



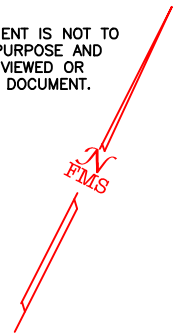
THIS LOT LIES WITHIN ZONE X AS SCALED ON FIRM NUMBER 48157CO140L, EFFECTIVE APRIL 2, 2014. THIS INFORMATION IS FOR FLOOD INSURANCE PURPOSES ONLY AND IS NOT INTENDED TO IDENTIFY ANY SPECIFIC FLOOD HAZARDS THAT MAY OR MAY NOT EXIST.



0 30 60
SCALE: 1"=30'

57102-P2

PRELIMINARY, THIS DOCUMENT IS NOT TO BE RECORDED FOR ANY PURPOSE AND SHALL NOT BE USED OR VIEWED OR RELIED UPON AS A FINAL DOCUMENT.

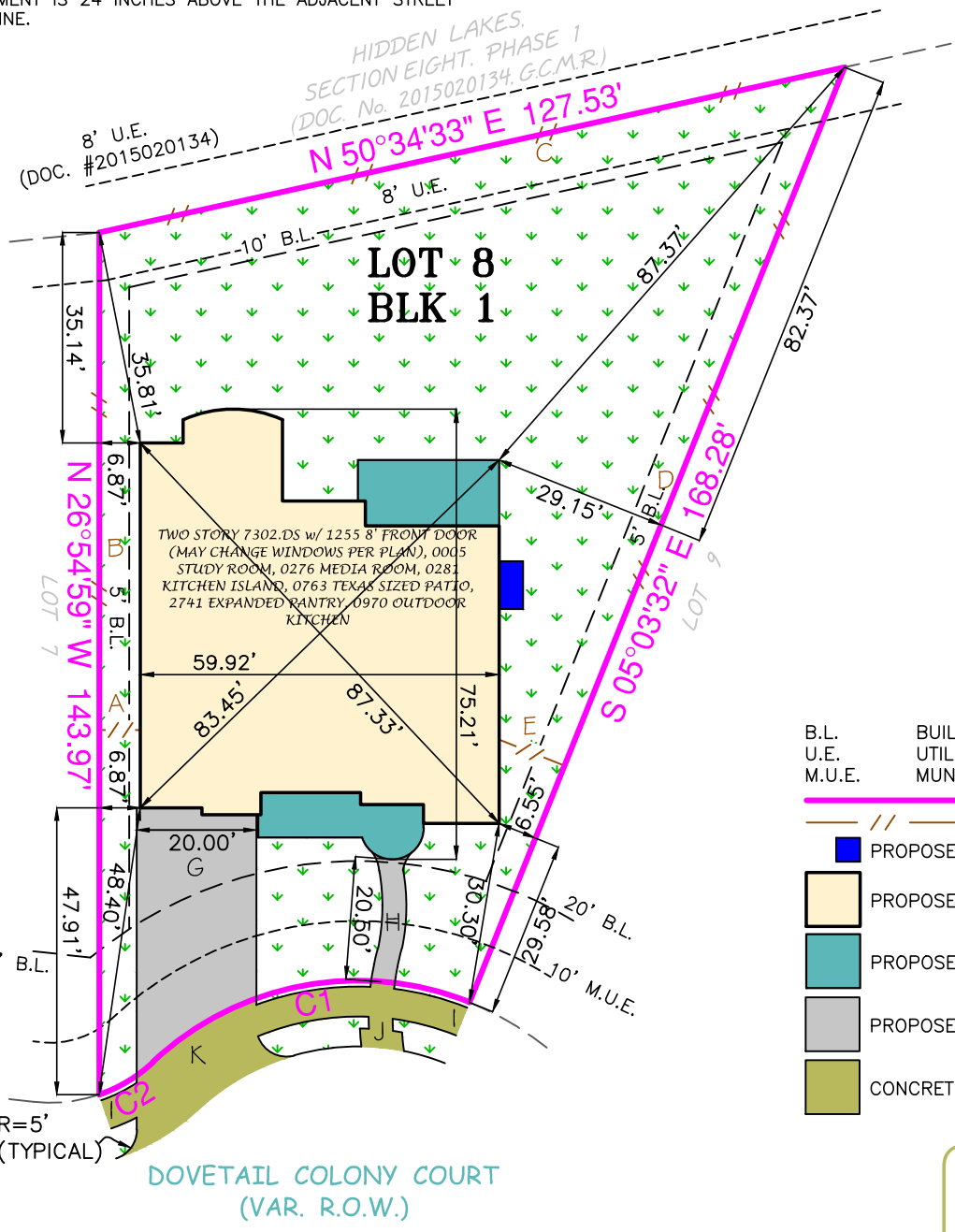


JOB # HZE815

PLOT PLAN
NOTES:

