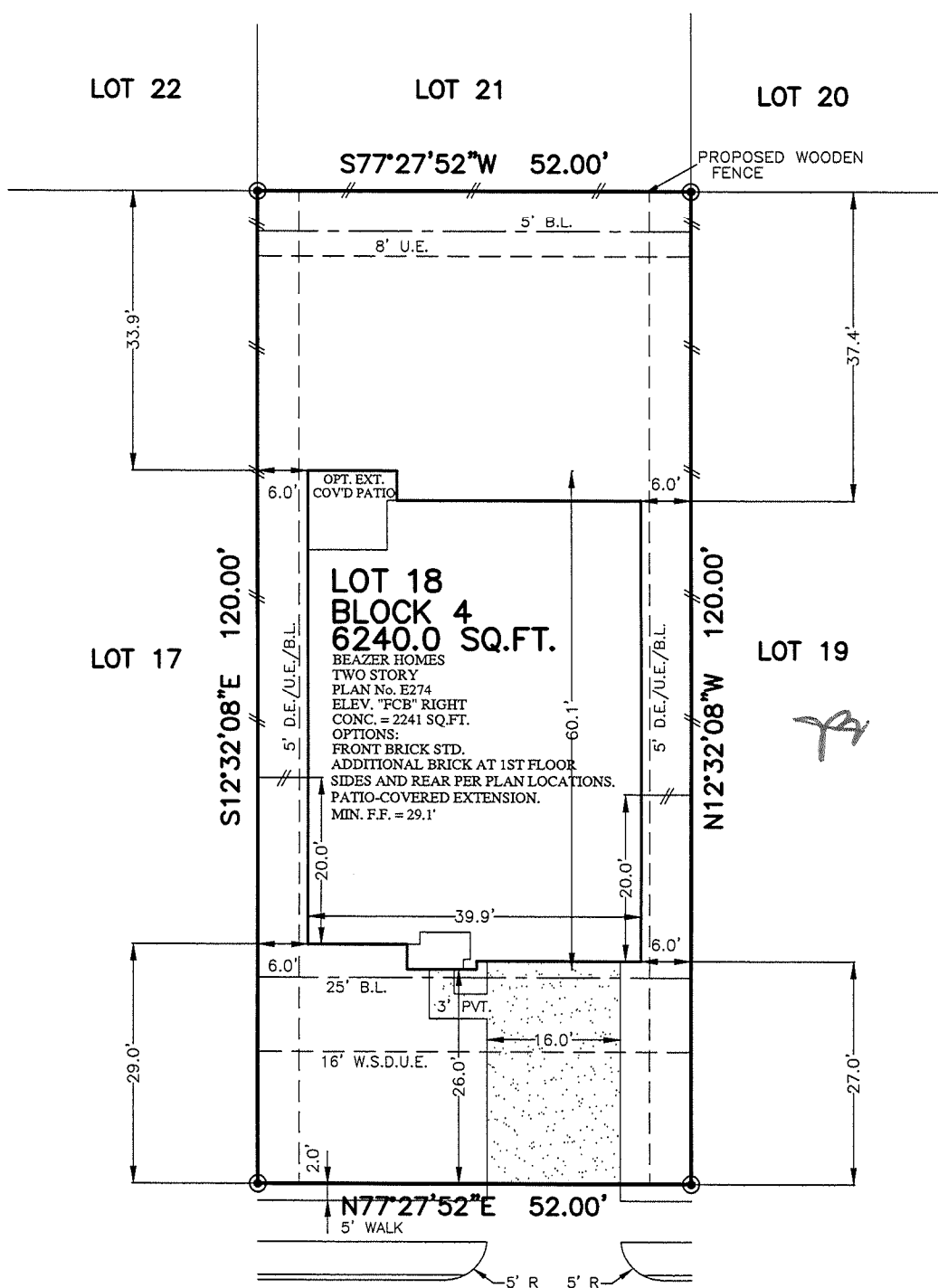




FLATWORK	B.L. BUILDING LINE	T.O.F. TOP OF FORM	U.V.E. UNOBSTRUCTED VISIBILITY EASEMENT	⊗ MANHOLE
PROPERTY LINE	B.L.(FL) FRONT LOAD BUILDING LINE	U.E. UTILITY EASEMENT	M.A.C.C.E. MAINTENANCE & ACCESS EASEMENT	⊠ GRATE DRAIN
BUILDING LINE	B.L.(SD) SWING IN BUILDING LINE	W.L.E. WATER LINE EASEMENT	ACC.E. ACCESS EASEMENT	⊞ ELECTRIC POLE
EASEMENT	B.L.(3C) 3 CAR BUILDING LINE	STM.S.E. STORM SEWER EASEMENT	A.E. AERIAL EASEMENT	⊞ ELECTRIC BOX
WOODEN FENCE	G.B.L. GARAGE BUILDING LINE	S.S.E. SANITARY SEWER EASEMENT	D.E. DRAINAGE EASEMENT	⊞ FIBER OPTIC
WROUGHT IRON FENCE	(B.G.) BUILDER GUIDELINES	R.O.W. RIGHT-OF-WAY	E.E. ELECTRIC EASEMENT	⊞ TELEPHONE PEDESTAL
CHAIN LINK FENCE	F.F. FINISHED FLOOR	P.A.E. PRIVATE ACCESS EASEMENT	⊞ WATER VALVE	⊞ GAS METER
OVERHEAD ELECTRIC	EXT. EXTENDED	P.U.E. PRIVATE UTILITY EASEMENT	⊞ FIRE HYDRANT	⊞ CABLE PEDESTAL
	PROP. PROPOSED	P.V.T. PRIVATE	⊞ MONUMENT	⊞ WATER METER
	C.M. CONTROL MONUMENT	FND. FOUND	⊞ POWER POLE	⊞ GUY ANCHOR
		I.R. IRON ROD		⊞ MANHOLE & INLET
		I.P. IRON PIPE		⊞ INLET
				⊞ VAULT



2014  
BOREAS LANE  
(50' R.O.W.)

PLOT PLAN  
SCALE: 1" = 20'

APPROX. LOT COVERAGE:	43.57 %
FRONT SOD:	158 SQ. YD.
BACK SOD:	258 SQ. YD.
DRIVEWAY:	432 SQ. FT.
IN-TURN:	196 SQ. FT.
PUBLIC WALK:	180 SQ. FT.
PRIVATE WALK:	30 SQ. FT.
CONC. PATIO:	00 SQ. FT.
