

REVIEW BY FORT BEND COUNTY COMMISSIONERS COURT

On this 14 day of APRIL, 2015, Commissioners Court came on to be heard and reviewed the accompanying notice of DEVON STREET HOMES

Job Location STABLE MEADOW DRIVE

Dated 04/02 /15 BOND NO. LL12093500, Permit No. 84811

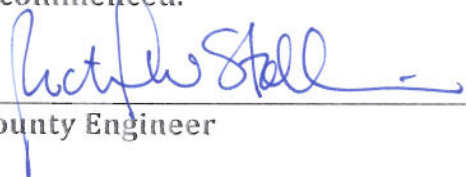
to make use of certain Fort Bend County property subject to, "A Revised Order Regulating the Laying, Construction, Maintenance, and Repair of Buried Cables, Conduits, and Pole Lines, In, Under, Across or Along Roads, Streets, Highways, and Drainage Ditches in Fort Bend County, Texas, Under the Jurisdiction of the Commissioners Court of Fort Bend County, Texas," as passed by the Commissioners Court of Fort Bend County, Texas, date the 3<sup>rd</sup> day of August, 1987, recorded in Volume \_\_\_\_\_ of the Minutes of the Commissioners Court of Fort Bend County, Texas, to the extent that such order is not inconsistent with Article 1436a, Vernon's Texas Civil Statues. Upon Motion of Commissioner \_\_\_\_\_, seconded by Commissioner \_\_\_\_\_, duly put and carried, it is ORDERED, ADJUGED AND DECREED that said notice of said above purpose is hereby acknowledged by the Commissioners Court of Fort Bend County, Texas, and that said notice be placed on record according to the regulation order thereof.

Notes:

1. Evidence of review by the Commissioners Court must be kept on the job site and failure to do so constitutes grounds for job shutdown.
2. Written notices are required:
  - a. 48 hours in advance of construction start up, and
  - b. When construction is completed and ready for final inspection

Mail notices to: Permit Administrator  
Fort Bend County Engineering  
301 JACKSON STREET  
RICHMOND, Texas 77469  
281-633-7500

3. This permit expires one (1) year from date of permit if construction has not commenced.

By   
County Engineer

By N/A  
Drainage District Engineer/Manager

Presented to Commissioners Court and approved.  
Recorded in Volume \_\_\_\_\_  
Minutes of Commissioners Court.

Clerk of Commissioners Court  
By \_\_\_\_\_  
Deputy

# COUNTY OF FORT BEND

## Engineering Department

301 JACKSON STREET  
RICHMOND, Texas 77469

Johnny Ortega  
Permit Administrator

Phone: (281) 633-7500

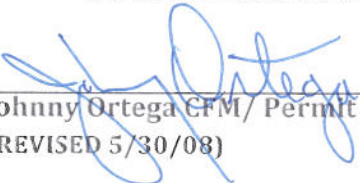
### PERMIT APPLICATION REVIEW FORM FOR CABLE, CONDUIT, AND POLE LINE ACTIVITY IN FORT BEND COUNTY

PERMIT NO. 084811

The following "Notice of Proposed Cable, Conduit, and/or Pole Line activity in Fort Bend County" and accompanying attachments have been reviewed and the notice conforms to appropriate regulations set by Commissioner's Court of Fort Bend County, Texas.

- (1) Complete Application Form.
- a. Name of road, street, and/or drainage ditch affected.
  - b. Vicinity map showing course of direction.
  - c. Plans and specifications.
- (2) Bond:
- District Attorney, approval when applicable.
  - Perpetual bond currently posted.  
No. LL12093500  
Amount \$50,000.00
  - Performance bond submitted.  
No. \_\_\_\_\_  
Amount \_\_\_\_\_
  - Cashier's Check.  
No. \_\_\_\_\_  
Amount \_\_\_\_\_
- (3) Verbal permission given for emergencies, to start construction before approved in Commissioner's Court.
- |       |                                      |       |      |
|-------|--------------------------------------|-------|------|
| _____ | Precinct Engineer Acknowledgment     | _____ | Date |
| _____ | Precinct Commissioner Acknowledgment | _____ | Date |
- (4) \_\_\_\_\_  
Drainage District Approval when applicable

We have reviewed this project and agree it meets minimum requirements.

