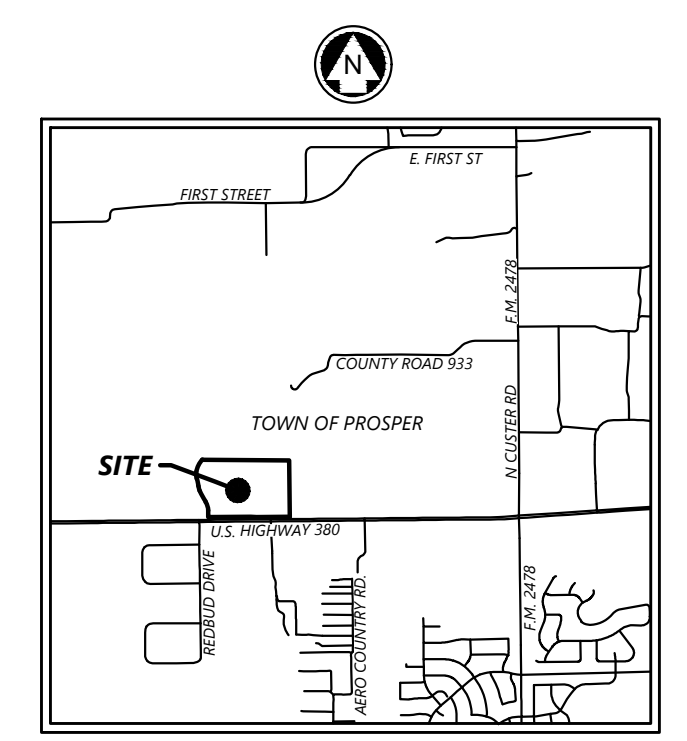


VICINITY MAP
N.T.S.



0 80' 160'
SCALE: 1" = 80'

LEGEND

- BOUNDARY LINE
- - - EASEMENT LINE
- - - RIGHT OF WAY LINE
- - - LOT LINE
- - - PROPOSED 100-YR FLOODPLAIN
- - - EXISTING 100-YR FLOODPLAIN

NOTES:

1. PROPERTY INCLUDES 194 LOTS (AVERAGE OF 1400 SF) TAKING UP XX ACRES WITH A DENSITY OF 9.68 LOTS PER ACRE.
2. NO LOTS WILL BE SERVED BY A SEPTIC SYSTEM.
3. ALL VISIBILITY EASEMENTS TO BE 10'x10', EXCEPT AT INTERSECTIONS WITH ALLEYS WHERE THEY SHALL BE 5'x15'.
4. THE THOROUGHFARE ALIGNMENTS SHOWN ON THIS EXHIBIT ARE FOR ILLUSTRATION PURPOSES AND DO NOT SET THE ALIGNMENT. ALIGNMENT IS DETERMINED ON FINAL PLAT.
5. NOTICE: SELLING A PORTION OF THIS ADDITION BY METES AND BOUNDS IS A VIOLATION OF TOWN ORDINANCE AND STATE LAW AND IS SUBJECT TO FINES AND WITHHOLDING OF UTILITIES AND BUILDING PERMITS.
6. ALL PRIVATE OPEN SPACE, COMMON AREAS, GREENBELTS, DRAINAGE EASEMENTS, ETC. ARE THE OWNED AND MAINTAINED BY THE HOA.
7. THIS PROPERTY FALLS IN ZONE A, ACCORDING TO THE FLOOD INSURANCE RATE MAPS, PANEL NO. 48080C0255J MAP REVISION JUNE 2, 2009 AND ZONE AE ACCORDING TO THE LOMR 16-06-0255J, EFFECTIVE MAY 25, 2017.
8. THE THOROUGHFARE ALIGNMENT(S) SHOWN ON THIS EXHIBIT ARE FOR ILLUSTRATION PURPOSES AND DOES NOT SET THE ALIGNMENT. THE ALIGNMENT IS DETERMINED AT TIME OF THE FINAL PLAT.
9. SUBDIVISION DISTRICT STANDARDS WILL BE PER PD-114.
10. ULTIMATE FLOODPLAIN PROVIDED IS PRELIMINARY AND IS SUBJECT TO CHANGE. A DAM BREACH ANALYSIS AND FLOOD STUDY WILL BE PROVIDED AT TIME OF FINAL PLAT.
11. FENCES ADJACENT TO PUBLIC OR PRIVATE OPEN SPACE, PUBLIC OR PRIVATE PARKS, OR HIKE AND BIKE TRAILS SHALL BE ORNAMENTAL METAL, TUBULAR STEEL OR SPLIT RAIL WITH A MINIMUM 50 PERCENT THROUGH VISION SEC. 3.19.001(10).
12. FOR ANY LINE WORK DEALING WITH THE SUBDIVISION TO THE NORTH OF PROPERTY, REFERENCE EXISTING PRELIMINARY PLAT D22-0036 PRELIMINARY PLAT FOR SUBDIVISION WAS APPROVED BUT NEVER FILED. THEREFORE, LINE WORK IS CONCEPTUAL ONLY.
13. ALL BARRIER FREE RAMPS WILL BE DIRECTIONAL WHEN DESIGNED IN THE CONSTRUCTION PLANS PER FEDERAL GUIDELINES.
14. NO LANDSCAPING, FENCING, OR HVAC EQUIPMENT SHALL BE LOCATED IN THE 10' CLEAR WIDTH SPACE BETWEEN TOWNHOME BLOCKS. MECHANICAL EQUIPMENT SHALL BE SCREENED IN ACCORDANCE WITH PD-114.
15. ALL TOWNHOME UNITS SHALL BE PROVIDED WITH AN NFPA 13D RESIDENTIAL SPRINKLER SYSTEMS.

