

25' DRAINAGE & SANITARY SEWER EASEMENT
C.C.FILE
NO.20160303000254630
D.R.C.C.T.

TOUR AT CRAIG RANCH, LLC,
CC# 20160303000254660,
D.R.C.C.T.
ZONIND: PD-2006-02-018
LAND USE: VACANT

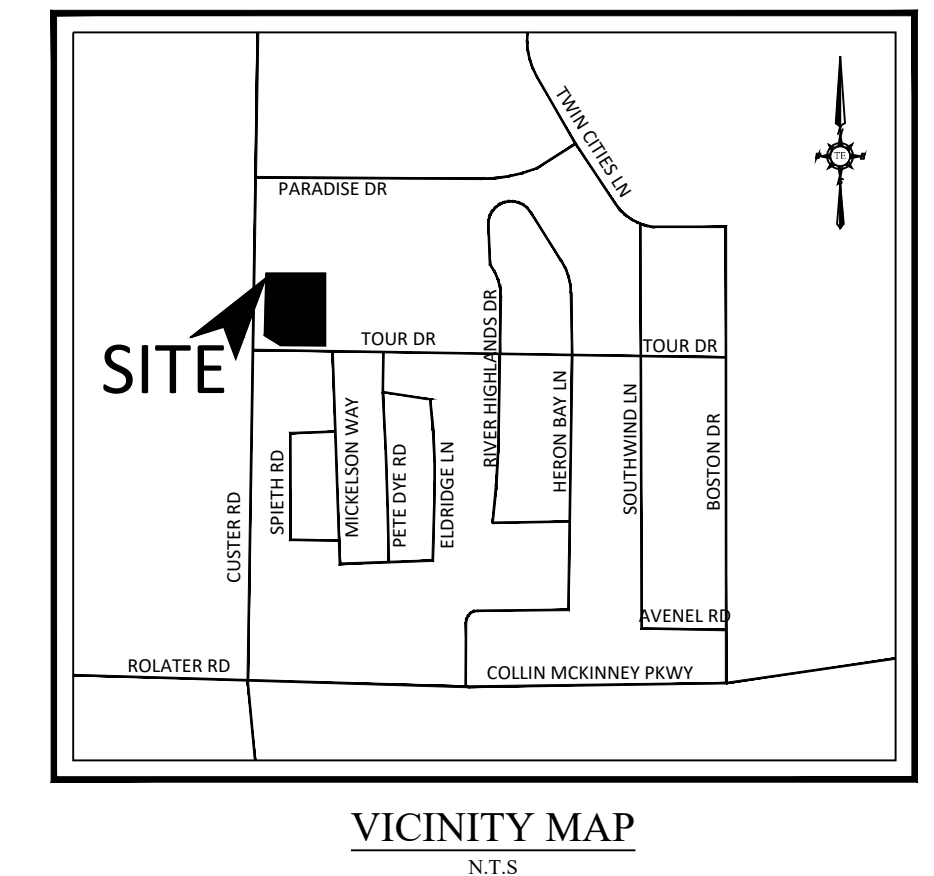
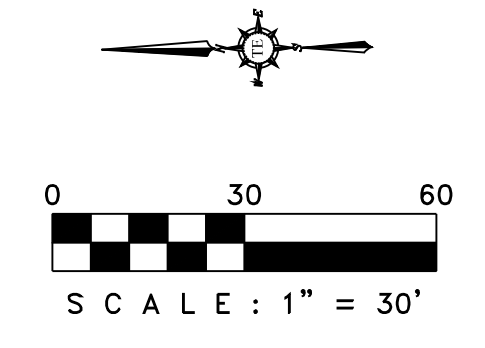
5' UTILITY ESMT AS
DEPICTED ON PLAT
VOL.2013,PG.397,D.R.C.C.T.

5' DRAINAGE & SANITARY SEWER EASEMENT
C.C.FILE
NO.20160804001012390
D.R.C.C.T.