A/C PAD:	16 SQ. FT.

NOTES:  
 1. ALL BEARINGS SHOWN HEREON ARE BASED ON THE RECORDED PLAT.  
 2. 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.  
 3. FLATWORK AND FENCING ARE FOR ILLUSTRATION PURPOSES ONLY. REFER TO MUNICIPALITY, HOA, POA, BUILDER GUIDELINES, DEED RESTRICTIONS, DEVELOPMENT PLANS (WSD'S) OR LOCAL CODE FOR REQUIREMENTS. SPECIFIC INSTALLATION REQUIREMENTS TO BE VERIFIED BY BUILDER.  
 4. MINIMUM FINISHED FLOOR REQUIREMENTS ESTABLISHED BY FEMA, LOCAL GOVERNMENT AUTHORITIES AND/OR DEVELOPMENT PLANS (INCLUDING APPLICABLE BENCHMARKS/DATUMS AND ADJUSTMENTS) ARE SUBJECT TO CHANGE DURING CONSTRUCTION PROCESS AND SHOULD BE VERIFIED BY BUILDER BEFORE PROCEEDING WITH EACH PHASE OF CONSTRUCTION. PROPOSED FINISHED FLOOR HEIGHTS ABOVE TOP OF CURB ARE CALCULATIONS FOR DRAINAGE PURPOSES TO BE ADJUSTED BASED UPON ACTUAL LOT CONDITIONS AND DO NOT ESTABLISH A MINIMUM FINISHED FLOOR.

FOR: BEAZER HOMES, TEXAS  
 ADDRESS: 2014 BOREAS LANE  
 ALLPOINTS JOB#: BH264923 BY: IAF  
 G.F.:  
 JOB:

LOT 18, BLOCK 4,  
 SOUTHWINDS, SECTION 2,  
 CLERKS FILE NO. 2020-154170, OFFICIAL RECORDS,  
 CHAMBERS COUNTY, TEXAS



FLOOD ZONE: X  
 COMMUNITY PANEL:  
 48071C0170E  
 EFFECTIVE DATE: 5/4/2015  
 LOMR: DATE:

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

ISSUE DATE: 7/29/2021

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