PRELIMINARY
-FOR REVIEW ONLY-

THESE DOCUMENTS ARE FOR DESIGN REVIEW ONLY AND ARE NOT INTENDED FOR CONSTRUCTION, BIDDING, OR PERMIT PURPOSE. THEY ARE PREPARED BY, OR UNDER THE SUPERVISION OF:

RYAN C. SEXTRO 134341 03/26/2025
TYPE: PROJECT DATE

A PRELIMINARY PLAT FOR

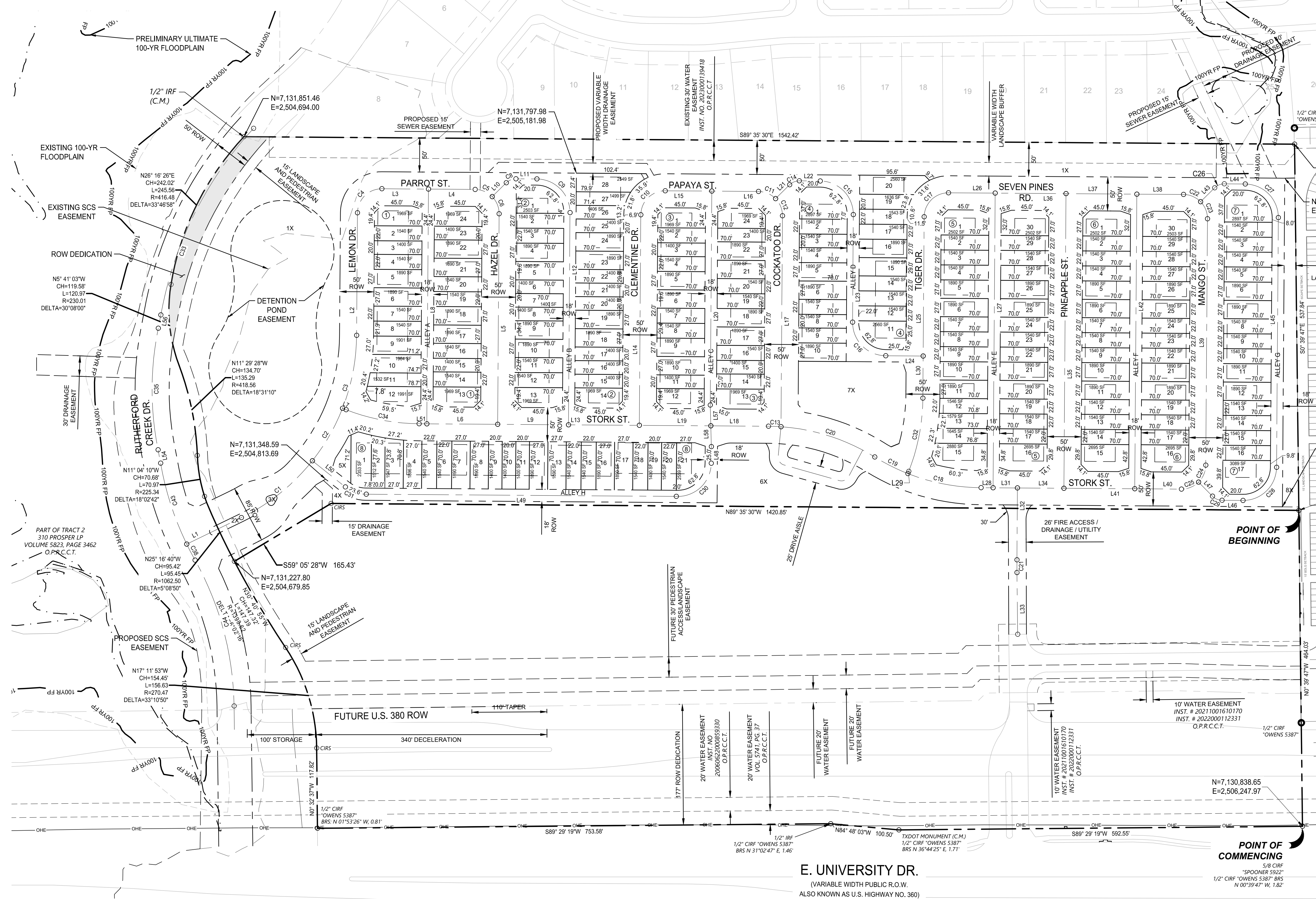
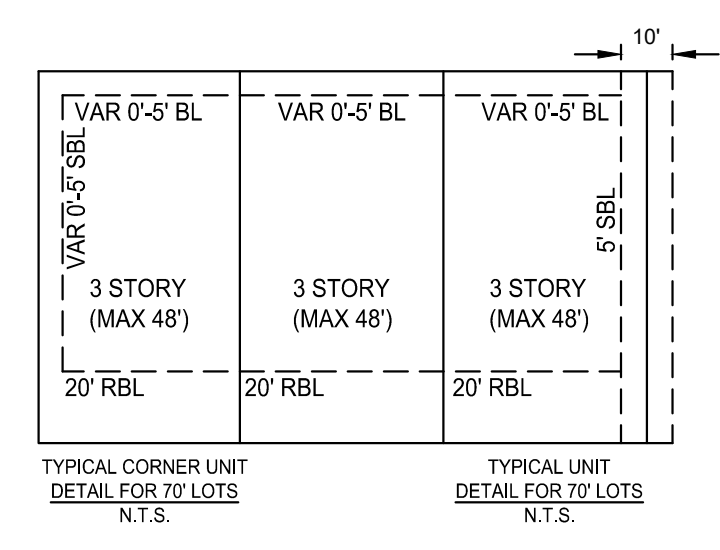
MYTHRI BROOKHOLLOW - TOWNHOMES