  
\_\_\_\_\_  
Johnny Ortega CFM/ Permit Administrator  
(REVISED 5/30/08)

04/02/2015  
\_\_\_\_\_  
Date

**FORT BEND COUNTY ENGINEERING PERMIT DEPARTMENT**  
**CONSTRUCTION OF DRIVEWAYS AND CULVERTS ON COUNTY EASEMENTS AND RIGHT OF WAYS**  
**COMMERCIAL PIPE PERMIT APPLICATION**  
 1124 BLUME ROAD ROSENBERG, TX 77471  
 Mailing Address: 301 Jackson Richmond, Texas 77469  
 (Phone) 281-633-7502 or 7503 • (Fax) 281-633-7545

**APPLICANT INFORMATION**

Application No. 84811  
 (County Use Only)

Applicant Name Devon Street Homes  
 Applicant Mailing Address 4545 Post Oak Place Dr. Suite 345  
 City Houston State Texas Zip 77027  
 Work Phone \_\_\_\_\_ Daytime Phone 713 622-1009  
 Property Owner's Name same Phone \_\_\_\_\_  
 Property Owner's Mailing Address same  
 City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_

**LOCATION OF PROPERTY**

Subdivision Waterview Estates Sec 14 Lot 6 Blk 3  
 Physical Address 19310 Stable Meadow Dr.

(PLEASE ATTACH SITE MAP)

**SITE USE**

Driveway Curb & Gutter Section   
 Culvert Only   
 Driveway - Open Ditch Section   
 Other

As of 9/1/2014, we will no longer mail out permits. Instead, we will email them.  
 Please complete:  
 Name: Stephen Ray  
 Email address: info@devonstreethomes.com

**DRIVEWAY REQUIREMENTS**

Length 20' minimum and 40' maximum Number of drives 1  
 (See - Fort Bend County Procedures to be followed for Commercial Driveway, and Median Openings or Modifications)  
 Available on website [www.co-fort-bend.tx.us](http://www.co-fort-bend.tx.us)

Does project comply with Fort Bend County Lighting Regulation Yes ( ) No ( )  
 (See- Fort Bend County Outdoor Lighting Regulation on website [www.co.fort-bend.tx.us](http://www.co.fort-bend.tx.us))

- By signing and submitting this permit application, I am stating that I am the owner of this property and I am aware of and agree to abide by the Fort Bend County Regulations of Subdivisions and I am aware of Section 2, Item F in the Permits for the Construction of Driveways & Culverts on County Easements and Right of Ways in Fort Bend County, and am responsible to obtain all other required permits associated with the above mentioned property. Driveway and Pipe Permits shall provide that construction pursuant to the permit will be commenced within six months and be completed within nine months from the date of the permit and that fees collected for said permits shall not be refundable or transferable. I further understand the permit fee, in the form of CASH or PERSONAL CHECK or COMPANY CHECK or a CASHIERS CHECK or MONEY ORDER payable to FORT BEND COUNTY, must be attached.
- The undersigned applicant, agent or attorney hereby certifies to Commissioners' Court to be strictly bound to Commissioners' Court to construct the driveway and/or culvert in strict conformity with the plans, specifications, terms, provisions and conditions of the permit and any other written material incorporated by reference in this application.
- Other permits may be required for development. Please contact the Fort Bend County Road & Bridge Department for pipe sizing or the Fort Bend County Health Department for information on On-Site Sewage Facility permits prior to planning construction.
- Failure to possess or obtain required permits will result in legal action against the property owner as allowed by law.

Signature of Applicant, Agent or Attorney [Signature] Date 3/20/15  
 Printed Name Stephen Ray

\* CITY ORDINANCES  
 \*\* RESTRICTIVE COVENANTS  
 \*\*\* BUILDER GUIDELINES  
 UE = UTILITY EASEMENT  
 AE = AERIAL EASEMENT