LOT 1, BLOCK A
BROOKHAVEN BAPTIST CHURCH
VOL 2013, PG. 051
P.R.C.C.T.
ZONING: PD-2006-02-018
LAND USE: COMMERCIAL

15' WATER ESMT.
CAB.2013, PG.051

PROP.STREET & PEDESTRIAN
ESMT



GENERAL NOTES

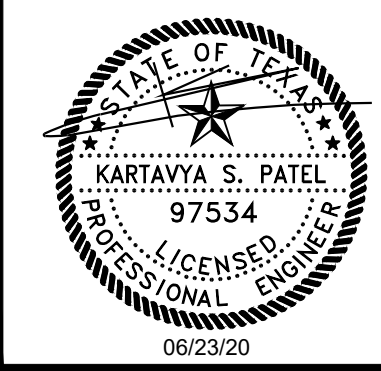
1. LOCATION OF INTERIOR WALLS BOUNDING INDIVIDUAL CONDOMINIUM UNITS WAS PROVIDED BY DEVELOPER AND/OR DEVELOPERS ARCHITECT - LOCATION WAS NOT FIELD VERIFIED.
 2. MOST BUILDINGS CORNERS ARE 90° BENDS HENCE LINES WITH NO BEARINGS. MATCH THOSE LINES WHOSE BEARING ARE SHOWN.
 3. LOCATION OF BUILDING EXTERIOR WALLS IS LOCATION OF BUILDING WALLS WAS NOT FIELD VERIFIED.
- PER MY INTERPRETATION OF SECTION 82.059, THE UNDERSIGNED DOES HEREBY CERTIFY THAT THIS CONDOMINIUM PLAT CONTAINS ALL OF THE INFORMATION REQUIRED TO BE SHOWN ON CONDOMINIUM PLATS UNDER SECTION 82.059.
- ALL PROPERTY SUBJECT TO DECLARENT'S DEVELOPMENT RIGHT AS PROVIDED IN CONDOMINIUM DECLARATION AS AMENDED.

NO.	BEARING	DISTANCE
L1	S 89°59'16" E	258.41'
L2	S 00°14'56" W	292.27'
L3	S 89°33'03" W	230.20'
L4	N 45°24'48" W	35.35'
L5	N 00°22'39" W	269.32'

LEGEND	
EXISTING BOUNDARY	---
EXISTING CURB & GUTTER	— — — — —
BOUNDARY LINE	— — — — —
PROPOSED CURB	— — — — —
PROPOSED SAW-CUT	— — — — —
PROPOSED HANDICAP SIGN	♿
PROPOSED HANDICAP LOGO	♿
PROPOSED CONCRETE WHEEL STOP	▬
PROPOSED FIRE LANE	▬
WATERLINE EASEMENT	W.E.
ELECTRICAL EASEMENT	E.E.
BUILDING SET BACK	B.S.
LANDSCAPE SETBACK	L.S.
FIRE LANE ACCESS & WATER ESMT	F.A.W.E.
UTILITY VALUT	UV
UTILITY BOX	UB

RECORDING INFORMATION:
1.722 ACRES BEING ALL THAT CERTAIN LOT,
TRACT OR PARCEL OF LAND LOCATED IN
E.ALEXANDER SURVEY, ABS # 18
CITY OF MCKINNEY, COLLIN COUNTY, TEXAS

NO.	DATE	DESCRIPTION	BY
1	01 / 07 / 19	1ST SUBMITTAL	
2	06 / 23 / 20	2ND SUBMITTAL	



CONDOMINIUM PLAT
MEDICAL / GENERAL OFFICES
8994 TOUR DR
CITY OF MCKINNEY
COLLIN COUNTY, TX 75070

T: 469.331.8566 | F: 469.213.7145 | E: kpatel@triangle-engr.com
W: triangle-engr.com | O: 1784 McDermott Drive, Suite 110, Allen, TX 75013

Planning	Civil Engineering	Construction Management		
DESIGN/DRAWN	DATE	SCALE	PROJECT NO.	SHEET NO.
KP	AR	06/23/20	SEE SCALE	089-16
TX PE FIRM #11525				