

REVIEW BY FORT BEND COUNTY COMMISSIONERS COURT

On this 5th day of April, 2016, Commissioners Court came on to be heard and reviewed the accompanying notice of Devon Street Homes

Job Location 28215 Patriot River Lane, Katy, TX 77494

Date 3/15/2016 Bond No. LL12093500, Permit No. 2016-6091 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 Mejias, seconded by Commissioner Fattuan, 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: Charles C. Ayl
for County Engineer

Presented to Commissioners Court and approved.

Recorded in Volume
1-65-14 12K
Minutes of Commissioners Court

By: N/A
Drainage District Engineer/Manager

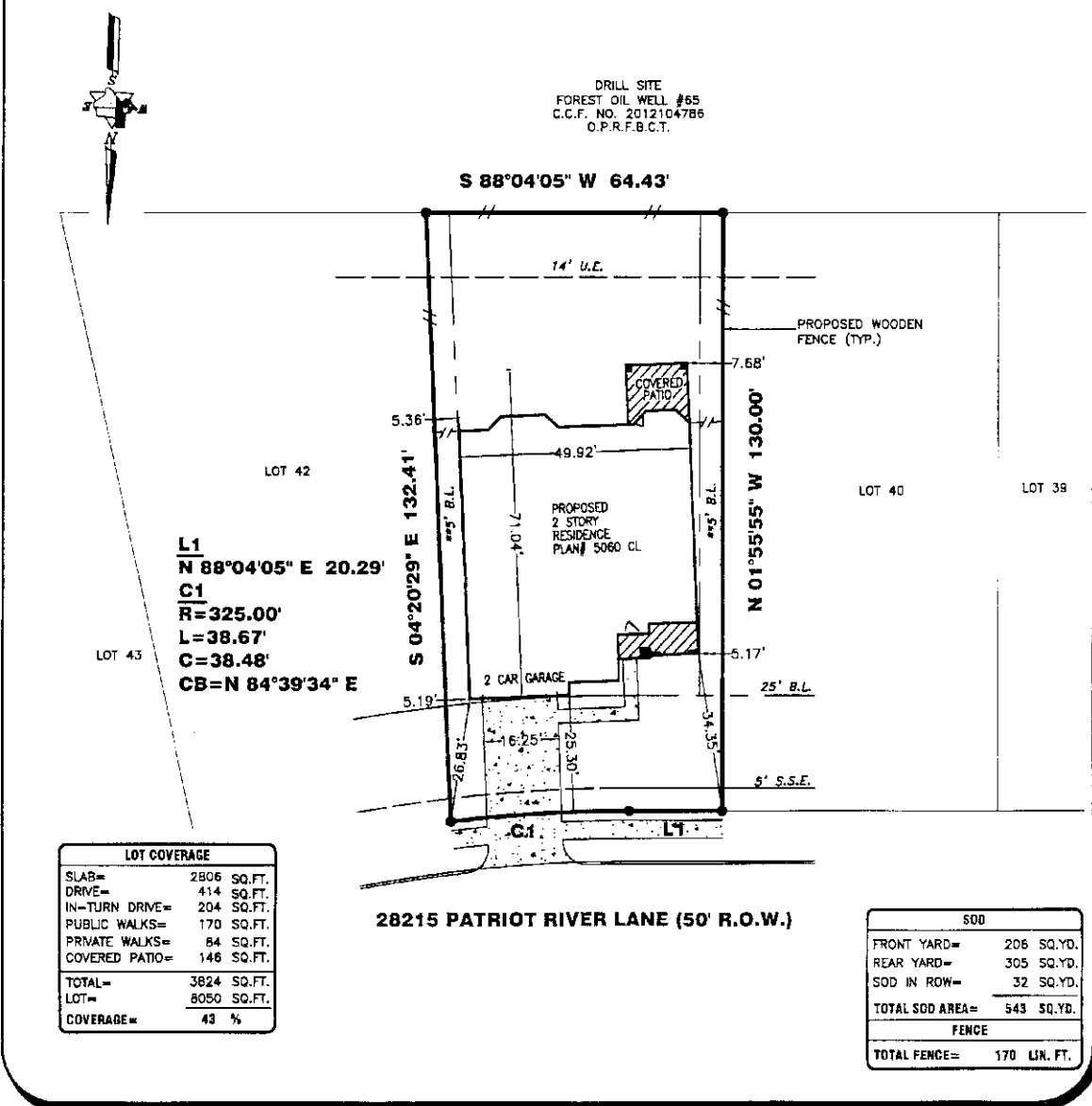
Clerk of Commissioners Court

By: Aurora Walker
Deputy

LEGEND

* CITY ORDINANCES
 ** RESTRICTIVE COVENANTS
 *** BUILDER GUIDELINES
 UE = UTILITY EASEMENT
 AE = AERIAL EASEMENT
 BL = BUILDING LINE
 PL = PROPERTY LINE
 IRON FENCE --- I ---
 WOOD FENCE --- W ---
 OVERHEAD UTILITIES --- U ---
 BUILDING LINE --- ---
 ESMT LINE --- ---
 AERIAL ESMT --- ---
 SSE = SANITARY SEWER ESMT
 WF = WATER MAIN FASMENT
 ROW = RIGHT OF WAY
 PJE = PUBLIC UTILITY ESMT
 PAE = PERMANENT ACCESS ESMT
 MUE = MUNICIPAL UTILITY ESMT

SCALE 1"=30'



PROPERTY INFORMATION

LOT 41 BLOCK 1

SUBDIVISION:
TRAILS OF KATY SEC 1

RECORDING INFO:
PLAT NO. 20140090, PLAT RECORDS,
FORT BEND COUNTY, TEXAS

PLAN INFORMATION

PLAN NUMBER 5060 CL

PLAN OPTIONS:
W/COVERED PATIO

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.

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

RESTRICTIVE COVENANTS AND EASEMENTS AS DEFINED PER PLAN NO. 20140090 P.L.P. B.C.F. # B.C. FILE NOS. 2014028213

