


**REVIEW BY FORT BEND COUNTY COMMISSIONERS COURT**

On this 23rd day of August, 2016, Commissioners Court came on to be heard and reviewed the accompanying notice of **Devon Street Homes** Job Location 1115 Tydeman Court, Katy, TX 77494 Date 7/1/2008 Bond No. LLI2093500, Permit No. 2016-8891 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:   
County Engineer

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

Minutes of Commissioners Court

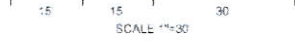
By: N/A  
Drainage District Engineer/Manager

Clerk of Commissioners Court

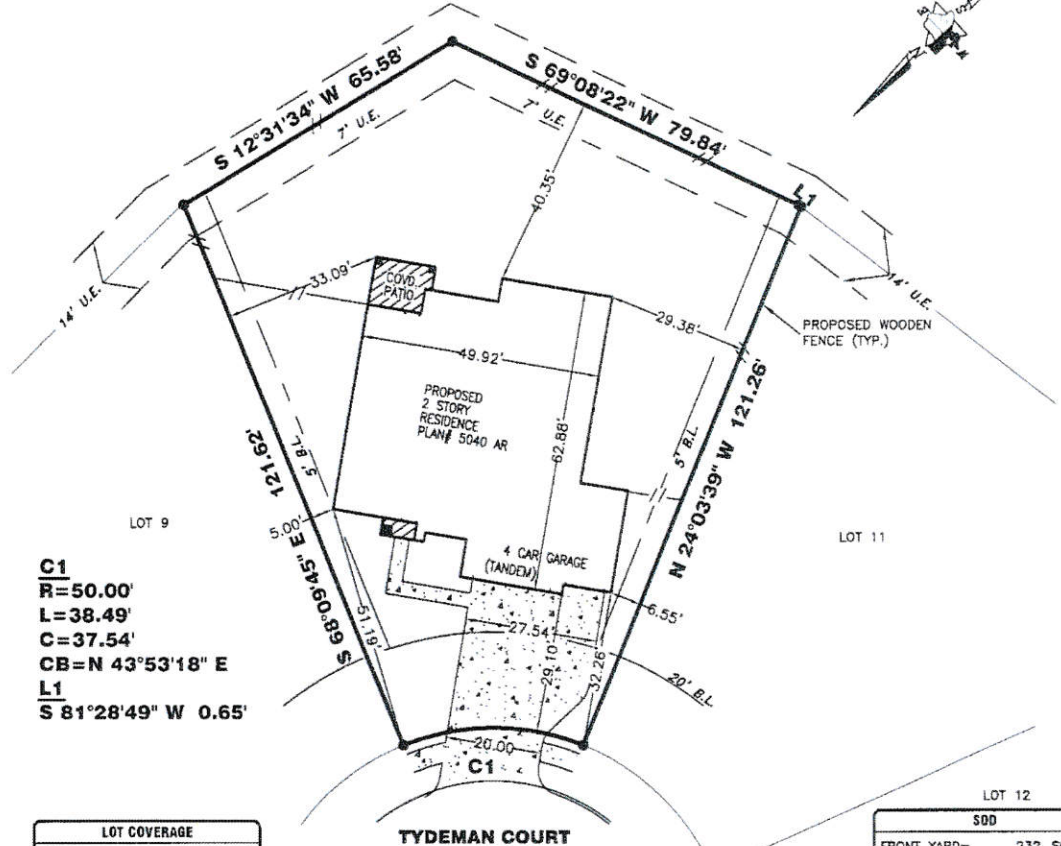
By: \_\_\_\_\_  
Deputy



\*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  
 P.U.E. = PUBLIC UTILITY ESMT  
 PAE = PERMANENT ACCESS ESMT  
 M.U.E. = MUNICIPAL UTILITY ESMT



THOMAS CRESAP SURVEY  
 ABSTRACT 369  
 JESSE BURDITT SURVEY  
 ABSTRACT 383



**C1**  
**R=50.00'**  
**L=38.49'**  
**C=37.54'**  
**CB=N 43°53'18" E**  
**L1**  
**S 81°28'49" W 0.65'**

LOT COVERAGE	
SLAB=	2944 SQ.FT.
DRIVE=	805 SQ.FT.
IN-TURN DRIVE=	229 SQ.FT.
PUBLIC WALKS=	60 SQ.FT.
PRIVATE WALKS=	79 SQ.FT.
COVERED PATIO=	119 SQ.FT.
<b>TOTAL=</b>	<b>4236 SQ.FT.</b>
<b>LOT=</b>	<b>11477 SQ.FT.</b>
<b>COVERAGE=</b>	<b>34 %</b>

SOD	
FRONT YARD=	232 SQ.YD.
REAR YARD=	605 SQ.YD.
SOD IN ROW=	10 SQ.YD.
<b>TOTAL SOD AREA=</b>	<b>847 SQ.YD.</b>
FENCE	
<b>TOTAL FENCE=</b>	<b>273 LIN. FT.</b>

THE SURVEY COMPANY IS NOT RESPONSIBLE OR LIABLE FOR ANY CONSTRUCTION COST OR REIMBURSEMENT 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 BUILDING ON THE SUBJECT PROPERTY TO AVOID ENCROACHMENTS. BUILDER SHOULD VERIFY ALL QUANTITIES AND PLACEMENT OF ALL IMPROVEMENTS.