20.23 ACRES CONTAINING BLK 1, LOTS 1-24; BLK 2, LOTS 1-28; BLK 3, LOTS 1-24; BLK 4, LOTS 1-20; BLK 5, LOTS 1-30; BLK 6, LOTS 1-30; BLK 7, LOTS 1-17; BLK 8, LOTS 1-21 FOR A TOTAL OF 194 RESIDENTIAL LOTS 3 OPEN SPACE LOTS, AND 5 COMMON LOTS. FOUND IN THE JEREMIAH HORN SURVEY, ABSTRACT NUMBER 411

PROSPER, COLLIN COUNTY, TEXAS

OWNER / DEVELOPER DEVELOPER NAME: PROSPER 380 TOLLWAY, LP	PLANNER / ENGINEER / SURVEYOR Westwood Phone (469) 213-1800 11600 Frisco Street, Suite 400 Irving, Texas 75033 Fax (888) 937-6150 Frisco, TX 75033 westwood.com Westwood Professional Services, Inc. TEPIS FIRM REGISTRATION NO. 10074801
ADDRESS: 7271 CLEMENTINE IRVING, TEXAS 75063 CONTACT: RAMAKRISHNA GULLAPALLI (214)416-9227	

DATE: FEBRUARY 2025	DESIGNED: CCB	SHEET
WESTWOOD PROJECT #: DLR23003	DRAWN: CCB	1 OF 6
TOWN CASE #: DEVAPP-240137	REVIEWER: RCS	



OWNER'S CERTIFICATE
STATE OF TEXAS §
COUNTY OF § Collin

WHEREAS, RAMAKRISHNA GULLAPALLI are the owners of a tract of land situated in the JEREMIAH HORN Survey, Abstract No. 411, Collin County, Texas and being out of a 36.205 acre tract conveyed to them by PROSPER 380 TOLLWAY, LP AND MYTHRI PROSPER TOWN HOME LP, and being more particularly described as follows:

BEING A 20.225 ACRE TRACT OF LAND SITUATED IN THE JEREMIAH HORN SURVEY, ABSTRACT NUMBER 411 IN THE TOWN OF PROSPER, COLLIN COUNTY, TEXAS AND BEING PART OF A TRACT OF LAND DESCRIBED IN DEED TO PROSPER HOLLOW 380 LP, RECORDED IN INSTRUMENT NUMBER 202400021364 OF THE OFFICIAL PUBLIC RECORDS OF COLLIN COUNTY, TEXAS (P.R.C.T.), AND BEING PART OF A TRACT OF LAND DESCRIBED IN DEED TO MYTHRI PROSPER HOLLOW COMMERCIAL, LLC, RECORDED IN INSTRUMENT NUMBER 202400021365 OF THE OFFICIAL PUBLIC RECORDS OF COLLIN COUNTY, TEXAS, SAID 20.225 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A 5/8 INCH IRON ROD WITH PLASTIC CAP STAMPED "SPOONER 9922" FOUND AT THE SOUTHEAST CORNER OF SAID PROSPER HOLLOW TRACT, BEING THE SOUTHWEST CORNER OF LOT 2, BLOCK A OF BROOKHOLLOW APARTMENTS, AN ADDITION TO THE TOWN OF PROSPER RECORDED IN INSTRUMENT NUMBER 2021072701000230 OF THE PLAT RECORDS OF COLLIN COUNTY, TEXAS (P.R.C.T.), AND BEING IN THE NORTH RIGHT-OF-WAY LINE OF U.S. HIGHWAY 380 (A VARIABLE WIDTH RIGHT-OF-WAY) FROM WHICH A 1/2 INCH IRON ROD WITH PLASTIC CAP STAMPED "OWENS 5387" BEARS;

THENCE NORTH 00 DEGREES 39 MINUTES 47 SECONDS WEST, DEPARTING THE NORTH RIGHT-OF-WAY LINE OF SAID U.S. HIGHWAY 380, ALONG THE EAST LINE OF SAID PRESTON HOLLOW LP TRACT AND THE WEST LINE OF SAID LOT 2, BLOCK A, PASSING AT A DISTANCE OF 151.98 FEET, A 1/2-INCH IRON ROD WITH PLASTIC CAP STAMPED "OWENS 5387" FOUND FOR THE NORTHWEST CORNER OF SAID LOT 2, BLOCK A, OF SAID BROOKHOLLOW APARTMENTS AND IN THE EAST LINE OF SAID MYTHRI PROSPER HOLLOW COMMERCIAL, LLC TRACT, CONTINUING ALONG THE EAST LINE OF SAID MYTHRI PROSPER HOLLOW COMMERCIAL, LLC TRACT AND THE WEST LINE OF SAID LOT 1, BLOCK A, IN ALL A TOTAL DISTANCE OF 464.03 FEET TO A 1/2-INCH CAPPED IRON ROD STAMPED "WESTWOOD PS" SET FOR THE POINT-OF-BEGINNING, SAID POINT BEING AT THE SOUTHEAST CORNER OF SAID PROSPER HOLLOW 380 LP TRACT;

THENCE NORTH 89 DEGREES 35 MINUTES 30 SECONDS WEST, DEPARTING THE WEST LINE OF SAID LOT 1, BLOCK A AND THE EAST LINE OF SAID MYTHRI PROSPER HOLLOW COMMERCIAL, LLC TRACT, ALONG THE SOUTH LINE OF SAID PROSPER HOLLOW 380 LP TRACT, A DISTANCE OF 1,420.85 FEET TO A POINT;

THENCE SOUTH 89 DEGREES 05 MINUTES 28 SECONDS WEST, DEPARTING THE SAID SOUTH LINE OF THE PROSPER HOLLOW 380 LP TRACT, A DISTANCE OF 165.43 FEET TO A POINT IN A NON-TANGENT CURVE TO THE RIGHT AND BEING IN THE WEST LINE OF SAID MYTHRI PROSPER HOLLOW COMMERCIAL, LLC TRACT;

THENCE ALONG THE WEST LINE OF SAID PROSPER HOLLOW 380 LP TRACT AND SAID MYTHRI PROSPER HOLLOW COMMERCIAL, LLC TRACT, THE FOLLOWING COURSES AND DISTANCES:

ALONG SAID NON-TANGENT CURVE TO THE RIGHT HAVING A CENTRAL ANGLE OF 05 DEGREES 08 MINUTES 50 SECONDS, A RADIUS OF 1,062.50 FEET, AND AN ARC LENGTH OF 95.45 FEET (CHORD BEARS NORTH 25 DEGREES 16 MINUTES 40 SECONDS WEST, 95.42 FEET) TO A POINT FOR THE BEGINNING OF A REVERSE CURVE TO THE LEFT;

