



30' SETBACK AND CONSERVATION EASEMENT DOC. NO. 200000248

30' SETBACK AV

LOT 13 MONTECHINO SEC. 2 & 3A MONTECHINO VENTURES GROUP LLC

VERANDA WALK (50' ROW)

END 75 LF TXDOT PRD-13 HANDRAIL OR EQUIVALENT ON TOP OF RETAINING WALL

50 UTILITY EASEMENT DOC. NO. 200000248

TYPE PHASE 1 DUMPSTER TO BE PROVIDED FOR PARKING W/ PHASE 2 SEE SHIT. 11 FOR STRIPING

SECURITY GATE EASEMENT DOC. NO. 200000248

30' SETBACK AND CONSERVATION EASEMENT DOC. NO. 200000248

BEGIN 75 LF TXDOT PRD-13 HANDRAIL OR EQUIVALENT ON TOP OF RETAINING WALL

BLOCK A

LOT 16 MONTECHINO SEC. 2 & 3A MONTECHINO VENTURES GROUP LLC

LOT 17 MONTECHINO SEC. 2 & 3A MONTECHINO VENTURES GROUP LLC

LOT 1 MONTECHINO SEC. 2 & 3A MONTECHINO VENTURES GROUP LLC

LOT B MARSHALLS HARBOR OWNER: MONTECHINO VENTURES GROUP LLC

EXISTING TWO-STORY WOOD & STUCCO BUILDING FPE 916.3

CONCRETE PARKING STOP BIER DETAIL PV-28 ON SHEET 32 (TYP. ALL PARKING SPACES FRONTING RIBBON CURB)

SHORELINE RANCH DRIVE (80' ROW)

LOHMAN'S FORD ROAD

10' SETBACK AND CONSERVATION EASEMENT DOC. NO. 200000248

TBM 2