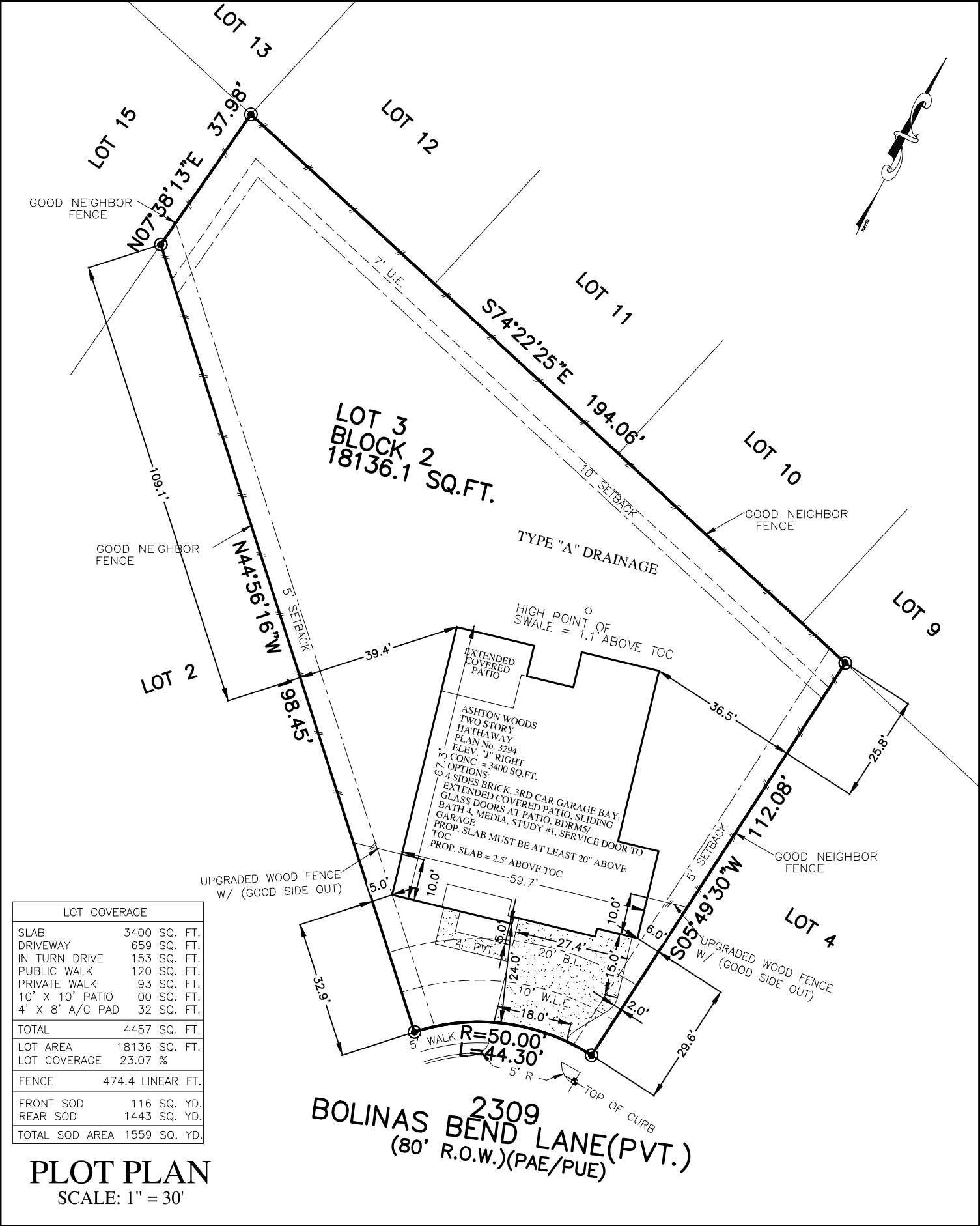




FLATWORK	B.L. BUILDING LINE	T.O.F. TOP OF FORM	U.V.E. UNOBSTRUCTED VISIBILITY EASEMENT	⊗ MANHOLE
PROPERTY LINE	F.L. FRONT LOAD	U.E. UTILITY EASEMENT	M.A.C.C.E. MAINTENANCE & ACCESS EASEMENT	⊗ GRATE DRAIN
BUILDING LINE	S.I. SWING IN	W.L.E. WATER LINE EASEMENT	ACC.E. ACCESS EASEMENT	⊗ PAD MOUNTED TRANSFORMER
EASEMENT	3C 3 CAR	STM.S.E. STORM SEWER EASEMENT	A.E. AERIAL EASEMENT	⊗ TELEPHONE PEDESTAL
WOODEN FENCE	G.B.L. GARAGE BUILDING LINE	S.S.E. SANITARY SEWER EASEMENT	D.E. DRAINAGE EASEMENT	⊗ GAS METER
WROUGHT IRON FENCE	(B.G.) BUILDER GUIDELINES	R.O.W. RIGHT-OF-WAY	E.E. ELECTRIC EASEMENT	⊗ CABLE PEDESTAL
CHAIN LINK FENCE	F.F. FINISHED FLOOR	P.A.E. PERMANENT ACCESS EASEMENT	○ WATER VALVE	⊗ WATER METER
OVERHEAD ELECTRIC	EXT. EXTENDED	P.U.E. PUBLIC UTILITY EASEMENT	○ FIRE HYDRANT	⊗ MANHOLE & INLET
	PROP. PROPOSED	P.V.T. PRIVATE	○ MONUMENT	⊗ INLET
	C.M. CONTROL MONUMENT	FND. FOUND	○ I.P. IRON PIPE	⊗ VAULT
			○ POWER POLE	



LOT COVERAGE	
SLAB	3400 SQ. FT.
DRIVEWAY	659 SQ. FT.
IN TURN DRIVE	153 SQ. FT.
PUBLIC WALK	120 SQ. FT.
PRIVATE WALK	93 SQ. FT.
10' X 10' PATIO	00 SQ. FT.
4' X 8' A/C PAD	32 SQ. FT.
TOTAL	4457 SQ. FT.
LOT AREA	18136 SQ. FT.
LOT COVERAGE	23.07 %
FENCE 474.4 LINEAR FT.	
FRONT SOD	116 SQ. YD.
REAR SOD	1443 SQ. YD.
TOTAL SOD AREA	1559 SQ. YD.

PLOT PLAN
SCALE: 1" = 30'

NOTES:
 1. ALL BEARINGS SHOWN HEREON ARE BASED ON THE RECORDED PLAT.
