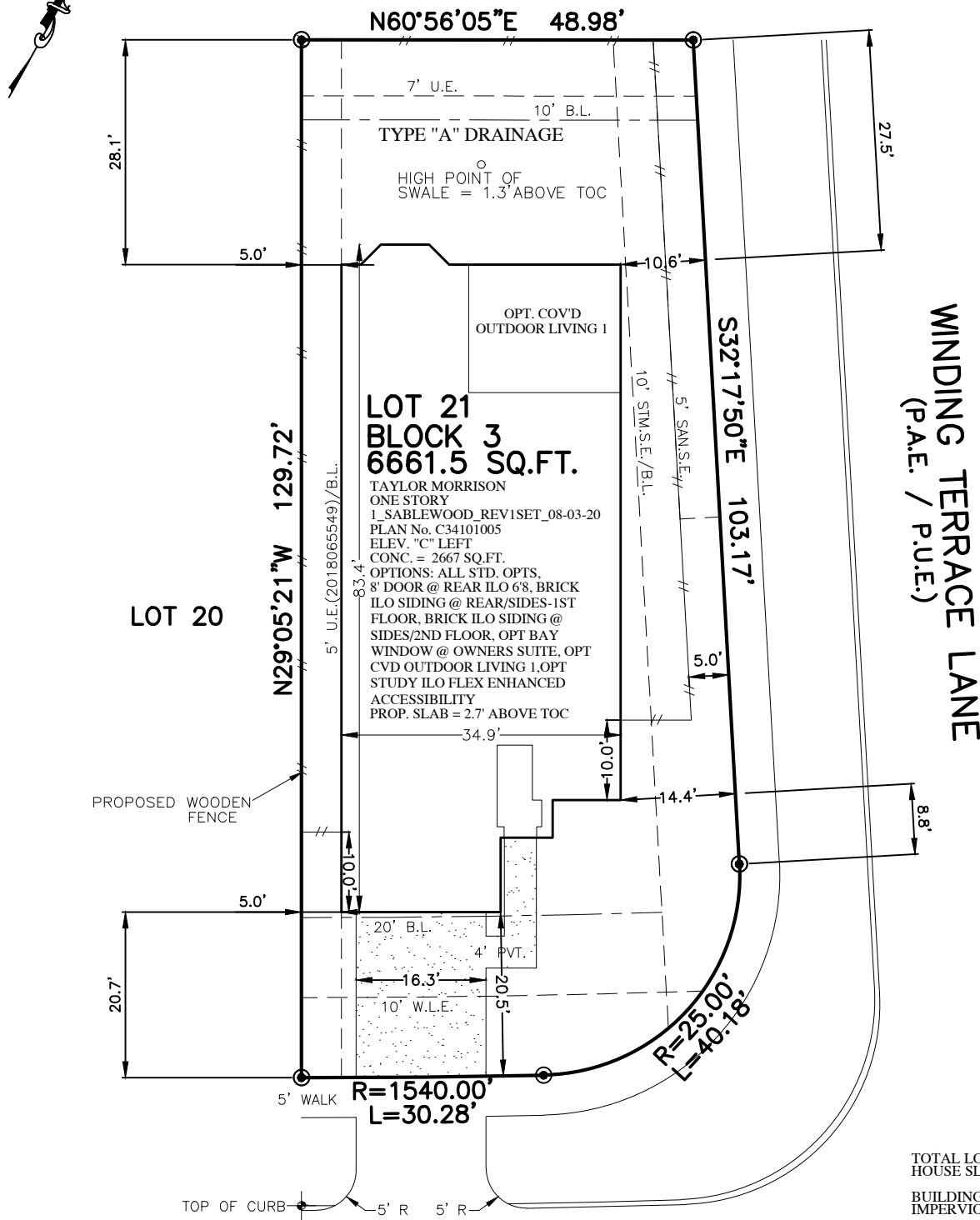




FLATWORK	B.L. BUILDING LINE	T.O.F. TOP OF FORM	U.V.E. UNOBSTRUCTED VISIBILITY EASEMENT	MANHOLE
PROPERTY LINE	B.L.(FL) FRONT LOAD BUILDING LINE	U.E. UTILITY EASEMENT	MACCE. MAINTENANCE & ACCESS EASEMENT	GRATE DRAIN
BUILDING LINE	B.L.(SI) SWING IN BUILDING LINE	W.L.E. WATER LINE EASEMENT	ACCE. ACCESS EASEMENT	PAD MOUNTED TRANSFORMER
EASEMENT	B.L.(3C) 3 CAR BUILDING LINE	STM.S.E. STORM SEWER EASEMENT	A.E. AERIAL EASEMENT	TELEPHONE PEDESTAL
WOODEN FENCE	G.B.L. GARAGE BUILDING LINE	S.S.E. SANITARY SEWER EASEMENT	D.E. DRAINAGE EASEMENT	GAS METER
WROUGHT IRON FENCE	(B.G.) BUILDER GUIDELINES	R.O.W. RIGHT-OF-WAY	E.E. ELECTRIC EASEMENT	CABLE PEDESTAL
CHAIN LINK FENCE	F.F. FINISHED FLOOR	P.A.E. PRIVATE ACCESS EASEMENT	WATER VALVE	WATER METER
OVERHEAD ELECTRIC	EXT. EXTENDED	P.U.E. PRIVATE UTILITY EASEMENT	FIRE HYDRANT	WATER METER & INLET
	PROP. PROPOSED	PVT. PRIVATE	MONUMENT	INLET
	ELEV. ELEVATION	FND. FOUND	IP. IRON PIPE	VAULT

BONTERRA AT CROSS CREEK RANCH SECTION TWO
PLAT. NO. 20170193, F.B.C.P.R.



**29006
HICKORY MANOR LANE
(P.A.E. / P.U.E.)**

**PLOT PLAN
SCALE: 1" = 20'**

TOTAL LOT	6661	SQ. FT.
HOUSE SLAB	2667	SQ. FT.
BUILDING COVERAGE	40.04	%
IMPERVIOUS COVERAGE	46.42	%
FRONT SOD	415	SQ. YD.
REAR SOD	222	SQ. YD.
TOTAL SOD	637	SQ. YD.
FRONT FENCE	13.8	LIN. FT.
LEFT FENCE	99.0	LIN. FT.
RIGHT FENCE	85.1	LIN. FT.
REAR FENCE	43.9	LIN. FT.
TOTAL FENCE	241.8	LIN. FT.
TOTAL FLATWORK	1513	SQ. FT.
DRIVEWAY	335	SQ. FT.
PRIVATE WALK	74	SQ. FT.
APPROACH	281	SQ. FT.
PUBLIC WALK	807	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: TAYLOR MORRISON HOMES
 ADDRESS: 29006 HICKORY MANOR LANE
 ALLPOINTS JOB#: TM246876 BY: CR
 G.F.:
 JOB:
 FLOOD ZONE: X
 COMMUNITY PANEL:
 48157C0105L
 EFFECTIVE DATE: 4/2/2014
 LOMR: DATE:

**LOT 21, BLOCK 3,
BONTERRA AT CROSS CREEK RANCH, SECTION 5,
PLAT NO. 20180077, PLAT RECORDS,
FULSHEAR COUNTY, TEXAS**

taylor morrison