ALONG SAID TANGENT CURVE TO THE RIGHT HAVING A CENTRAL ANGLE OF 18 DEGREES 02 MINUTES 42 SECONDS, A RADIUS OF 225.34 FEET, AND AN ARC LENGTH OF 70.97 FEET (CHORD BEARS NORTH 11 DEGREES 04 MINUTES 10 SECONDS WEST, 70.88 FEET) TO A POINT FOR THE BEGINNING OF A REVERSE CURVE TO THE LEFT;

ALONG SAID REVERSE CURVE TO THE LEFT HAVING A CENTRAL ANGLE OF 18 DEGREES 31 MINUTES 10 SECONDS, A RADIUS OF 418.56 FEET, AND AN ARC LENGTH OF 135.29 FEET (CHORD BEARS NORTH 11 DEGREES 29 MINUTES 28 SECONDS WEST, 134.70 FEET) TO A POINT FOR THE BEGINNING OF A REVERSE CURVE TO THE RIGHT;

ALONG SAID REVERSE CURVE TO THE RIGHT HAVING A CENTRAL ANGLE OF 30 DEGREES 08 MINUTES 00 SECONDS, A RADIUS OF 230.01 FEET, AND AN ARC LENGTH OF 120.97 FEET (CHORD BEARS NORTH 05 DEGREES 41 MINUTES 03 SECONDS WEST, 119.58 FEET) TO A POINT FOR THE BEGINNING OF A COMPOUND CURVE TO THE RIGHT;

ALONG SAID COMPOUND CURVE TO THE RIGHT HAVING A CENTRAL ANGLE OF 33 DEGREES 48 MINUTES 58 SECONDS, A RADIUS OF 416.48 FEET, AND AN ARC LENGTH OF 245.56 FEET (CHORD BEARS NORTH 28 DEGREES 16 MINUTES 26 SECONDS EAST, 242.02 FEET) TO A 1/2-INCH IRON ROD FOUND FOR THE END OF SAID CURVE AND THE NORTHWEST CORNER OF SAID PROSPER HOLLOW 380 LP TRACT;

THENCE SOUTH 89 DEGREES 35 MINUTES 30 SECONDS EAST, DEPARTING THE SAID WEST LINES OF THE PROSPER HOLLOW 380 LP TRACT AND THE MYTHRI PROSPER HOLLOW COMMERCIAL, LLC TRACT, ALONG THE NORTH LINE OF SAID PROSPER HOLLOW 380 LP TRACT, A DISTANCE OF 1,542.42 FEET TO A POINT FOR THE NORTHEAST CORNER OF SAID PRESTON HOLLOW LP TRACT AND IN THE WEST LINE OF SAID LOT 1, BLOCK A;

THENCE SOUTH 00 DEGREES 39 MINUTES 47 SECONDS EAST, ALONG THE EAST LINE OF SAID PRESTON HOLLOW LP AND THE WEST LINE OF SAID LOT 1, BLOCK A, A DISTANCE OF 537.84 FEET TO THE POINT-OF-BEGINNING AND CONTAINING 880,994 SQUARE FEET OR 20.225 ACRES OF LAND.

NOW, THEREFORE, KNOWN ALL MEN BY THESE PRESENTS: THAT RAMAKRISHNA GULLAPALLI acting herein by and through its duly authorized officers, does hereby certify and adopt this plat designed the herein above described property as BROOKHOLLOW TOWNHOMES an addition to the Town of Prosper, and does hereby dedicate to the public use forever, the streets and alleys shown thereon. The (Owner Name) does hereby certify the following:

- 1. The streets and alleys are dedicated for street and alley purposes.
2. All public improvements and dedications shall be free and clear of all debt, liens, and/or encumbrances.
3. The easements and public use areas, as shown are dedicated for the public use forever for the purposes indicated on this plat.
4. No building, fences, trees, shrubs, or other improvements or growth shall be constructed or placed upon, over or shown, except that landscape improvements may be placed in landscape easements if approved by the Town of Prosper, across the easements as
5. The Town of Prosper is not responsible for replacing any improvements in, under, or over any easements caused by maintenance or repair.
6. Utility easements may also be used for the mutual use and accommodation of all public utilities desiring to use or using the same unless the easement limits the use to particular utilities, said use by the public utilities being subordinate to the public's and Town of Prosper's use thereof.
7. The Town of Prosper and public utilities shall have the right to remove and keep removed all or part of any building, fences, trees, shrubs, or other improvements or growths which may in any way endanger or interfere with the construction, maintenance, or efficiency of their respective systems in the easements.
8. The Town of Prosper and public utilities shall at all times have the full right of ingress and egress to or from their respective easements for the purpose of constructing, reconstructing, inspecting, patrolling, maintaining, reading meters, and adding to or removing all or parts of their respective systems without the necessity at any time procuring permission from anyone.
9. All modifications to this document shall be by means of plat and approved by the Town of Prosper.
10. For lots adjacent to a Floodplain Only:
a. 100 Year Floodplain Easement Restriction: Construction within the floodplain may not occur until approved by the Town. (A request for construction within the floodplain easement must be accompanied with detailed engineering plans and studies indicating that no flooding will result, that no obstruction to the natural flow of water will result, and subject to all owners or the property affected by such construction becoming a party to the request.) Where construction is approved, all finished floor elevations shall be a minimum of one (1) foot above the 100-year flood elevation as determined by analyzing the ultimate build-out conditions of the entire drainage basin. Existing creeks, lakes, reservoirs, or drainage channels traversing along or across portions of this addition, will remain as an open channel at all times and will be maintained by the individual owners of the lot or lots that are traversed by the drainage courses along or across said lots. The Town will not be responsible for the maintenance and operation of said drainage ways or for the control of erosion. Each property owner shall keep the natural drainage channels traversing his/her property clean and free of debris, silt, or any substance that would result in unsanitary conditions. The Town shall have the right of ingress and egress for the purpose of inspection and supervision of maintenance work by the property owner to alleviate any undesirable conditions, which may occur. The Town is not obligated to maintain or assistance with maintenance of the area. The natural drainage channel, as in the case of all natural drainage channels, are subject to storm water overflow and natural bank erosion. The Town shall not be liable for damages of any nature resulting from the occurrence of these natural phenomena, nor resulting from a failure of any structure(s) within the natural drainage channels. The natural drainage channel crossing each lot is shown by the Floodway easement line as shown on the plat. If a Subdivision alters the horizontal or vertical configuration, a FEMA Floodway map revision may be required.

This plat approved subject to all platting ordinances, rules, regulations, and resolutions of the Town of Prosper, Texas. WITNESS, my hand, this _____ day of _____, 20____.

BY: _____
Authorized Signature Printed Name and Title

STATE OF TEXAS § COUNTY OF § (Collin or Denton County as appropriate)

BEFORE ME, the undersigned, a Notary Public in and for the State of Texas, on this day personally appeared _____, known to me to be the person and officer whose name is subscribed to the foregoing instrument, and acknowledged to me that he/she executed the same for the purposes and considerations therein expressed and in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the _____ day of _____, 20____, Notary Public, State of Texas

CERTIFICATE OF APPROVAL
Approved this _____ day of _____, 20____, by the Planning & Zoning Commission of the Town of Prosper, Texas.
Town Secretary
Engineering Department
Development Services Department

STREET EASEMENT
THE AREA OR AREAS SHOWN ON THE PLAT AS "STREET EASEMENT" ARE HEREBY GIVEN AND GRANTED TO THE TOWN OF PROSPER (CALLED "TOWN") ITS SUCCESSORS AND ASSIGNS, AS AN EASEMENT TO CONSTRUCT, RECONSTRUCT, OPERATE, REPAIR, RE-BUILD, REPLACE, RELOCATE, ALTER, REMOVE AND PERPETUALLY MAINTAIN STREET AND HIGHWAY FACILITIES, TOGETHER WITH ALL APPURTENANCES AND INCIDENTAL IMPROVEMENTS, IN, UPON AND ACROSS CERTAIN REAL PROPERTY OWNED BY GRANOR, APPURTENANCES AND INCIDENTAL IMPROVEMENTS INCLUDE, BUT ARE NOT LIMITED TO, CURBS, GUTTERS, INLETS, APRONS, TRAFFIC SIGNS WITH OR WITHOUT ATTACHED FLASHING LIGHTS, GUARD RAILS, SIDEWALKS, BURIED CONDUITS, BURIED TOWN UTILITIES, AND UNDERGROUND FRANCHISE UTILITIES. STREET EASEMENTS SHALL REMAIN ACCESSIBLE AT ALL TIMES AND SHALL BE MAINTAINED BY THE OWNERS OF THE LOT OR LOTS THAT ARE TRAVERSED BY OR ADJACENT TO THE STREET EASEMENT. AFTER DOING ANY WORK IN CONNECTION WITH THE CONSTRUCTION, OPERATION OR REPAIR OF THE STREET AND HIGHWAY FACILITIES, THE TOWN SHALL RESTORE THE SURFACE OF THE STREET EASEMENTS AS CLOSE TO THE CONDITION IN WHICH IT WAS FOUND BEFORE SUCH WORK WAS UNDERTAKEN AS IS REASONABLY PRACTICABLE, EXCEPT FOR TREES, SHRUBS AND STRUCTURES WITHIN THE STREET EASEMENT THAT WERE REMOVED AS A RESULT OF SUCH WORK.

