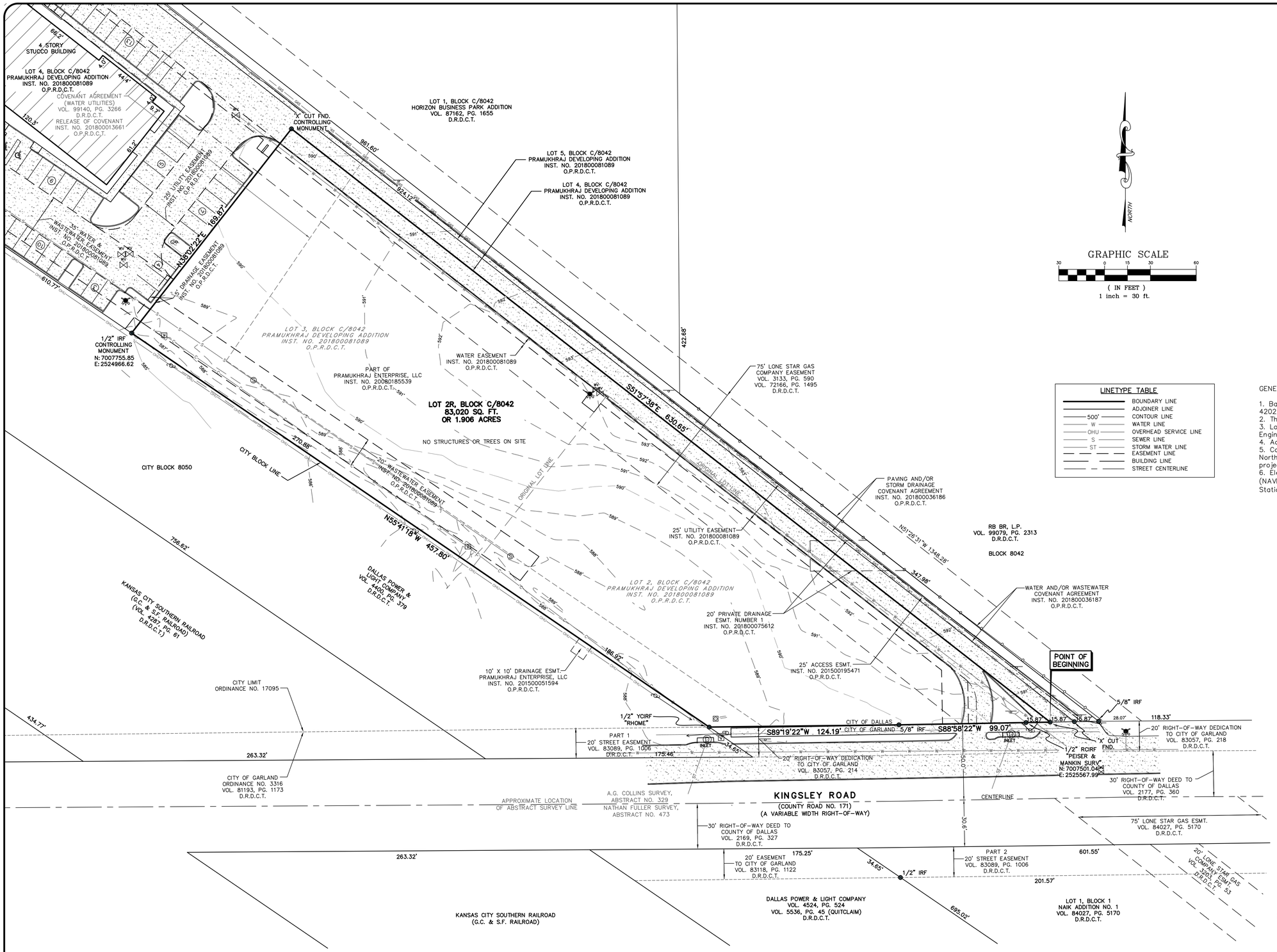
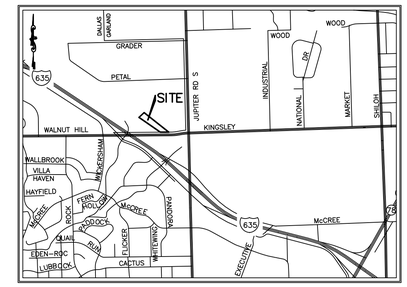