 2. SURVEYOR HAS NOT ABSTRACTED THE SUBJECT PROPERTY. ABSTRACTING BY TITLE COMPANY ONLY. ALL EASEMENTS, RESTRICTIONS AND OTHER MATTERS OF RECORD KNOWN TO SURVEYOR ARE SHOWN AND ARE BASED ON THE RECORDED PLAT AND/OR TITLE REPORT. ALLPOINTS LAND SURVEY, INC. IS NOT LIABLE FOR ANY DAMAGES DUE TO INFORMATION NOT PROVIDED TO SURVEYOR OR BUILDER PLACING ANY IMPROVEMENTS WITHIN A BUILDING LINE OR EASEMENT.
 3. FLATWORK AND FENCING ARE FOR ILLUSTRATION PURPOSES ONLY. REFER TO MUNICIPALITY, HOA, POA, BUILDER GUIDELINES, DEED RESTRICTIONS, DEVELOPMENT PLANS (WSD'S) OR LOCAL CODE FOR REQUIREMENTS. SPECIFIC INSTALLATION REQUIREMENTS TO BE VERIFIED BY BUILDER.
 4. MINIMUM FINISHED FLOOR REQUIREMENTS ESTABLISHED BY FEMA, LOCAL GOVERNMENT AUTHORITIES AND/OR DEVELOPMENT PLANS (INCLUDING APPLICABLE BENCHMARKS/DATUMS AND ADJUSTMENTS) ARE SUBJECT TO CHANGE DURING CONSTRUCTION PROCESS AND SHOULD BE VERIFIED BY BUILDER BEFORE PROCEEDING WITH EACH PHASE OF CONSTRUCTION. PROPOSED FINISHED FLOOR HEIGHTS ABOVE TOP OF CURB ARE CALCULATIONS FOR DRAINAGE PURPOSES TO BE ADJUSTED BASED UPON ACTUAL LOT CONDITIONS AND DO NOT ESTABLISH A MINIMUM FINISHED FLOOR.

FOR: ASHTON WOODS HOMES	
ADDRESS: 2309 BOLINAS BEND LANE	
ALLPOINTS JOB#: AW364418	BY: CN
G.F.:	
JOB:	
FLOOD ZONE: X	
COMMUNITY PANEL: 48473C0375E	
EFFECTIVE DATE: 02/18/2009	
LOMR: 19-06-1115P	DATE: 4/27/2020
"THIS INFORMATION IS BASED ON GRAPHIC PLOTTING. WE DO NOT ASSUME RESPONSIBILITY FOR EXACT DETERMINATION"	

LOT 3, BLOCK 2,
 SUNTERRA, SECTION 23,
 FILE NO. 2207646, OFFICIAL PUBLIC RECORDS,
 WALLER COUNTY, TX

ISSUE DATE: 12/6/2023

ASHTON WOODS™

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