DRAINAGE, FLOODWAY, AND NO BUILD EASEMENT
GENERAL MAINTENANCE OF VEGETATION AND REMOVAL OF ORDINARY TRASH AND DEBRIS LOCATED WITHIN THE AREA OR AREAS SHOWN ON THE PLAT AS THE DRAINAGE, FLOODWAY, AND NO BUILD EASEMENT (THE "EASEMENT") SHALL BE THE RESPONSIBILITY OF THE OWNERS OF THE LOT OR LOTS THAT ARE TRAVERSED BY SAID EASEMENT. THE AREA WITHIN THE EASEMENT IS SUBJECT TO STORM WATER OVERFLOW AND BANK EROSION TO AN EXTENT THAT CANNOT BE DEFINED. NO GRADING OR IMPROVEMENTS ARE ALLOWED WITHIN THE EASEMENT WITHOUT THE APPROVAL OF THE DIRECTOR OF DEVELOPMENT SERVICES. THE TOWN SHALL NOT BE HELD LIABLE FOR ANY DAMAGES OF ANY NATURE RESULTING FROM THE OCCURRENCE OF THE NATURAL PHENOMENA THE TOWN WILL NOT BE RESPONSIBLE FOR THE MAINTENANCE AND OPERATION OF THE EASEMENT OR FOR ANY DAMAGE TO PRIVATE PROPERTY OR PERSON THAT RESULTS FROM THE FLOW OF WATER WITHIN THE EASEMENT. NO OBSTRUCTION TO THE NATURAL FLOW OF STORM WATER SHALL BE PERMITTED BY CONSTRUCTION OF ANY TYPE WITHIN THE EASEMENT UNLESS APPROVED BY THE DIRECTOR OF ENGINEERING SERVICES. THE RUTHERFORD CREEK HOA SHALL KEEP THE EASEMENT CLEAN AND FREE OF DEBRIS, SILT, AND ANY MATERIALS THAT WOULD RESULT IN UNSANITARY CONDITIONS OR OBSTRUCT THE FLOW OF WATER. THE TOWN SHALL HAVE THE RIGHT OF INGRESS AND EGRESS FOR THE PURPOSE OF INSPECTION AND SUPERVISION OF MAINTENANCE WORK BY THE PROPERTY OWNER, PROVIDED, HOWEVER, IT IS UNDERSTOOD THAT IN THE EVENT IT BECOMES NECESSARY FOR THE TOWN TO ERECT OR CONSIDER ERECTING ANY TYPE OF DRAINAGE STRUCTURE IN ORDER TO IMPROVE THE STORM DRAINAGE THAT MAY BE OCCASIONED BY STREETS AND ALLEYS IN OR ADJACENT TO THE SUBDIVISION, THEN IN SUCH EVENT, THE TOWN SHALL HAVE THE RIGHT TO ENTER UPON THE EASEMENT AT ANY POINT, OR POINTS, TO INVESTIGATE, SURVEY OR TO ERECT, CONSTRUCT AND MAINTAIN ANY DRAINAGE FACILITY DEEMED NECESSARY FOR DRAINAGE PURPOSES. THE NATURAL DRAINAGE THROUGH THE EASEMENT, AS IN THE CASE OF ALL NATURAL CHANNELS, IS SUBJECT TO STORM WATER OVERFLOW AND NATURAL BANK EROSION TO AN EXTENT WHICH CANNOT BE DEFINITELY DEFINED. BUILDING AREAS OUTSIDE THE EASEMENT LINE SHALL BE FILLED TO A MINIMUM ELEVATION AS SHOWN ON THE PLAT. THE MINIMUM FLOOR ELEVATION FOR EACH LOT SHALL BE AS SHOWN ON THIS PLAT.