C.C.F. ORDINANCE 88-1878 PER C.C.F. # N-250895 AND C.C.F. ORD. NANCE 88-1912 PER C.C.F. # M-337873 AND AMENDED C.C.F. ORD. NANCE 1998-263

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

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 PLAT PLAN. THE MAIN PURPOSE OF A PLAT PLAN IS TO ESTABLISH PLACEMENT OF THE DWELLING AND ON THE SUBJECT PROPERTY TO AVOID ENCROACHMENTS. BUILDER SHOULD VERIFY ALL QUANTITIES AND PLACEMENT OF ALL IMPROVEMENTS.

THIS SURVEY DOES NOT ADDRESS ANY FAULTS, SLTTERS OR OTHER OVER-HANGING STRUCTURAL 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 HOUSTON CITY ZONING ORDINANCES) THAT AFFECT SUBJECT PROPERTY SHOULD BE VERIFIED.

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

THE MINIMUM SLAB ELEVATION FOR BLOTT LOTS 1-44 AND BLOCK 6 LOTS 1-2 IS 34.13 FEET ABOVE MEAN SEA LEVEL.

THIS PLOT PLAN WAS PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT AT THE REQUEST OF THE HOME BUYER. HOME BUYER MUST VERIFY ALL BUILDING LINES, EASEMENTS, RESTRICTIONS AND ORDINANCES, IF ANY, THAT MAY AFFECT SUBJECT PROPERTY PRIOR TO ANY CONSTRUCTION. THIS PLOT PLAN DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. SURVEYOR RECOMMENDS 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: 28215 PATRIOT RIVER LANE

TT JOB NO: DS1257-16

CLIENT JOB NO: N/A

DRAWN BY: NG

BEARING BASE: REFERRED TO PLAT NORTH

DATE: 03-09-16

REVISIONS

NO.	DATE	REASON	BY

DEVON STREET HOMES

PLOT PLAN
THIS IS NOT A BOUNDARY SURVEY

TRI-TECH SURVEYING COMPANY, L.P.
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WWW.SURVEYINGCOMPANY.COM
10401 Westoffice Drive Phone: (713) 667-0800
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