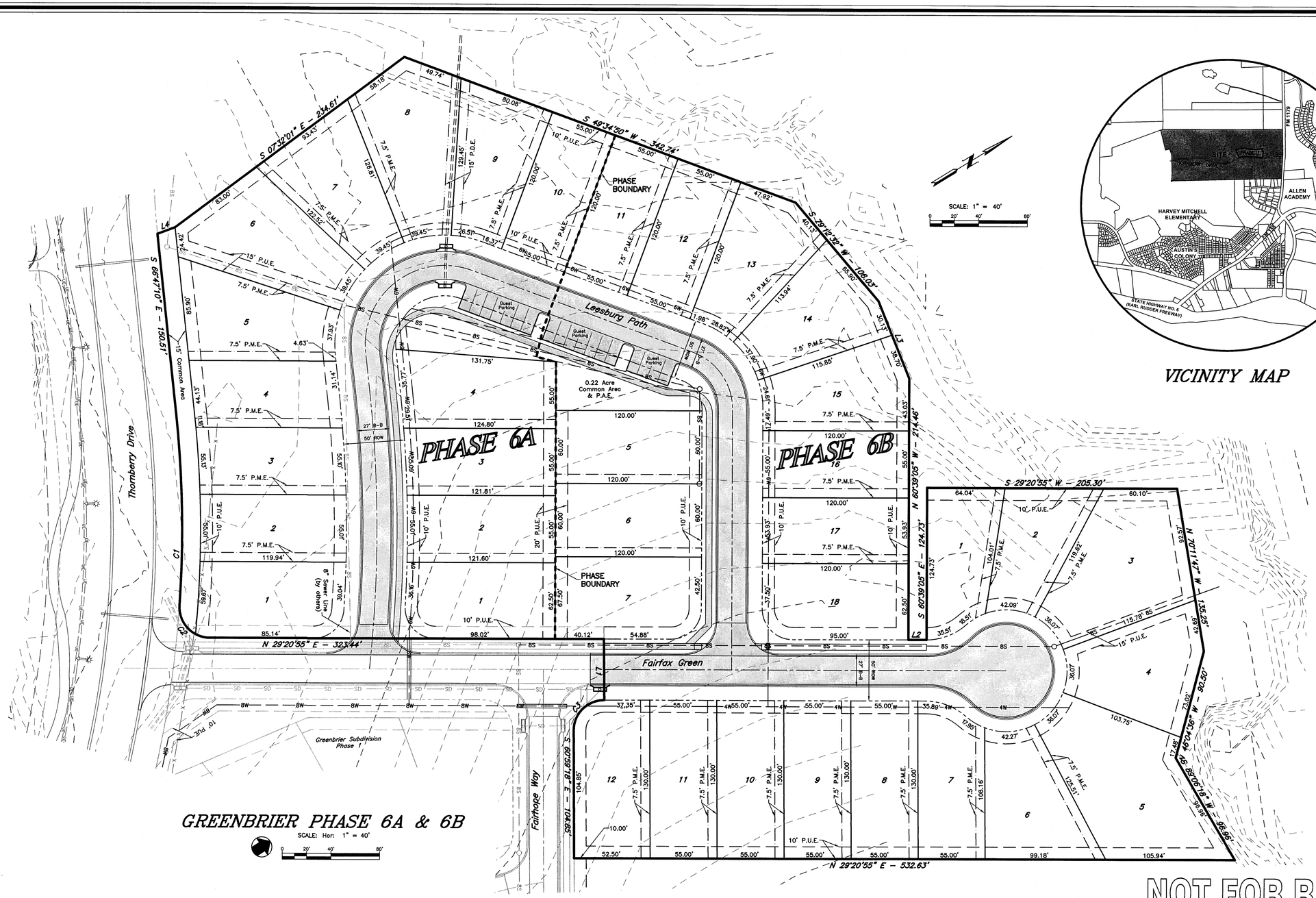

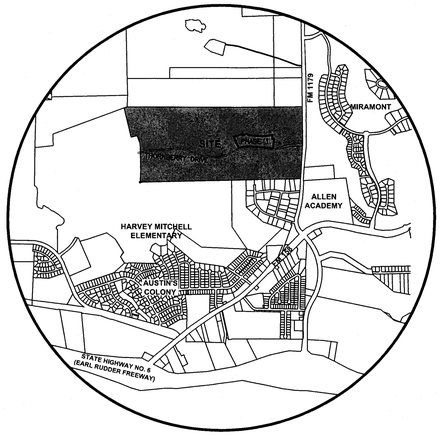

VICINITY MAP

GREENBRIER PHASE 6A & 6B

SCALE: Hor: 1" = 40'

0 20' 40' 80'

NOT FOR RECORD

Legend

- Existing Sewer Line w/ size
- Existing Water Line w/ size
- Existing Gas Line
- Proposed Water Line w/size
- Proposed Sewer Service w/size
- Proposed Sewer Line w/size
- Boundary Line
- Existing Easement Line
- Property Line
- Proposed Easement Line
- 100 yr. Floodplain
- Existing Contour Line
- Existing Sewer Manhole
- Existing Fire Hydrant
- Common Area

GENERAL NOTES:

1. ZONING: Planned Development – Mixed Use by Ordinance #1819, passed July 28, 2009 by the Bryan City Council.
2. Proposed Land Use: Single Family Residential (37 Lots)
3. Right-of-way acreage: 1.45 Ac.
4. According to the Flood Insurance Rate Maps for Brazos County, Texas and Incorporated Areas, Map Numbers 48041C0215 E effective 05/16/2012, no portion of this property is located in a 100-year flood hazard area.
5. Existing ground contours are based on a ground survey of the site.
6. Abbreviations:
   - P.U.E. – Public Utility Easement
   - P.D.E. – Public Drainage Easement
   - H.O.A. – Homeowner's Association
   - P.M.E. – Private Maintenance Easement
7. Common Areas and Landscape Easements shall be owned & maintained by Homeowner's Association.

PRELIMINARY PLAN

GREENBRIER, PHASE 6A & 6B

8.19 ACRES

OUT OF

JOHN AUSTIN SURVEY, A-2 & T.J. WOOTEN SURVEY, A-1
BRYAN, BRAZOS COUNTY, TEXAS
Lots , Block and Lots , Block
Submitted APRIL 2015
SCALE: 1" = 40'

Owner:
Homewood LLC
311 Cecilia Loop
College Station, TX 77845
979-229-7275

Surveyor:
McClure & Browne Engineering/Surveying, Inc.
1008 Woodcreek Dr., Suite 103
College Station, Texas 77845
(979) 693-3838

10150019-pp.dwg