**PROPERTY INFORMATION**  
 LOT 10 BLOCK 3  
**SUBDIVISION:**  
 TRAILS OF KATY SECTION 2  
**RECORDING INFO:**  
 PLAT NO. 20150228, PLAT RECORDS.  
 FORT BEND COUNTY, TEXAS

**PLAN INFORMATION**  
 PLAN NUMBER 5040 AR  
**PLAN OPTIONS:**  
 -3 CAR GARAGE  
 -STANDARD COVERED PATIO OPTION

**FLOOD INFORMATION**  
 F.I.R.M. NO: 48157C PANEL: 0040L  
 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.  
 RESTRICTIVE COVENANTS AND EASEMENTS AS DEFINED PER PLAT NO 201000000, P.R.F.E.C.T.A., F.B.C.C. FILE NOS.  
 C.O.H. ORDINANCE 85-1878 PER H.C.C.1 \* AND/OR AND C.O.H. ORDINANCE 89-1912 PER H.C.C.F.# AND/OR 2012 AND AMENDED BY C.O.H. ORDINANCE 200900000, PROPERTY SUBJECT TO REDDIBLE RESTRICTIONS, REGULATIONS, & ORDINANCES IF ANY.  
 OWNER/BUILDER MUST VERIFY MINIMUM PROPOSED FINISHED FLOOR REQUIREMENTS OF F.I.R.M. 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 APPLY TO SUBJECT PROPERTY SHOULD BE VERIFIED.  
 THIS SURVEY DOES NOT ADDRESS ANY LAWN, GUTTERS OR OTHER OVERHANGING STRUCTURE FEATURES WHICH MAY PROTRUDE OVER BOUNDARY, EASEMENT AND/OR BUILDING LINES UNLESS OTHERWISE SHOWN HEREON.  
 ALL BUILDING LINES, RECORDED EASEMENTS, UNRECORDED EASEMENTS, BUILDING RESTRICTIONS, DEED RESTRICTIONS, ETC. AND ZONING ORDINANCES INCLUDING CITY OF HOUSTON IF ANY, THAT APPLY TO SUBJECT PROPERTY SHOULD BE VERIFIED.  
 OWNER/BUILDER MUST VERIFY MINIMUM PROPOSED FINISHED FLOOR REQUIREMENTS OF F.I.R.M. 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. ONE MAY NOT SHOW ALL ENCUMBRANCES OF RECORD. THE BUYER MUST VERIFY ALL BUILDING LINES, EASEMENTS, RESTRICTIONS AND ORDINANCES IN ANY THAT MAY AFFECT SUBJECT PROPERTY PRIOR TO STARTING CONSTRUCTION. THIS PLOT PLAN DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. BUYER IS RECOMMENDED A CURRENT TITLE REPORT SHOULD HAVE BEEN OBTAINED.  
 A GROUND AND/OR AERIAL EASEMENT MAY EXIST ADJACENT TO ANY EXISTING UTILITY. OWNER AND BUILDER SHOULD VERIFY WITH APPLICABLE UTILITY COMPANIES PRIOR TO PLANNING OR CONSTRUCTION.

**DRAWING INFORMATION**  
 ADDRESS: 1115 TYDEMAN COURT  
 TT JOB NO: DS1258-16  
 CLIENT JOB NO: N/A  
 DRAWN BY: NS  
 BEARING BASE: REFERRED TO PLAT NORTH  
 DATE: 07-19-16

**REVISIONS**

NO.	DATE	REASON	BY

**DEVON STREET HOMES**  
**PLOT PLAN**  
 THIS IS NOT A BOUNDARY SURVEY  
**TRI-TECH SURVEYING COMPANY, L.P.**  
 FIRM REG. NUMBER 191-5900  
 WWW.SURVEYINGCOMPANY.COM  
 10401 Westoffice Drive Phone: (713) 667-0800  
 Houston Texas, 77042 Fax: (713) 667-4610  
© 2016 TRI-TECH SURVEYING COMPANY, L.P.



To whom it may concern,

For homes in Ft. Bend County, the lumber and steel material used to form driveways and sidewalks is delivered to each **home** site on the builder side of the property line.

When the concrete is being poured, the concrete labor crews will place orange cones around the concrete trucks to alert traffic as a safety precaution. Every effort will be made to avoid impeding normal traffic patterns.