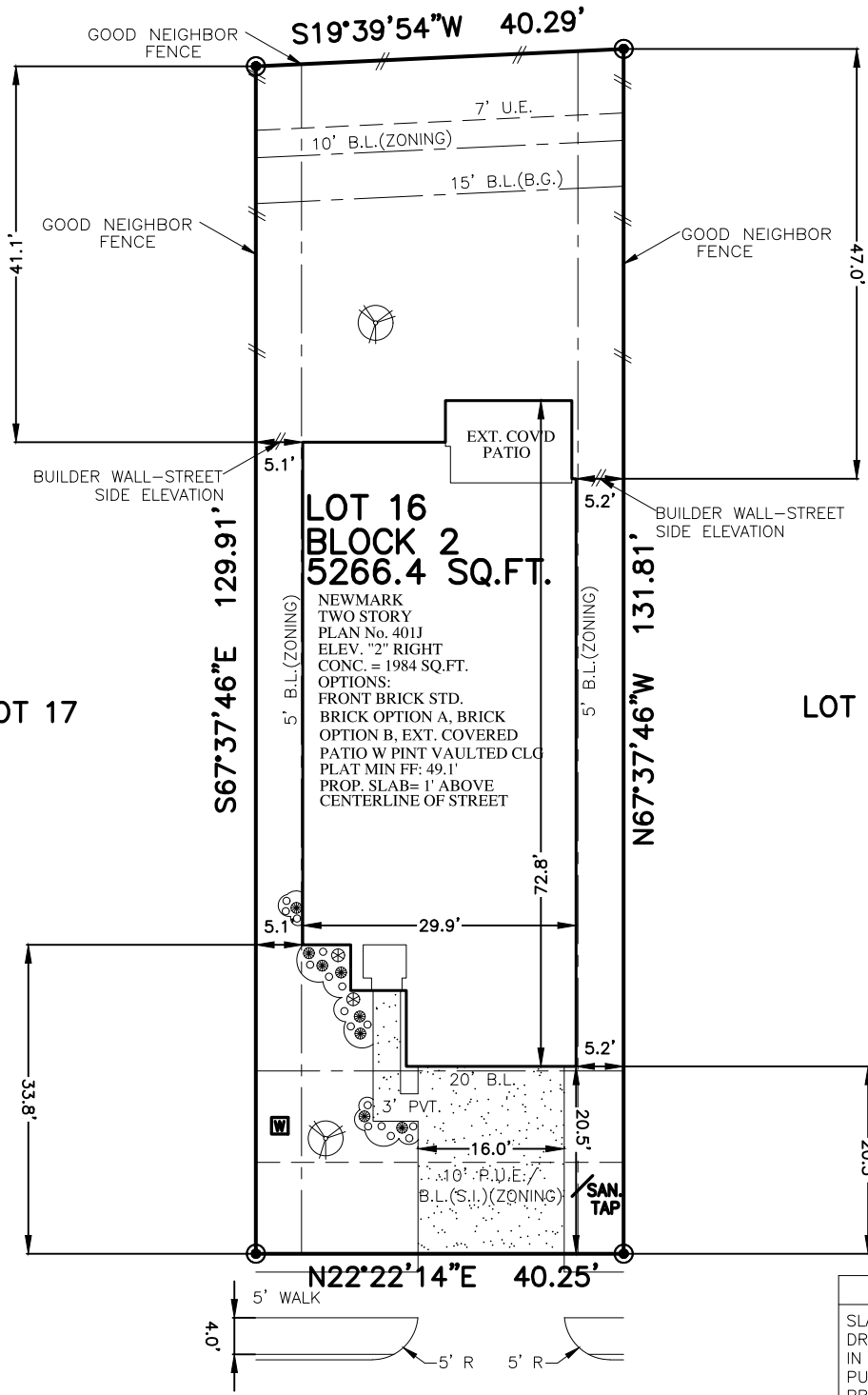




FLATWORK	B.L. BUILDING LINE	T.O.F. TOP OF FORM	U.V.E. UNOBSTRUCTED VISIBILITY EASEMENT	MANHOLE
PROPERTY LINE	F.L. FRONT LOAD	U.E. UTILITY EASEMENT	M.A.C.C.E. MAINTENANCE & ACCESS EASEMENT	GRATE DRAIN
BUILDING LINE	S.I. SWING IN	W.L.E. WATER LINE EASEMENT	ACC.E. ACCESS EASEMENT	PAD MOUNTED TRANSFORMER
EASEMENT	3C 3 CAR	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	P.V.T. PRIVATE	MONUMENT	
	E C.M. CONTROL MONUMENT	I.R. IRON ROD	POWER POLE	
		FND. FOUND		
		I.P. IRON PIPE		

LOT 43



**LOT 16  
BLOCK 2  
5266.4 SQ.FT.**

NEWMARK  
TWO STORY  
PLAN No. 401J  
ELEV. "2" RIGHT  
CONC. = 1984 SQ.FT.  
OPTIONS:  
FRONT BRICK STD.  
BRICK OPTION A, BRICK  
OPTION B, EXT. COVERED  
PATIO W PINT VAULTED CLG  
PLAT MIN FF: 49.1'  
PROP. SLAB= 1' ABOVE  
CENTERLINE OF STREET

LOT COVERAGE	
SLAB	1984 SQ. FT.
DRIVEWAY & IN TURN	524 SQ. FT.
PUBLIC WALK	121 SQ. FT.
PRIVATE WALK	49 SQ. FT.
MOTOR COURT	00 SQ. FT.
COURTYARD	00 SQ. FT.
4' X 8' A/C PAD	32 SQ. FT.
<b>TOTAL</b>	<b>2710 SQ. FT.</b>
LOT AREA	5266 SQ. FT.
LOT COVERAGE	45.44 %
FENCE	138.8 LINEAR FT.
FRONT SOD	155 SQ. YD.
REAR SOD	184 SQ. YD.
<b>TOTAL SOD AREA</b>	<b>339 SQ. YD.</b>

	4" CALIPER	2X
	2" CALIPER	
	15_GAL	2X
	5_GAL	8X
	1_GAL	16X

FENCE:	
REAR:	40.3 LIN. FT.
LEFT:	41.1 LIN. FT.
RIGHT:	47.1 LIN. FT.
FRONT LEFT:	5.1 LIN. FT.
FRONT RIGHT:	5.2 LIN. FT.
TOTAL FENCE:	138.8 LIN. FT.

10215  
VAN GOGH 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: NEWMARK HOMES	
ADDRESS: 10215 VAN GOGH COURT	
ALLPOINTS JOB#: NM421451	BY: TS
G.F.:	CN
JOB:	
FLOOD ZONE: X	
COMMUNITY PANEL: 48083C0120K	
EFFECTIVE DATE: 12/30/2020	
LOMR:	DATE:
"THIS INFORMATION IS BASED ON GRAPHIC PLOTTING. WE DO NOT ASSUME RESPONSIBILITY FOR EXACT DETERMINATION"	

LOT 16, BLOCK 2,  
MERIDIANA, SECTION 55A,  
CLERK'S FILE NO. 2023052186,  
OFFICIAL PUBLIC RECORDS,  
BRAZORIA COUNTY, TX

REVISION DATE: 2/19/2025  
ISSUE DATE: 1/9/2025

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