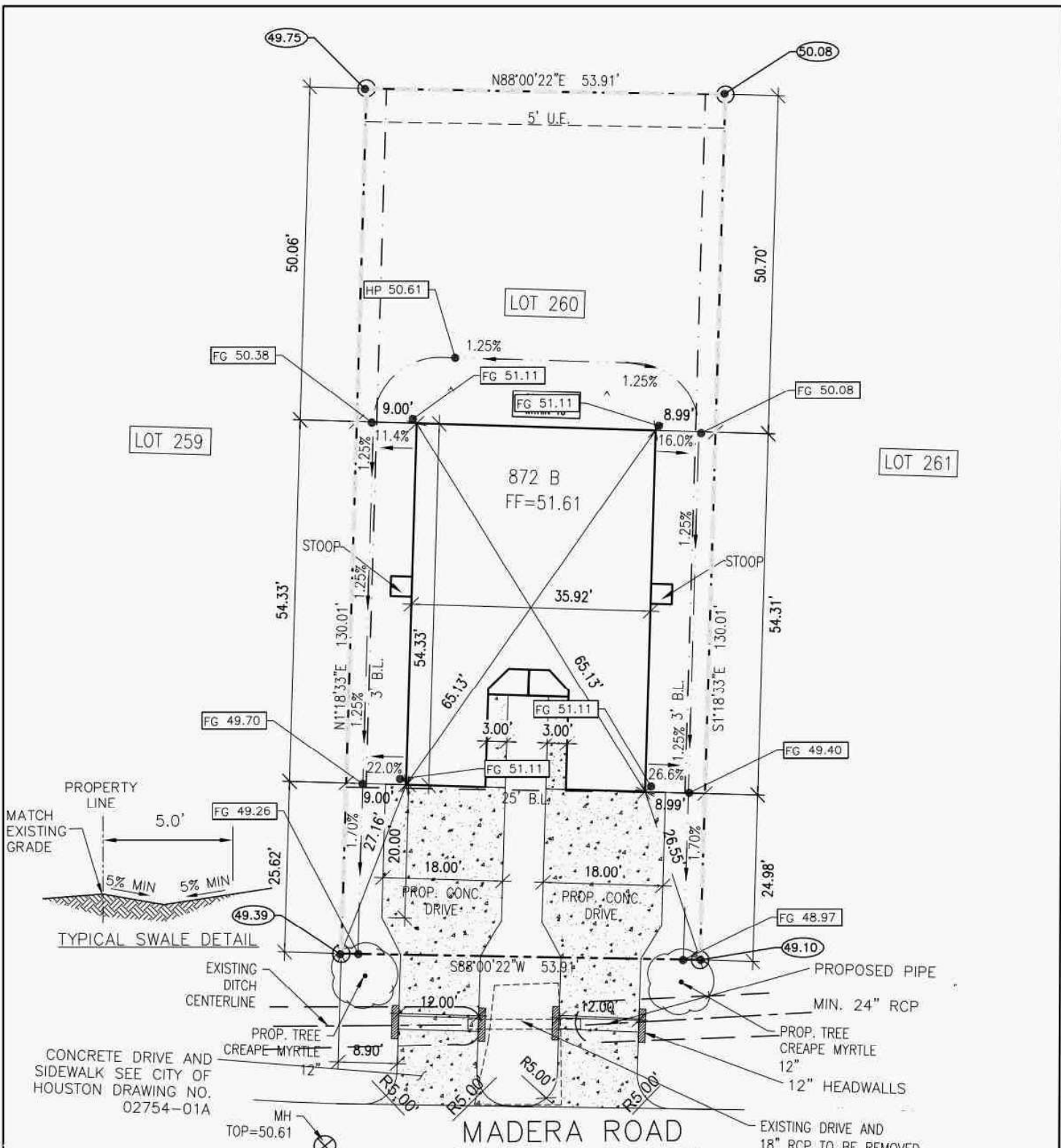


Plot Plan



- NOTE:
1. REMOVE AND DISCARD ALL VEGETATION WHERE GRADING IS PROPOSED.
 2. SITE DRAINAGE MUST BE WELL DEVELOPED AND DIRECTED AWAY FROM THE FOUNDATION. GRADE SHALL FALL A MINIMUM OF 6 INCHES WITHIN THE FIRST 10 FEET. FLOWLINE SLOPES OF SWALES AND SIDE YARDS SHALL NOT BE LESS THAN 1.25%. NO PONDING OF SURFACE WATER SHALL BE ALLOWED NEAR THE STRUCTURE. BACKFILL AROUND THE FOUNDATION SHALL BE WITH COHESIVE SOIL.
 3. ROOF DOWNSPOUTS AND DRAINS SHALL BE EXTENDED AND DRAIN AWAY FROM FOUNDATION.
 4. FINISHED FLOOR ELEVATION MUST BE A MINIMUM OF 12" ABOVE THE NEAREST SANITARY SEWER MANHOLE RIM. FIELD VERIFY THE ELEVATION OF THE MANHOLE RIM TO ENSURE PROPER ELEVATIONS.

Legend:

X	Proposed Fence
---	Property Line
---	Building Lines
---	Easements
---	Swale Line
---	Silt Fence
XXX.X	Existing Grade
XXX.X	Proposed Grade

Lot Coverage Calculations:

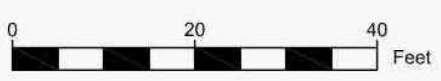
Slab	1787	SF
Patio/Stoop	19	SF
Drive	901	SF
Private-Walk	83	SF
Total Flatwork	2787	SF
Lot Coverage	39.7	%
Driveway Apron	580	SF
Public Walk	0	SF
Total Sod	4221	SF
Fence	0	SF

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. City side walk will not be included in flatwork calcs.
5. A form survey is required for verification of form placement prior to concrete pour. ELD accepts no liability where a form survey is not provided.

