

REVIEW BY FORT BEND COUNTY COMMISSIONERS COURT

On this 10th day of May, 2016, Commissioners Court came on to be heard and reviewed the accompanying notice of Devon Street Homes

Job Location 3626 Bailey Meadow Trail, Richmond, TX 77406

Date 4/28/2016 Bond No. LL12093500, Permit No. 2016-6856 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 inspectionMail 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: C. Mark O. [Signature]
for County Engineer

Presented to Commissioners Court and approved.
Recorded in Volume _____

By: N/A

Minutes of Commissioners Court

Drainage District Engineer/Manager

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. 2016-6856

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.

<u>X</u>	(1) Complete Application Form:
<u>X</u>	a. Name of road, street, and/or drainage ditch affected.
<u>X</u>	b. Vicinity map showing course of directions
<u>X</u>	c. Plans and specifications
<u>X</u>	(2) Bond:
	District Attorney, approval when applicable.
<u>X</u>	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.

 CFM

Johnny Ortega CFM/Permit Administrator



Date

★ CITY ORDINANCES
 *** RESTRICTIVE COVENANTS
 *** BUILDER GUIDELINES
 () RECORD INFORMATION

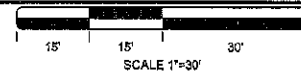
I.R. = IRON ROD
 I.P. = IRON PIPE
 P.L. = PROPERTY LINE
 U.E. = UTILITY EASEMENT

FND. = FOUND
 FNC. = FENCE
 P.U.E. = PUBLIC UTILITY ESMT.
 P.A.E. = PERMANENT ACCESS ESMT.

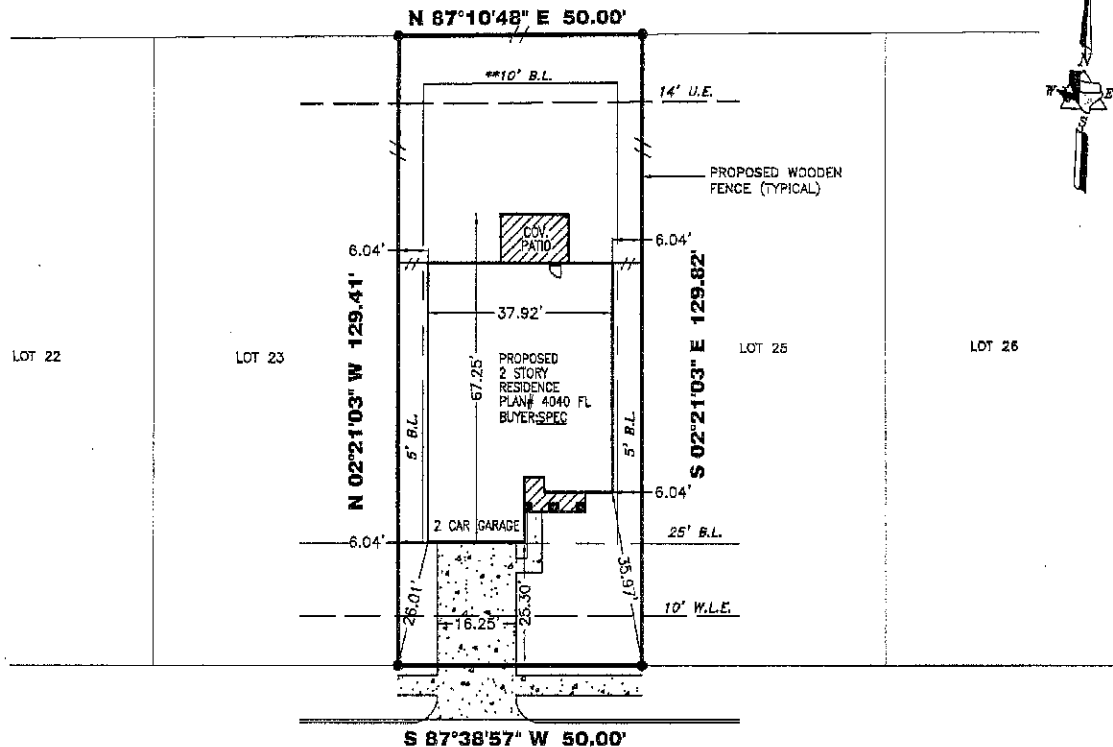
LEGEND

M.U.E. = MUNICIPAL UTILITY ESMT.
 S.S.E. = SANITARY SEWER ESMT.
 W.L.E. = WATERLINE EASEMENT
 R.O.W. = RIGHT-OF-WAY

WOOD FENCE
 IRON FENCE
 BUILDING LINE (B.L.)
 EASEMENT LINE
 AERIAL EASEMENT (A.E.)



