

SE CORNER  
SW 1/4 SEC 16  
T18N R30E  
NORTHING=70258.16  
EASTING=69328.28

NE CORNER  
SW 1/4 SEC 16  
T18N R30E  
NORTHING=70258.16  
EASTING=69328.28

SW CORNER  
SW 1/4 SEC 16  
T18N R30E  
NORTHING=70258.16  
EASTING=69328.28

2006-91  
SHEET 1 OF 2  
DATE: 11/14/06  
DRAWN BY: J. W. WILSON  
CHECKED BY: J. W. WILSON  
SCALE: AS SHOWN



NORTH

100 0 100

SW CORNER  
SW 1/4 SEC 16  
T18N R30E  
NORTHING=70258.16  
EASTING=69328.28

1380.70

SE CORNER  
SW 1/4 SEC 16  
T18N R30E  
NORTHING=70258.16  
EASTING=70258.16

## LEGEND

---	Existing Water Line	---	Existing Elevation
---	Existing Gas Line	---	Existing Water Meter
---	Existing South Western Bell	---	Proposed 2" Soil Pavers
---	Existing Overhead Electric	---	Proposed Water Line
---	Existing Sanitary Sewer	---	Found Iron Pipe
---	Southwestern Bell Pedestal	---	Set Iron Pipe
---	Existing Gate Valve	---	Proposed Street Light (8000 Lumens unless otherwise noted)
---	Existing Fire Hydrant	---	Handicap Pump Curb Cut
---	Existing Down Spig	---	Proposed gate valve
---	Existing Gas Meter	---	Proposed Fire Hydrant
---	Existing Road Sign	---	Proposed Tipping Valve Street
---	Existing Power Pole	---	Proposed Drop Line
---	Existing Service Pole		

ENGINE: JENNIFER A. LI  
TITLE: 25 FEET  
SCALE: 1" = 20 FEET

## ABBREVIATIONS

EE	Existing
FR	FRONT YARD
FF	FRONT FLOOR
FL	FLOOR
AR	ARCHWAY
BS	BACK OF SIDE WALK
SP	Storm Drain
SP	Storm Pipe
SP	SPACES
SE	SEWER EASEMENT
DR	DRAINAGE EASEMENT
TOP	TOP OF SOIL
BT	BACK OF CURB
TY	TYPICAL
UE	UTILITY EASEMENT
TR	TRAILING SERVICE
DR	DRAINAGE EASEMENT
EE	EXISTING ELECTRIC

Detective Comments  
Dec. 4 2006 - 11/17

## NOTES

1. THIS PROPERTY IS NOT IN A 100 YEAR FLOOD ZONE & MAP DISCLOSED & DATED SEPTEMBER 18, 1981.
2. RECORDS WILL BE REQUIRED AS LOTS ARE DEVELOPED AND A MINIMUM OF 3' GREENSPACE SHALL BE MAINTAINED THE BACK OF CURB.
3. TOTAL LOTS: 67
4. MINIMUM LOTS AREA: 3000 SQUARE FEET.
5. ALL PAVS ARE 24" UNLESS NOTED OTHERWISE.
6. ALL STREETS ARE 30' W/4" UNLESS OTHERWISE NOTED.
7. ALL RESIDENTIAL LOTS ARE TO BE SINGLE FAMILY RES.
8. THERE ARE NO EASEMENTS IN THIS AREA.
9. TOTAL ACRES - 26.87
10. THIS PROPERTY IS CURRENTLY ZONED R-10.
11. MINIMUM FINISHED FLOORS ARE SHOWN FOR EACH LOT.
12. LOT 83 IS TO BE DESIGNATED TO THE CITY OF DUNSMITH.
13. LOT 83 IS TO BE DEPOSITED FOR THE S.T.E.P. SYSTEM.
14. LOT 83 IS TO BE DESIGNATED FOR SECTION PAVE & BE MAINTAINED BY PCA.
15. THERE ARE SIX EASEMENTS ON SIX EASEMENTS OTHER THAN WHICH AFFECT THIS FINAL PLAN.