

REVIEW BY FORT BEND COUNTY COMMISSIONERS COURT

On this 15th day of December, 2015, Commissioners Court came on to be heard and reviewed the accompanying notice of Devon Street Homes

Job Location 622 Orlandis Lane, Richmond, TX 77469

Date 11/30/2015 Bond No. LL12093500, Permit No. 2015-4410 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 the 3rd 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 Statutes. Upon Motion of Commissioner _____, seconded by Commissioner _____, duly put and carried, it is ORDERED, ADJUDGED 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: Rich J Stangle, PE, PTOE
County Engineer

Presented to Commissioners Court and approved.
Recorded in Volume _____

By: N/A
Drainage District Engineer/Manager

Minutes of Commissioners Court

Clerk of Commissioners Court

By: _____
Deputy

***CITY ORDINANCES**
****RESTRICTIVE COVENANTS**
*****BUILDER GUIDELINES**

BL = BUILDING LINE
 PL = PROPERTY LINE

IRON FENCE ---I---
 WOOD FENCE ---//---
 OVERHEAD UTILITIES ---U---

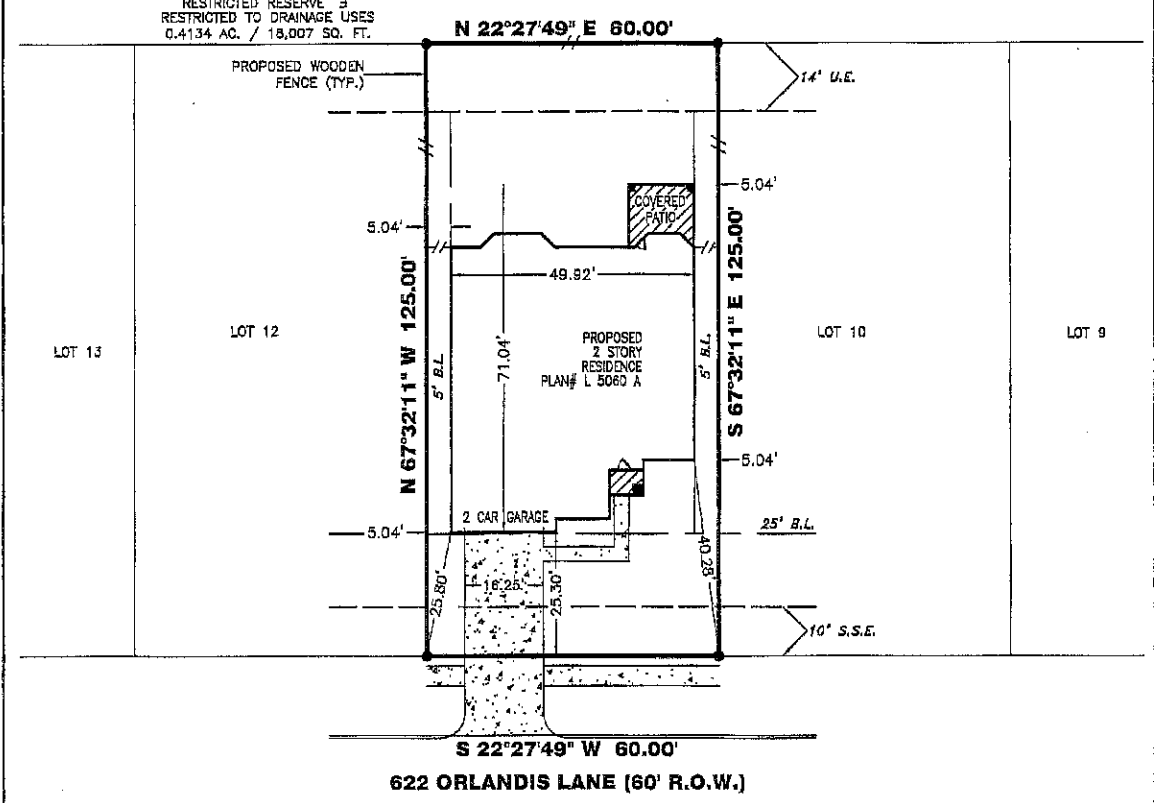
BUILDING LINE _____
 ESMT LINE _____
 AERIAL ESMT _____

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'

WESLEY D. SOPCHAK AND
 DEBBIE S. SOPCHAK
 VOL. 785, PG. 80
 F.B.C.D.R.



LOT COVERAGE	
SLAB=	2734 SQ.FT.
DRIVE=	411 SQ.FT.
IN-TURN DRIVE=	204 SQ.FT.
PUBLIC WALKS=	175 SQ.FT.
PRIVATE WALKS=	84 SQ.FT.
COVERED PATIO=	148 SQ.FT.
TOTAL=	3754 SQ.FT.
LOT=	7500 SQ.FT.
COVERAGE=	45 %

SOD	
FRONT YARD=	205 SQ.YD.
REAR YARD=	253 SQ.YD.
SOD IN ROW=	58 SQ.YD.
TOTAL SOD AREA=	516 SQ.YD.
FENCE	
TOTAL FENCE=	153 LIN. FT.

PROPERTY INFORMATION

LOT 11 BLOCK 1

SUBDIVISION:
 RIVERS MIST SECTION TWO

RECORDING INFO:
 PLAT NO. 20150013, PLAT RECORDS,
 FORT BEND COUNTY, TEXAS

PLAN INFORMATION

PLAN NUMBER L 5060 A

PLAN OPTIONS:
 -COVERED PATIO
 -MEDIA ROOM

FLOOD INFORMATION

F.I.R.M. NO: 48157C PANEL: 0265L
 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.

SUBJECT TO A DRAINAGE EASEMENT 20' ON EACH SIDE OF THE CENTERLINE OF ALL NATURAL DRAINAGE COURSES IN THE ADDITION AS SHOWN ON RECORDED PLAT OF SAID ADDITION.

RESTRICTIVE COVENANTS AND EASEMENTS AS DEFINED PER PLAT NO. 20150013, P.L.F.B.O.T.K., F.B.C. FILE NOS. 2009399777, 200618274, 200528876, 2015032322.

THE MINIMUM SLAB ELEVATION SHALL BE 0.50' ABOVE MEAN SEA LEVEL OR AT LEAST 18" ABOVE NATURAL GRADE AT CENTER OF LOT OR 12" ABOVE TOP OF CURB, WHICHEVER IS HIGHER PER RECORDED PLAT NOTE #3.

THIS PLAT PLAN DOES NOT ADDRESS ANY DAVIS, GUTTERS OR OTHER OVERHANGING STRUCTURE FEATURES, UNLESS OTHERWISE SHOWN HEREON.

THE SURVEY COMPANY IS NOT RESPONSIBLE OR LIABLE FOR ANY CONSTRUCTION COST OR REQUIREMENT TO SLIDER FOR ADDITIONAL IMPROVEMENTS SHOWN OR NOT SHOWN ON SAID PLAT PLAN. THE MAIN PURPOSE OF A PLAT PLAN IS TO SHOW PLACEMENT OF THE DWELLING ON THE SUBJECT PROPERTY TO AVOID ENCUMBRANCES. BUILDER SHOULD VERIFY ALL QUANTITIES AND PLACEMENT OF ALL IMPROVEMENTS.

DRAWING INFORMATION

ADDRESS: 622 ORLANDIS LANE

TT JOB NO: DS1205-15

CLIENT JOB NO: N/A

DRAWN BY: SR

BEARING BASE: REFERRED TO PLAT NORTH

DATE: 11-24-15

REVISIONS

NO.	DATE	REASON	BY

ALL BUILDING LINES, RECORDED EASEMENTS, UNRECORDED EASEMENTS, BUILDING RESTRICTIONS (DEED RESTRICTIONS, ETC.) AND ZONING ORDINANCES (INCLUDING CITY OF ROSENBERG), 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.

DEVON STREET HOMES

PLOT PLAN
 THIS IS NOT A BOUNDARY SURVEY

TRI-TECH SURVEYING COMPANY, L.P.

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 Houston Texas, 77042 Fax: (713) 667-4610
 FIRM REG. NUMBER 10115900

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