!!! CAUTION !!!

EXISTING UTILITIES AND UNDERGROUND FACILITIES INDICATED ON THESE PLANS HAVE BEEN LOCATED FROM REFERENCE INFORMATION SUPPLIED BY VARIOUS OWNERS OF THE FACILITIES. THE ENGINEER DOES NOT ACCEPT THE RESPONSIBILITY FOR THE UTILITY LOCATIONS SHOWN. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY BOTH HORIZONTALLY AND VERTICALLY THE LOCATION OF ALL EXISTING UTILITIES AND UNDERGROUND FACILITIES PRIOR TO CONSTRUCTION, TO TAKE NECESSARY PRECAUTIONS IN ORDER TO PROTECT ALL FACILITIES ENCOUNTERED, AND TO NOTIFY THE ENGINEER PROMPTLY OF ALL CONFLICTS OF THE WORK WITH EXISTING FACILITIES. THE CONTRACTOR SHALL PRESERVE AND PROTECT ALL EXISTING UTILITIES FROM DAMAGE DURING CONSTRUCTION, AND DAMAGE BY THE CONTRACTOR TO EXISTING UTILITIES SHALL BE REPAIRED BY THE CONTRACTOR AT HIS OR HER EXPENSE.



NOTE:
• BEARINGS AND ELEVATIONS FOR SURVEY ARE BASED ON GPS OBSERVATIONS

CAUTION!!!
CALL: TEXAS ONE CALL @
1-800-245-4545
48 HRS PRIOR TO CONSTRUCTION

BUILDER: AMERITEX HOMES	PLAN: 872 B
ADDITION: KENTSHIRE PLACE SEC 1	ELD JOB NO.: AMH20-0043-1
ADDRESS: 9027 MADERA ROAD	DRAWN BY: JPH
LOT: 260 BLOCK: 10	CHECKED BY: JL
CITY: HOUSTON	SCALE: 1"=20'
DATE: 08/18/20	

GRADING & PLOT PLAN
ENGINEERED FOR:

AMERITEX HOMES

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