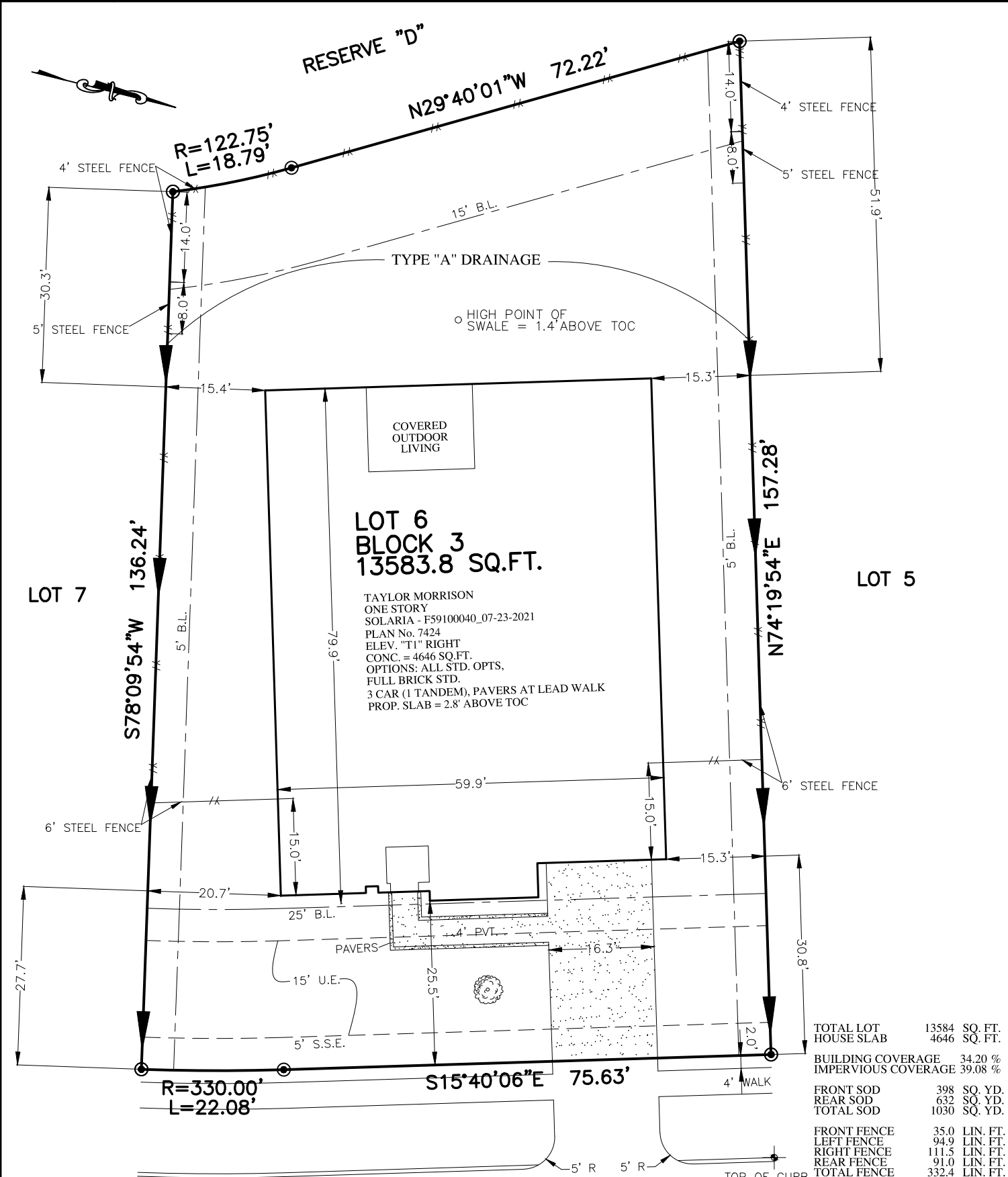




FLATWORK	B.L. BUILDING LINE	T.O.F. TOP OF FORM	U.V.E. UNOBSTRUCTED VISIBILITY EASEMENT	MANHOLE
PROPERTY LINE	B.L.(FL) FRONT LOAD BUILDING LINE	U.E. UTILITY EASEMENT	M.A.C.C.E. MAINTENANCE & ACCESS EASEMENT	GRATE DRAIN
BUILDING LINE	B.L.(SI) SWING IN BUILDING LINE	W.L.E. WATER LINE EASEMENT	ACC.E. ACCESS EASEMENT	PAD MOUNTED TRANSFORMER
EASEMENT	B.L.(GC) 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. PERMANENT ACCESS EASEMENT	WATER VALVE	WATER METER
OVERHEAD ELECTRIC	EXT. EXTENDED	P.U.E. PUBLIC UTILITY EASEMENT	FIRE HYDRANT	MANHOLE & INLET
	PROP. PROPOSED	PVT. PRIVATE	MONUMENT	INLET
	C.M. CONTROL MONUMENT	FND. FOUND	LP. IRON PIPE	VAULT



TOTAL LOT	13584	SQ. FT.
HOUSE SLAB	4646	SQ. FT.
BUILDING COVERAGE	34.20	%
IMPERVIOUS COVERAGE	39.08	%
FRONT SOD	398	SQ. YD.
REAR SOD	632	SQ. YD.
TOTAL SOD	1030	SQ. YD.
FRONT FENCE	35.0	LIN. FT.
LEFT FENCE	94.9	LIN. FT.
RIGHT FENCE	111.5	LIN. FT.
REAR FENCE	91.0	LIN. FT.
TOTAL FENCE	332.4	LIN. FT.
TOTAL FLATWORK	1271	SQ. FT.
DRIVEWAY	503	SQ. FT.
PRIVATE WALK	114	SQ. FT.
APPROACH	282	SQ. FT.
PUBLIC WALK	327	SQ. FT.
A/C PAD	16	SQ. FT.
PAVERS	29	SQ. FT.

PLOT PLAN
SCALE: 1" = 20'

1740 TANNER BROOK LANE
(60' I.E./P.U.E.)

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 AND THIS DOCUMENT DOES NOT GUARANTEE THAT THESE ITEMS WILL BE INSTALLED EXACTLY AS ILLUSTRATED. 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: 1740 TANNER BROOK LANE
ALLPOINTS JOB#: TM299574 BY: WH
G.F.:
JOB:

LOT 6, BLOCK 3,
AVALON AT FRIENDSWOOD, SECTION 1,
Doc. No. 2021090827, OFFICIAL PUBLIC
RECORDS,
GALVESTON COUNTY, TEXAS



FLOOD ZONE: X
COMMUNITY PANEL:
48167C0202G
EFFECTIVE DATE: 08/15/2019
LOMR: DATE: