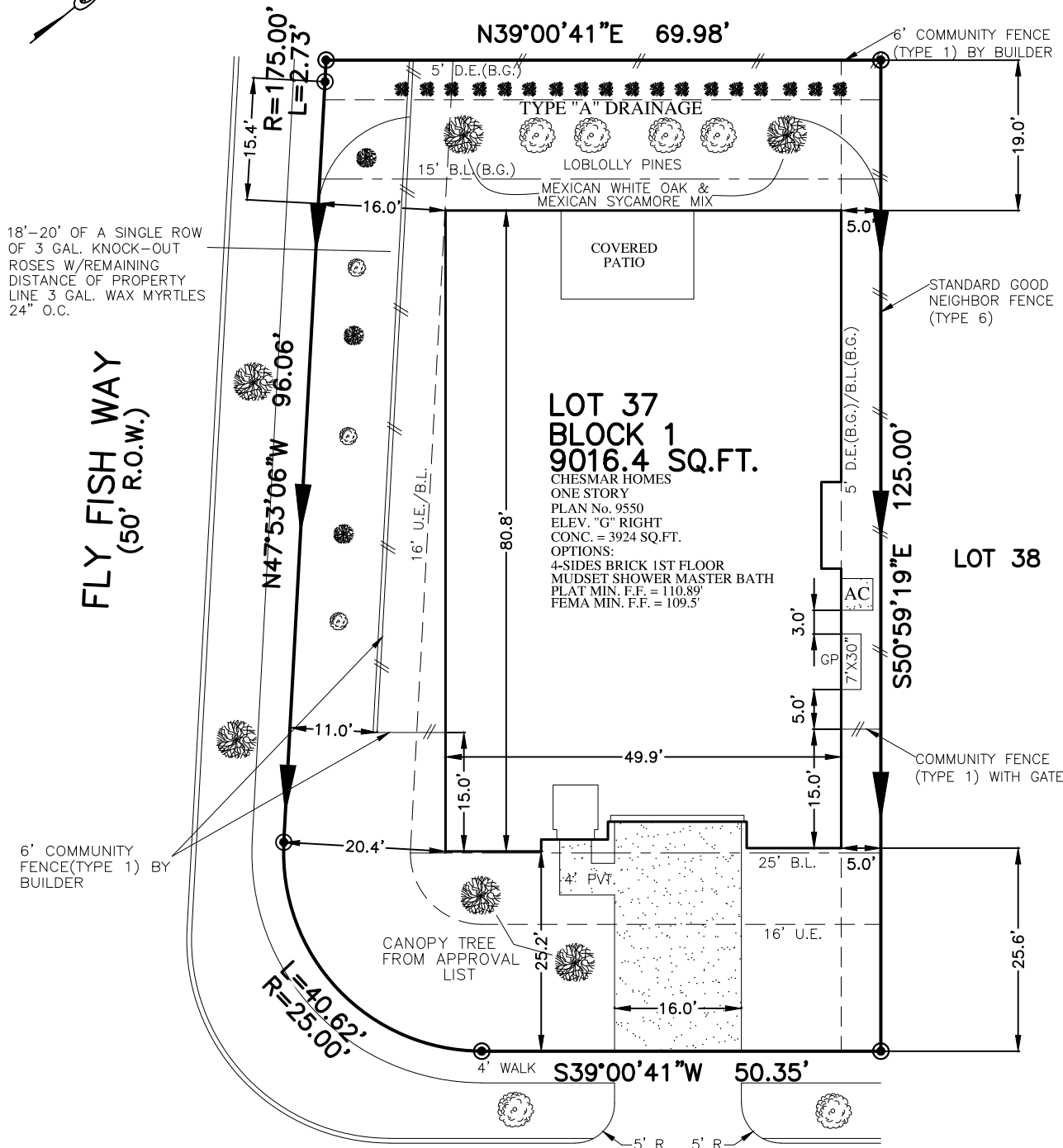




FLATWORK	B.L. BUILDING LINE	T.O.F. TOP OF FORM	U.V.E. UNOBSTRUCTED VISIBILITY EASEMENT	MANHOLE
PROPERTY LINE	B.L.(FL) FRONT LOAD BUILDING LINE	U.E. UTILITY EASEMENT	M.ACCE. MAINTENANCE & ACCESS EASEMENT	GRATE DRAIN
BUILDING LINE	B.L.(SI) SWING IN BUILDING LINE	W.L.E. WATER LINE EASEMENT	ACCE. ACCESS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

LOT 36



18'-20' OF A SINGLE ROW OF 3 GAL. KNOCK-OUT ROSES W/REMAINING DISTANCE OF PROPERTY LINE 3 GAL. WAX MYRTLES 24" O.C.

FLY FISH WAY (50' R.O.W.)

LOT 37
BLOCK 1
9016.4 SQ.FT.
CHESMAR HOMES
ONE STORY
PLAN No. 9550
ELEV. "G" RIGHT
CONC. = 3924 SQ.FT.
OPTIONS:
4-SIDES BRICK 1ST FLOOR
MUDSET SHOWER MASTER BATH
PLAT MIN. F.F. = 110.89'
FEMA MIN. F.F. = 109.5'

LOT 38

- 5' GAL. DWARF WAX MYRTLE SHRUB. 24 INCHES OFF-CENTER FROM EACH OTHER AND PLACED ALONG THE REAR FENCE.
- 1.75" CALIPER SWEET GUM TREE
- 2.5" CALIPER LIVE OAK TREE
- 1.75" CALIPER LOBLOLLY PINE TREE
- 2.5" CALIPER NUTTAL OAK TREE

8326 AUSSIE BEADHEAD DRIVE (50' R.O.W.)

PLOT PLAN
SCALE: 1" = 20'

APPROX. LOT COVERAGE:	49.47 %
FRONT SOD:	457 SQ. YD.
BACK SOD:	211 SQ. YD.
TOTAL SOD:	668 SQ. YD.
FENCE:	241.9 LIN. FT.
STANDARD FLATWORK:	1244 SQ. FT.
INTURN:	196 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: CHESMAR HOMES

ADDRESS: 8326 AUSSIE BEADHEAD DRIVE
ALLPOINTS JOB#: CS353443 BY: LS
G.F.:
JOB:

FLOOD ZONE: AE/X

COMMUNITY PANEL:
481C0085M

EFFECTIVE DATE: 01/29/2021

LOMR: DATE:

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

LOT 37, BLOCK 1,
FULSHEAR LAKES CREEKSIDE VILLAGE, SEC. 2,
PLAT NO. 20220252, PLAT RECORDS,
FORT BEND COUNTY, TX

ISSUE DATE: 9/8/2023

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