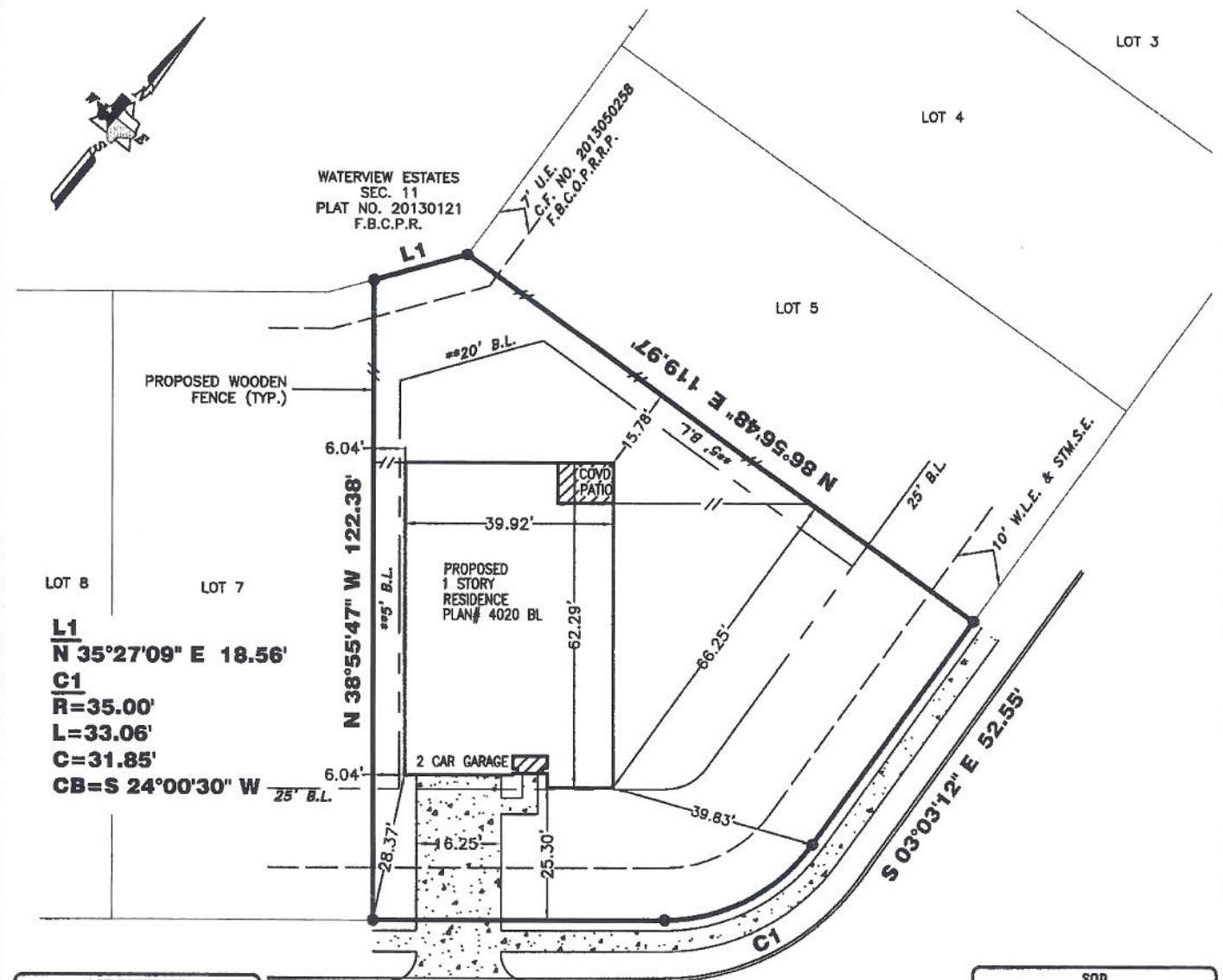
BL = BUILDING LINE  
 PL = PROPERTY LINE  
 IRON FENCE — I —  
 WOOD FENCE — // —  
 OVERHEAD UTILITIES — U —

**LEGEND**  
 BUILDING LINE ———  
 ESMT LINE - - - - -  
 AERIAL ESMT .....

SSE = SANITARY SEWER ESMT.  
 WLE = WATERLINE EASEMENT  
 ROW = RIGHT OF WAY

PUE = PUBLIC UTILITY ESMT.  
 PAE = PERMANENT ACCESS ESMT.  
 MUE = MUNICIPAL UTILITY ESMT.

SCALE 1"=30'  
 15' 15' 30'



**L1**  
**N 35°27'09" E 18.56'**  
**C1**  
**R=35.00'**  
**L=33.06'**  
**C=31.85'**  
**CB=S 24°00'30" W**

| LOT COVERAGE     |                    |
|------------------|--------------------|
| SLAB=            | 2335 SQ.FT.        |
| DRIVE=           | 450 SQ.FT.         |
| IN-TURN DRIVE=   | 204 SQ.FT.         |
| PUBLIC WALKS=    | 516 SQ.FT.         |
| PRIVATE WALKS=   | 35 SQ.FT.          |
| COVERED PATIO=   | 83 SQ.FT.          |
| <b>TOTAL=</b>    | <b>3623 SQ.FT.</b> |
| <b>LOT=</b>      | <b>9972 SQ.FT.</b> |
| <b>COVERAGE=</b> | <b>29 %</b>        |

| SOD                    |                     |
|------------------------|---------------------|
| FRONT YARD=            | 562 SQ.YD.          |
| REAR YARD=             | 224 SQ.YD.          |
| SOD IN ROW=            | 101 SQ.YD.          |
| <b>TOTAL SOD AREA=</b> | <b>887 SQ.YD.</b>   |
| FENCE                  |                     |
| <b>TOTAL FENCE=</b>    | <b>178 LIN. FT.</b> |

**PROPERTY INFORMATION**

LOT 6 BLOCK 3  
**SUBDIVISION:**  
 WATERVIEW ESTATES SEC. 14  
**RECORDING INFO:**  
 PLAT NO. 20140205, PLAT RECORDS,  
 FORT BEND COUNTY, TEXAS

