

NOTES:

1. SIDEWALKS, DRIVEWAYS, AND TREES WILL BE INSTALLED, AS REQUIRED, AT THE TIME OF ISSUANCE OF BUILDING PERMITS IN ACCORDANCE WITH THE CITY OF LAREDO LAND DEVELOPMENT CODE.

2. ALL CURB CUTS SHALL COMPLY WITH THE TRANSPORTATION ELEMENT OF THE CITY OF LAREDO COMPREHENSIVE PLAN.

3. THE POINT OF BEGINNING FOR THIS SUBDIVISION IS A FOUND 1/2 INCH ROD SITUATED ON THE NORTHEAST CORNER OF SAN ISIDRO SOUTHWEST, PALM LAKE SUBDIVISION, PHASE 1.

N: 17106633.28

E: 658508.67

4. ALL LOTS ON BLOCK 2, BLOCK 4, AND BLOCK 11 SHALL NOT HAVE ACCESS TO HAVASU DR. ALL LOTS ON BLOCK 8, BLOCK 9, AND BLOCK 10 SHALL NOT HAVE ACCESS TO PALM LAKE DR. ALL LOTS ON BLOCK 3 SHALL NOT HAVE ACCESS TO FASKEN BLVD.

5. HOMEOWNER SHALL NOT CHANGE THE GRADES OR CONSTRUCT FLOW RESTRICTING FENCES, BUILDINGS, STRUCTURES OR OTHER IMPROVEMENTS IN SUCH MANNER THAT IMPEDES THE ESTABLISHED DRAINAGE FLOW. FENCE/WALL WHICH HAS THE POTENTIAL TO BLOCK DRAINAGE RUNOFF MUST BE CONSTRUCTED WITH ADEQUATE NUMBER AND SIZE OF OPENINGS TO PERMIT SURFACE WATER RUNOFF TO CONTINUE TO FLOW.

6. LOTS 1-8, BLOCK 2, LOTS 1-12, BLOCK 3, LOTS 2-3, BLOCK 7, AND LOTS 1-12, BLOCK 12 DRAIN TO THE BACK OF EACH RESPECTIVE LOT. ADEQUATE OPENINGS ON FENCES FOR THESE LOTS SHALL BE MADE TO ALLOW FOR RUNOFF TO LEAVE THE LOT.

7. LOTS 10-17, BLOCK 5 WILL RECEIVE THE RUNOFF FROM LOTS 1-9, BLOCK 5. LOTS 6-13, BLOCK 10 WILL RECEIVE THE RUNOFF FROM LOTS 14-20 AND 23-26, BLOCK 10. LOT 23, BLOCK 10 WILL RECEIVE THE RUNOFF FROM LOTS 20-22, BLOCK 10.

8. THIS DEVELOPMENT IS NOT LOCATED INSIDE THE FLOODPLAIN ACCORDING TO FEMA MAP.

9. WITH THE EXCEPTION OF BLOCK 1, NO MORE THAN ONE SINGLE-FAMILY DETACHED DWELLINGS SHALL BE LOCATED ON AN INDIVIDUAL LOT.

10. MINIMUM FINISHED FLOOR ELEVATION FOR LOT 3, BLOCK 3 SHALL BE 461.70.

MINIMUM FINISHED FLOOR ELEVATION FOR LOTS 8 AND 9, BLOCK 12 SHALL BE 454.53.