VICINITY MAP
NOT TO SCALE
MAPSCO PAGE 28Q



LINETYPE TABLE	
	BOUNDARY LINE
	ADJOINER LINE
500'	CONTOUR LINE
W	WATER LINE
OHU	OVERHEAD SERVICE LINE
S	SEWER LINE
ST	STORM WATER LINE
	EASEMENT LINE
	BUILDING LINE
	STREET CENTERLINE

GENERAL NOTES:

1. Basis of Bearing: State Plane Coordinate System, North Texas Central Zone 4202, North American Datum of 1983. Adjustment realization 2011.
2. The purpose of this plat is to create 1 lot from 2 existing lots.
3. Lot-to-lot drainage will not be allowed without property City of Dallas Engineering Division approval.
4. Access to Kingsley Road requires City of Garland approval.
5. Coordinates shown are Texas State Plane Coordinate System, North Central Zone, North American Datum of 1983, on Grid Coordinate Values, no scale and no projection.
6. Elevations shown hereon refer to North American Vertical Datum of 1988 (NAVD88), as derived locally from Allterra Central's Continuously Operating Reference Stations (CORS) via Real Time Kinematic (RTK) Methods.

LEGEND

1. ESMT. – EASEMENT
2. D.R.D.C.T. – DEED RECORDS, DALLAS COUNTY, TEXAS
3. O.P.R.D.C.T. – OFFICIAL PUBLIC RECORDS, DALLAS COUNTY, TEXAS
4. IRF – IRON ROD FOUND
5. RCIRF – IRON ROD FOUND WITH RED "PEISER & MANKIN SURV" CAP
6. YCIRF – IRON ROD FOUND WITH YELLOW PLASTIC CAP
7. INST. NO. – INSTRUMENT NUMBER
8. VOL. – VOLUME
9. PG. – PAGE
10. FND – FOUND

PRELIMINARY

RELEASED 2/15/2023 FOR REVIEW PURPOSES ONLY. THIS DOCUMENT SHALL NOT BE RECORDED FOR ANY PURPOSES.

PRELIMINARY PLAT
PRAMUKHRAJ DEVELOPING ADDITION NO. 2
LOT 2R, BLOCK C/8042

BEING ALL OF LOTS 2 AND 3, BLOCK C/8042, PRAMUKHRAJ DEVELOPING ADDITION
OUT OF THE A.G. COLLINS SURVEY, ABSTRACT NO. 329
CITY OF DALLAS, DALLAS COUNTY, TEXAS
CITY PLAN FILE NO. ~~S223-083~~ S223-081
ENGINEERING PLAN NO. 311T-___

LEGEND

GAS METER		FIRE HYDRANT		WATER MANHOLE		SIGN	
IRR. CONTROL VALVE		WATER METER		TRAFFIC SIGNAL POLE		LIGHT POLE	
TELEPHONE PEDESTAL		FUEL PORT		TELEPHONE MANHOLE	–X–	TYPICAL FENCE	
POWER POLE		WATER VALVE		SWB MANHOLE		CONCRETE	
DOWN GUY		TRANSFORMER PAD		GAS MANHOLE		BOLLARD	
S.S. MANHOLE		ELECTRIC METER		VAULT		COVERED AREA	
CLEAN OUT		STORM DRAIN MANHOLE		HANDICAP SPACE		A/C PAD	

OWNER:

PRAMUKHRAJ ENTERPRISE, LLC
1604 HIGHWAY 34 SOUTH
TERRELL, TEXAS 75160
214-682-2466 (O)
972-563-4275 (F)
CONTACT: NAVNITKUMAR (TONY) PATEL

JOB NO.:	P-1176P4
DATE:	12/12/2022
SCALE:	1" = 30'
DRAWN BY:	T.R.M.
CHECKED BY:	J.B.W.

PEISER & MANKIN SURVEYING, LLC
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