VENTANNA DEVELOPMENT MCCRARY, LTD.
 188.344 ACRES
 F.N. 2014121207
 F.B.C.O.P.R.



3626 BAILEY MEADOW TRAIL (50' R.O.W.)

LOT COVERAGE	
SLAB=	2038 SQ.FT.
DRIVE=	411 SQ.FT.
IN-TURN DRIVE=	204 SQ.FT.
PUBLIC WALKS=	135 SQ.FT.
PRIVATE WALKS=	45 SQ.FT.
COVERED PATIO=	140 SQ.FT.
TOTAL=	2873 SQ.FT.
LOT=	6481 SQ.FT.
COVERAGE=	41 %

SOD	
FRONT YARD=	182 SQ.YD.
REAR YARD=	246 SQ.YD.
SOD IN ROW=	25 SQ.YD.
TOTAL SOD AREA=	453 SQ.YD.
FENCE	
TOTAL FENCE=	156 LIN. FT.

PROPERTY INFORMATION

LOT 24 BLOCK 1

SUBDIVISION:
 MCCRARY MEADOWS SEC 1

RECORDING INFO:
 PLAT NO. 20150182, PLAT RECORDS,
 FORT BEND COUNTY, TEXAS

PLAN INFORMATION

PLAN NUMBER 4040 FL

PLAN OPTIONS:

- BRICK BACK OF 1st STORY
- COVERED PATIO #2

FLOOD INFORMATION

F.I.R.M. NO: 48157C PANEL: 0120L
 REVISED DATE: 04-02-14 ZONE: "X-SHADED"

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. FLOOD INFORMATION IS SUBJECT TO LETTER OF MAP CHANGES.

NOTES:

ALL EASEMENTS AND BUILDING LINES SHOWN ARE PER THE RECORDED PLAT UNLESS OTHERWISE NOTED.

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. 20150182, P.L.F.S.C.T.N.; F.B.C. FILE NOS. 1.

C.O.H. ORDINANCE 85-1875 PER K.C.O.F. # N-35386F AND C.O.H. ORDINANCE 85-1912 PER K.C.O.F. # M-887679 AND AMENDED BY C.O.H. ORDINANCE 1088-292.

PROPERTY SUBJECT TO RECORDED RESTRICTIONS, REGULATIONS, & ORDINANCES IF ANY.

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

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.

THIS SURVEY 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.

THIS PLOT PLAN WAS PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT AT THE REQUEST OF DEVON STREET HOMES, L.P. 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 RECOMMENDS A CURRENT TITLE REPORT SHOULD HAVE BEEN OBTAINED.

(4) THE TOP OF ALL FLOOR SLABS SHALL BE A MINIMUM OF 8.00 FEET ABOVE MEAN SEA LEVEL. THE TOP OF SLAB ELEVATION AT ANY POINT ON THE PERIMETER OF THE SLAB SHALL NOT BE LESS THAN 16 INCHES ABOVE NATURAL GROUND, PER RECORDED PLAT NOTES.

A GROUND AND/OR AERIAL EASEMENT MAY EXIST ADJACENT TO ANY EXISTING UTILITY. OWNER AND BUILDERS SHOULD VERIFY WITH APPLICABLE UTILITY COMPANIES PRIOR TO PLANNING OR CONSTRUCTION.

THE SURVEY COMPANY IS NOT RESPONSIBLE OR LIABLE FOR ANY CONSTRUCTION COST OR REMBURSEMENT TO BUILDER FOR ADDITIONAL IMPROVEMENTS SHOWN OR NOT SHOWN ON SAID PLOT PLAN. THE MAIN PURPOSE OF A PLOT PLAN IS TO ESTABLISH PLACEMENT OF THE DWELLING ON THE SUBJECT PROPERTY TO AVOID ENCROACHMENTS. BUILDER SHOULD VERIFY ALL QUANTITIES AND PLACEMENT OF ALL IMPROVEMENTS.

DRAWING INFORMATION

ADDRESS: 3626 BAILEY MEADOW TRAIL
 TRI-TECH JOB NO: DS1279-16
 CLIENT JOB NO: N/A
 DRAWN BY: MC
 BEARING BASE: REFERRED TO PLAT NORTH
 FIELD DATE: 04-26-16

REVISIONS

NO.	DATE	REASON	BY
1	04-27-16	NEW ELEVATION	T. GRIF



PLOT PLAN
 THIS IS NOT A BOUNDARY SURVEY



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