**PLAN INFORMATION**

PLAN NUMBER 4020 B L  
**PLAN OPTIONS:**  
 -COVERED PATIO

**FLOOD INFORMATION**

F.I.R.M. NO: 48157C PANEL: 0140L  
 REVISED DATE: 04-02-14 ZONE: "X"

FLOOD INFORMATION PROVIDED HEREON IS BASED ON SCALING THE LOCATION OF THE SUBJECT TRACT ON THE FLOOD INSURANCE RATE MAPS. THE INFORMATION SHOULD BE USED TO DETERMINE FLOOD INSURANCE RATES ONLY AND IS NOT INTENDED TO IDENTIFY SPECIFIC FLOODING CONDITIONS. WE ARE NOT RESPONSIBLE FOR THE F.I.R.M.'S ACCURACY.

**NOTES:**

ALL EASEMENTS AND BUILDING LINES SHOWN ARE PER THE RECORDED PLAT UNLESS OTHERWISE NOTED.  
 NOTE: PROPERTY SUBJECT TO RECORDED RESTRICTIONS, REGULATIONS, & ORDINANCES, IF ANY.  
 RESTRICTIVE COVENANTS AND EASEMENTS AS DEFINED PER PLAT NO. 20140205, P.R.F.B.C.TX., F.B.C. FILE NOS. 2004051859, 2004133762, 2007048797, 2008000939, 2008045109, 2008055622, 2008077561, 2008055825  
 CITY OF HOUSTON ORDINANCE 85-1876 PER H.C.C.F.#N-253886 AND CITY OF HOUSTON ORDINANCE 86-1312 PER H.C.C.F.#M-337573 AND AMENDED BY CITY OF HOUSTON ORDINANCE 1999-262.

(#) THE TOP OF ALL FLOOR SLABS SHALL BE MINIMUM OF 94.79. THE TOP OF SLAB ELEVATION AT ANY POINT ON THE PERIMETER OF THE SLAB SHALL NOT BE LESS THAN 18" INCHES ABOVE NATURAL GROUND. #10A  
 THIS PLOT PLAN DOES NOT ADDRESS ANY EAVES, GUTTERS OR OTHER OVERHANGING STRUCTURE FEATURES, WHICH MAY PROTRUDE OVER BOUNDARY, EASEMENT AND/OR BUILDING LINES, UNLESS OTHERWISE SHOWN HEREON

**DRAWING INFORMATION**

ADDRESS: 19310 STABLE MEADOW DRIVE  
 TT JOB NO: DS1061-15  
 CLIENT JOB NO: N/A  
 DRAWN BY: MB  
 BEARING BASE: REFERRED TO PLAT NORTH  
 DATE: 03/18/15

**REVISIONS**

| NO. | DATE | REASON | BY |
|-----|------|--------|----|
|     |      |        |    |
|     |      |        |    |

ALL BUILDING LINES, RECORDED EASEMENTS, UNRECORDED EASEMENTS, BUILDING RESTRICTIONS (DEED RESTRICTIONS, ETC.) AND ZONING ORDINANCES (INCLUDING CITY OF HOUSTON), IF ANY, THAT AFFECT SUBJECT PROPERTY SHOULD BE VERIFIED.

OWNER/BUILDER MUST VERIFY MINIMUM PROPOSED FINISHED FLOOR REQUIREMENTS OF F.E.M.A. AND/OR LOCAL GOVERNMENT AUTHORITIES, INCLUDING APPLICABLE BENCHMARK DATUM AND ADJUSTMENT, PRIOR TO PLANNING AND/OR CONSTRUCTION.

THIS PLOT PLAN WAS PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT AT THE REQUEST OF DEVON STREET HOMES AND MAY NOT SHOW ALL ENCUMBRANCES OF RECORD. THE BUILDER MUST VERIFY ALL BUILDING LINES, EASEMENTS, RESTRICTIONS AND ORDINANCES, IF ANY, THAT MAY AFFECT SUBJECT PROPERTY PRIOR TO STARTING CONSTRUCTION. THIS PLOT PLAN DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. SURVEYOR RECOMMENDED A CURRENT TITLE REPORT SHOULD HAVE BEEN OBTAINED.



**PLOT PLAN**  
THIS IS NOT A BOUNDARY SURVEY

**TRI-TECH SURVEYING COMPANY, L.P.**  
 FIRM REG. NUMBER 10115900  
 WWW.SURVEYINGCOMPANY.COM  
 10401 Westoffice Drive Phone: (713) 667-0800  
 Houston Texas, 77042 Fax: (713) 667-4610

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Stephen Ray  
 Signature of Applicant, Agent or Attorney

3/20/15  
 Date

Stephen Ray  
 Printed Name

