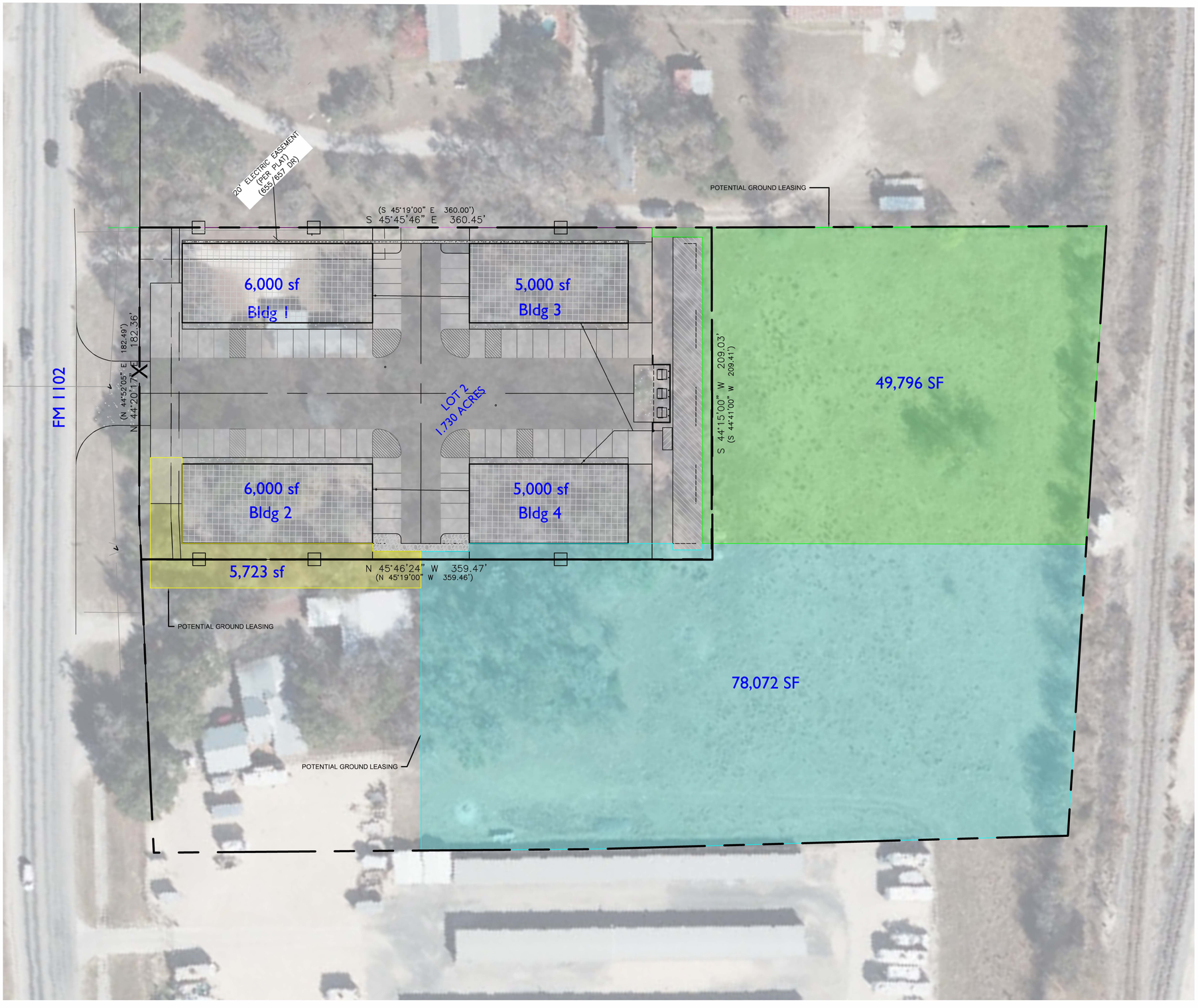

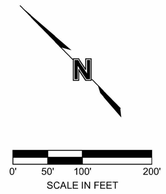

LEGEND

- PROPERTY LINE
- RIGHT OF WAY
- EXISTING OVERHEAD POWER
- EXISTING WATER SERVICE
- EXISTING FENCE LINE
- PROPOSED CENTERLINE
- PROPOSED BUILDING SETBACK LINE
- PROPOSED EASEMENT LINE
- PROPOSED WATER SERVICE
- PROPOSED SANITARY SEWER
- PROPOSED UNDERGROUND ELECTRIC (REFERENCE ONLY)
- PROPOSED EDGE OF PAVEMENT
- PROPOSED LIGHT DUTY ASPHALT
- PROPOSED HEAVY DUTY ASPHALT
- PROPOSED CONCRETE PAVEMENT/ASPHALT
- PROPOSED BUILDING

NOTES:

1. ALL UTILITY SYMBOLS SHOWN REPRESENT APPROXIMATE LOCATIONS UNLESS OTHERWISE NOTED. CONTRACTOR SHALL REFER TO THE APPROPRIATE AGENCY'S STANDARD SPECIFICATIONS AND INSTALLATION DETAILS FOR ACTUAL LOCATIONS UNLESS OTHERWISE DIRECTED BY THE ENGINEER. IT IS THE CONTRACTORS RESPONSIBILITY TO NOTIFY THE TEXAS ONE CALL CENTER, AND FIELD VERIFY EXACT LOCATION AND DEPTH OF ALL UTILITIES PRIOR TO COMMENCEMENT OF CONSTRUCTION ACTIVITIES.
2. SURVEY BY ALLIANCE LAND SURVEYORS

WARNING - OVERHEAD POWER LINES

CONTRACTOR SHALL USE EXTREME CAUTION WHEN WORKING IN THE VICINITY OF OVERHEAD POWER LINES.

811 KNOW WHAT'S BELOW. 811 BEFORE YOU DIG.

TX2 ENGINEERING
FIRM #: 20787

CONTACT:

645 FLORAL AVE, STE C
NEW BRAUNFELS, TX 78130

TEL: (830) 327-1235

THIS DOCUMENT ISSUED ON **22 September 2025** UNDER THE AUTHORITY OF TREVOR TAST, P.E. (LICENSE NO. 124101) IS RELEASED FOR THE PURPOSE OF REVIEW ONLY. THIS DOCUMENT IS NOT TO BE USED FOR CONSTRUCTION, BIDDING, OR PERMITTING PURPOSES.

YR: 2024

4540 FM 1102 COMMERCIAL
4540 FM 1102
NEW BRAUNFELS, TX, 78132

REVISIONS

REV.	DATE	DESCRIPTION	BY

DRAWN BY:	TNT
QA/QC BY:	TNT
PROJECT NO.:	###-####
PERMIT #:	

SHEET

DWG: Z:\024-0015 4540 FM 1102-Commercial\40-Design\AutoCAD\Exhibits\Potential leasable land.dwg USER: TrevorTast
DATE: Sep 22, 2025 12:49pm XREFS: TBLK_24X36 024-0015 EBASE