1. BUILDING LINES PER RECORDED PLAT AND HIDDEN LAKES SECTIONS 6, 7, & 8 INCLUDES SECTION 9 RESIDENTIAL DESIGN GUIDELINES.
2. DETACHED GARAGES HAVE A 8' OR 16' REAR BUILDING SETBACK WITH A 3' INTERNAL SIDE YARD BUILDING SETBACK. IN ALL CASES, THE MINIMUM REAR BUILDING LINE SHALL BE EQUIVALENT TO THE UTILITY EASEMENT DEPICTED ON THE RECORDED PLAT.
3. PER CITY ORDINANCE No. 50-61, 50-63(8), NEW CONSTRUCTION AND SUBSTANTIAL IMPROVEMENT OF ANY RESIDENTIAL STRUCTURE PERMITTED ON OR AFTER OCTOBER 1, 2018, SHALL HAVE THE LOWEST FLOOR (INCLUDING BASEMENT), ELEVATED A MINIMUM OF 24 INCHES ABOVE THE LARGER OF THE BASE FLOOD ELEVATION (BFE), THE CROWN OF THE NEAREST STREET OR THE HIGHEST GRADE ADJACENT TO THE BUILDING AND BE A MINIMUM OF THREE INCHES ABOVE THE NEAREST 500-YEAR PER A VOICEMAIL FROM LIZ WITH THE CITY OF LEAGUE CITY BUILDING DEPARTMENT ON 02-05-2019, THE MINIMUM FINISHED FLOOR ELEVATION REQUIREMENT IS 24 INCHES ABOVE THE ADJACENT STREET CENTERLINE.

| CURVE | RADIUS | ARC | DELTA | CHORD | BEARING |
|-------|--------|--------|-----------|--------|---------------|
| C1 | 50.00' | 56.80' | 65°05'17" | 53.79' | S 52°23'41" W |
| C2 | 25.00' | 10.58' | 24°14'55" | 10.50' | S 31°58'30" W |



| LINEAR FOOTAGE OF FENCE | |
|-------------------------|--------------|
| A | 6.9 |
| B | 83.1 |
| C | 127.5 |
| D | 125.7 |
| E | 11.8 |
| F | - |
| TOTAL | 355.0 |

| SQ. FT. OF FLATWORK ONSITE | |
|----------------------------|------------|
| G | 737 |
| H | 84 |
| TOTAL | 821 |

| SQ. FT. OF FLATWORK OFFSITE | |
|-----------------------------|------------|
| I | 184 |
| J | 53 |
| K | 279 |
| TOTAL | 516 |

| SQ. FT. OF SOD | |
|----------------|-------------|
| FRONT | 1468 |
| BACK | 6869 |
| OFFSITE | 182 |
| TOTAL | 8519 |

- B.L. BUILDING LINE.
- U.E. UTILITY EASEMENT.
- M.U.E. MUNICIPAL UTILITY EASEMENT.
- SUBJECT BOUNDARY LINE.
- PROPOSED FENCE.
- PROPOSED A/C PAD.
- PROPOSED HOUSE.
- PROPOSED COVERED CONCRETE SLAB.
- PROPOSED CONCRETE (NOT COVERED).
- CONCRETE OUTSIDE OF SUBJECT BOUNDARY.

| LOT COVERAGE | |
|-------------------|----------------------|
| HOUSE | 3288 SQ. FT. |
| WALK/DRIVE/AC PAD | 853 SQ. FT. |
| ENTRY | 211 SQ. FT. |
| COV PATIO | 254 SQ. FT. |
| TOTAL= | 4606 SQ. FT. |
| LOT= | 12929 SQ. FT. |
| COVERAGE= | 36 % |

- NOTES:
1. PROPERTY SUBJECT TO RECORDED RESTRICTIONS, REGULATIONS, & ORDINANCES IF ANY
 2. SUBJECT TO VISIBLE AND APPARENT EASEMENTS NOT OF RECORD OVER, UNDER AND ACROSS THE PROPERTY HEREIN DESCRIBED.
 3. WE DO HEREBY STATE THAT THIS DRAWING OR PLAN REPRESENTS A PROPOSED RESIDENCE ON THE LOT & BLOCK SHOWN HEREON PER M.H.I.'S REQUEST AND PER THEIR ARCHITECT'S PLANS.
 4. ALL BUILDING LINES, EASEMENTS, BUILDING RESTRICTION (DEED RESTRICTION, ETC.) AND ZONING ORDINANCES, IF ANY, THAT MAY AFFECT SUBJECT PROPERTY SHOULD BE VERIFIED BY BUILDER BEFORE COMMENCING CONSTRUCTION.
 5. ANY AND ALL HOUSE DIMENSIONS, HOUSE LOCATIONS, BOUNDARY AND UTILITY LOCATIONS SHOULD BE FIELD VERIFIED BY THE APPLICABLE CONTRACTOR BEFORE ANY AND ALL CONSTRUCTION MAY COMMENCE.

BUILDER MUST VERIFY MINIMUM REQUIREMENTS OF PROPOSED FINISHED FLOOR ELEVATIONS FOR APPLICABLE F.I.R.M. ZONE SHOWN HEREON INCLUDING APPLICABLE BENCHMARK DATUM AND ADJUSTMENTS WITH LOCAL GOVERNING AGENCY PRIOR TO STARTING CONSTRUCTION.

THE SURVEYOR HAS NOT ABSTRACTED THIS PROPERTY AND HAS RELIED ON THE TITLE COMMITMENT WITH THE GF NUMBER SHOWN HEREON, PREPARED BY THE TITLE COMPANY REFERENCED HEREON.

REV : APRIL 2, 2019 (P2)
 REV : SEPTEMBER 4, 2018 (TC)
 DATE : AUGUST 28, 2018

G.F. # : 274743

LOT 8, BLOCK 1, OF HIDDEN LAKES SECTION EIGHT (8), PHASE TWO (2)
 MAP RECORDED IN FILE No. 2017043006 OF THE MAP RECORDS,
GALVESTON COUNTY, TEXAS.

ADDRESS : 3217 DOVETAIL COLONY COURT

TO : MHI (EXCLUSIVELY)