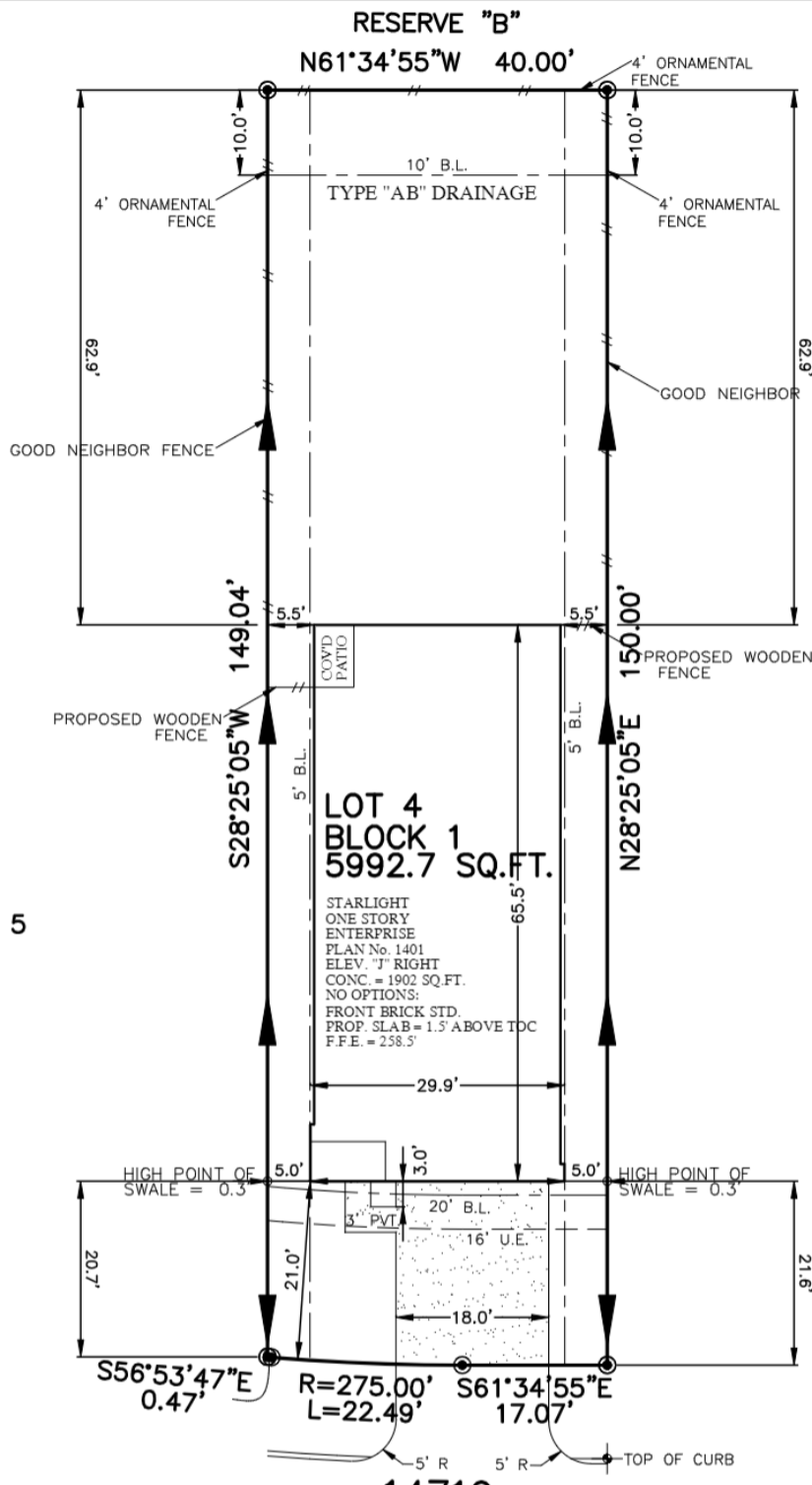




FLATWORK	B.L. BUILDING LINE	T.O.F. TOP OF FORM	U.V.E. UNOBSTRUCTED VISIBILITY EASEMENT
PROPERTY LINE	B.L.(FL) FRONT LOAD BUILDING LINE	U.E. UTILITY EASEMENT	MACCE MAINTENANCE & ACCESS EASEMENT
BUILDING LINE	B.L.(SI) SWING IN BUILDING LINE	W.L.E. WATER LINE EASEMENT	ACC.E. ACCESS EASEMENT
EASEMENT	B.L.(3C) 3 CAR BUILDING LINE	STM.S.E. STORM SEWER EASEMENT	A.E. AERIAL EASEMENT
WOODEN FENCE	G.B.L. GARAGE BUILDING LINE	S.S.E. SANITARY SEWER EASEMENT	D.E. DRAINAGE EASEMENT
WROUGHT IRON FENCE	(B.G.) BUILDER GUIDELINES	R.O.W. RIGHT-OF-WAY	E.E. ELECTRIC EASEMENT
CHAIN LINK FENCE	F.F. FINISHED FLOOR	P.A.E. PERMANENT ACCESS EASEMENT	WATER VALVE
OVERHEAD ELECTRIC	EXT. EXTENDED	P.U.E. PUBLIC UTILITY EASEMENT	FIRE HYDRANT MONUMENT
	PROP. PROPOSED	F.V.T. PRIVATE I.R. IRON ROD	MANHOLE
	C.M. CONTROL MONUMENT	F.V.D. FOUND I.P. IRON PIPE	INLET & INLET VAULT



LOT COVERAGE	
SLAB	1902 SQ. FT.
DRIVEWAY	389 SQ. FT.
IN TURN DRIVE	220 SQ. FT.
PUBLIC WALK	00 SQ. FT.
PRIVATE WALK	27 SQ. FT.
CONC. PATIO	00 SQ. FT.
3.5'X3.5' A/C PAD	12.25 SQ. FT.
TOTAL	2550.250000 SQ. FT.
LOT AREA	5993 SQ. FT.
LOT COVERAGE	38.88 %
FENCE	
FRONT RETURN	10.9 LINEAR FT.
LEFT	70.2 LINEAR FT.
RIGHT	62.9 LINEAR FT.
REAR	39.9 LINEAR FT.
TOTAL	183.9 LINEAR FT.
FRONT SOD	150 SQ. YD.
REAR SOD	283 SQ. YD.
TOTAL SOD AREA	433 SQ. YD.

14719
CALLARD COURT
 (50' R.O.W.)
PLOT PLAN
 SCALE: 1" = 20'

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: STARLIGHT HOMES
 ADDRESS: 14719 CALLARD COURT
 ALLPOINTS JOB#: SL296266 BY: IM
 G.F.:
 JOB:

LOT 4, BLOCK 1,
 CHAPEL RUN, SECTION 2,
 CAB. Z, SHEET 7994, MAP RECORDS,
 MONTGOMERY COUNTY, TEXAS



FLOOD ZONE: X
 COMMUNITY PANEL:
 48339C0375G
 EFFECTIVE DATE: 08/18/2014
 LOMR: DATE:

ISSUE DATE: 4/5/2022

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