

**Structural Options:**

1. Roof Pitch 6:12

**Lot Coverage Calculations:**

|                 |             |
|-----------------|-------------|
| Lot Area:       | 6832 Sq.Ft. |
| Slab Area:      | 2117 Sq.Ft. |
| Coverage Ratio: | 31 %        |

**SOD Calculation:**

|        |            |
|--------|------------|
| Front: | 230 Sq.Yd. |
| Side:  | 128 Sq.Yd. |
| Rear:  | 203 Sq.Yd. |
| Total: | 561 Sq.Yd. |

**Fence Calculation:**

|       |            |
|-------|------------|
| Front | 18 Ln.Ft.  |
| Left  | 39 Ln.Ft.  |
| Right | 17 Ln.Ft.  |
| Back  | 63 Ln.Ft.  |
| Total | 137 Ln.Ft. |

**Flatwork Areas:**

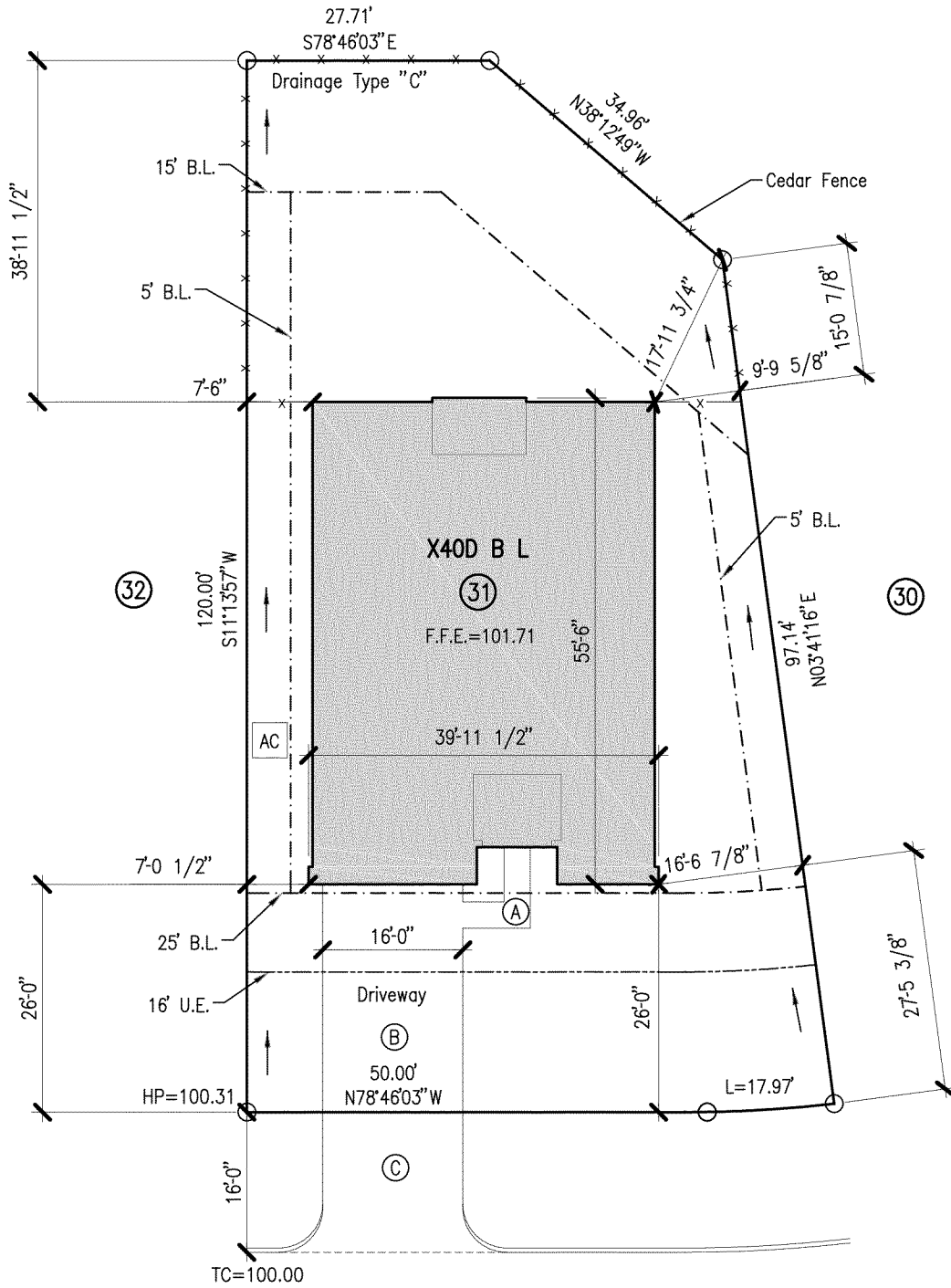
|                   |            |
|-------------------|------------|
| Private Walk (A): | 42 Sq.Ft.  |
| Driveway (B):     | 416 Sq.Ft. |
| In-Turn (C):      | 267 Sq.Ft. |
| Public Walk (D):  | 0 Sq.Ft.   |
| Conc. Patio (E):  | 0 Sq.Ft.   |
| AC Pad:           | 16 Sq.Ft.  |

**Legend:**

|         |                    |
|---------|--------------------|
| —x—x—x— | Fence              |
| —       | Lot                |
| ---     | Building Line      |
| ---     | Easement           |
| ---     | Drive/Walk/Patio   |
| ---     | Grade Beam         |
| ---     | Retaining Wall     |
| ---     | Pad Area           |
| ---     | Slab/Porch         |
| ---     | Drainage Direction |

**General Notes:**

1. The purpose of this plan is to show the proposed building footprint as defined by the metes and bounds of the recorded plat.
2. Dimensions, setbacks, easements, plan selection, and any other information shown here in shall be verified at permitting and prior to construction for accuracy and compliance with all applicable codes and ordinances.
3. Builder is solely responsible for ensuring that the footprint is contained within the prepared building pad. The building pad shall be set high enough to allow for adequate drainage.
4. All calculations are approximate. They must be verified prior to permitting, purchasing, and/or construction.



|       |         |
|-------|---------|
| DATE  | 3/20/23 |
| SCALE | 1"=20'  |
| DRN   | J.J.F.  |

|         |                               |
|---------|-------------------------------|
| BUILDER | Express Homes Houston (North) |
| SUBD.   | Summerwood Trails Section 1   |
| LOT     | 31 BLOCK 2                    |
| ADDRESS | 12814 Sunshine Park Dr South  |
| CITY    | Montgomery County, Texas      |
| PLAN    | X40D B L                      |

**PLOT PLAN**

VER. 4

3/21/23

10003 Technology Blvd. West  
 Dallas, TX 75220  
 972-620-8204  
 Registration No: F-16229

STRAND