WHILE WOODEN POSTS AND PANGLED WOODEN FENCES ARE PERMITTED, THEY TOO MAY BE REMOVED BY PUBLIC UTILITIES AT THE PROPERTY OWNER'S EXPENSE SHOULD THEY BE AN OBSTRUCTION. PUBLIC UTILITIES MAY PUT SAID WOODEN POSTS AND PANGLED WOODEN FENCES BACK UP, BUT GENERALLY WILL NOT REPLACE WITH NEW FENCING.

10. THE SUBDIVISION PLAT SHALL BE SUBJECT TO THE REQUIREMENTS OF HARRIS COUNTY, TEXAS FOR THE APPROVAL AND ACCEPTANCE OF INFRASTRUCTURE.