LANDSCAPE EASEMENT
THE UNDERSIGNED COVENANTS AND AGREES THAT THE LANDSCAPE EASEMENT AND RESTRICTIONS HEREIN SET FORTH SHALL RUN WITH THE LAND AND BE BINDING ON THE OWNER(S) OF THE PROPERTY IN THIS SUBDIVISION, THEIR SUCCESSORS AND ASSIGNS, AND ALL PARTIES CLAIMING BY, THROUGH AND UNDER THEM. IN THE EVENT A REPLAT IS REQUESTED ON ALL OR PART OF THIS PROPERTY, THE TOWN MAY REQUIRE ANY SIMILAR OR ADDITIONAL RESTRICTIONS AT ITS SOLE DISCRETION. THE SOLE RESPONSIBILITY FOR MAINTENANCE AND REPLACEMENT OF LANDSCAPE MATERIALS THEREOF SHALL BE BORNE BY ANY "HOMEOWNERS" ASSOCIATION HEREAFTER ESTABLISHED FOR THE OWNERS OF LOTS IN THIS SUBDIVISION AND/OR THE OWNER OF THE INDIVIDUAL LOTS WITHIN THIS SUBDIVISION. SUCH MAINTENANCE AND REPLACEMENT SHALL BE IN CONFORMANCE WITH THE REQUIREMENTS, STANDARDS, AND SPECIFICATIONS OF THE TOWN OF PROSPER, AS PRESENTLY IN EFFECT OR AS MAY BE HEREAFTER AMENDED. THIS PROVISION MAY BE ENFORCED BY SPECIFIC PERFORMANCE OR BY ANY OTHER REMEDY ALLOWED BY LAW. THIS LANDSCAPE EASEMENT SHALL BE VOID OF UTILITIES AND OTHER ELEMENTS UNLESS OTHERWISE APPROVED ON THE PLAT.

ACCESS EASEMENT
THE UNDERSIGNED COVENANTS AND AGREES THAT THE ACCESS EASEMENT(S) MAY BE UTILIZED BY ANY PERSON OF THE GENERAL PUBLIC FOR INGRESS AND EGRESS TO OTHER REAL PROPERTY, AND FOR THE PURPOSE OF GENERAL PUBLIC VEHICULAR USE AND ACCESS, AND FOR THE FIRE DEPARTMENT, POLICE, AND EMERGENCY USE IN ALONG, UPON, AND ACROSS SAID PREMISES, WITH THE RIGHT AND PRIVILEGE AT ALL TIME OF THE TOWN OF PROSPER, ITS AGENTS, EMPLOYEES, WORKMEN AND REPRESENTATIVES HAVING INGRESS, EGRESS, AND REGRESS IN, ALONG, UPON, AND ACROSS SAID PREMISES.

LINE TABLE with columns: LINE #, DISTANCE, BEARING. Rows L1 through L28.

LINE TABLE with columns: LINE #, DISTANCE, BEARING. Rows L29 through L58.

CURVE TABLE with columns: CURVE #, CHORD DIRECTION, CHORD, LENGTH, RADIUS, DELTA. Rows C1 through C29.

CURVE TABLE with columns: CURVE #, CHORD DIRECTION, CHORD, LENGTH, RADIUS, DELTA. Rows C30 through C59.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 1 through 2.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 2 through 3.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 3 through 4.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 4 through 5.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 5 through 6.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 6 through 7.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 7 through 8.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 8 through 9.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 9 through 10.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 10 through 11.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 11 through 12.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 12 through 13.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 13 through 14.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 14 through 15.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 15 through 16.

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LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 31 through 32.

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LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 41 through 42.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 42 through 43.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 43 through 44.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 44 through 45.

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LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 50 through 51.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 51 through 52.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 52 through 53.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 53 through 54.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 54 through 55.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 55 through 56.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 56 through 57.

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LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 58 through 59.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 59 through 60.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 60 through 61.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 61 through 62.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 62 through 63.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 63 through 64.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 64 through 65.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 65 through 66.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 66 through 67.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 67 through 68.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 68 through 69.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 69 through 70.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 70 through 71.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 71 through 72.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 72 through 73.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 73 through 74.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 74 through 75.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 75 through 76.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 76 through 77.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 77 through 78.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 78 through 79.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 79 through 80.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 80 through 81.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 81 through 82.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 82 through 83.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 83 through 84.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 84 through 85.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 85 through 86.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 86 through 87.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 87 through 88.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 88 through 89.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 89 through 90.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 90 through 91.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 91 through 92.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 92 through 93.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 93 through 94.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 94 through 95.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 95 through 96.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 96 through 97.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 97 through 98.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 98 through 99.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 99 through 100.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 100 through 101.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 101 through 102.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 102 through 103.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 103 through 104.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 104 through 105.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 105 through 106.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 106 through 107.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 107 through 108.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 108 through 109.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 109 through 110.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 110 through 111.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 111 through 112.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 112 through 113.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 113 through 114.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 114 through 115.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 115 through 116.

LOT AREAS table with columns: BLOCK, LOT, AREA (SF). Rows 116 through 117.