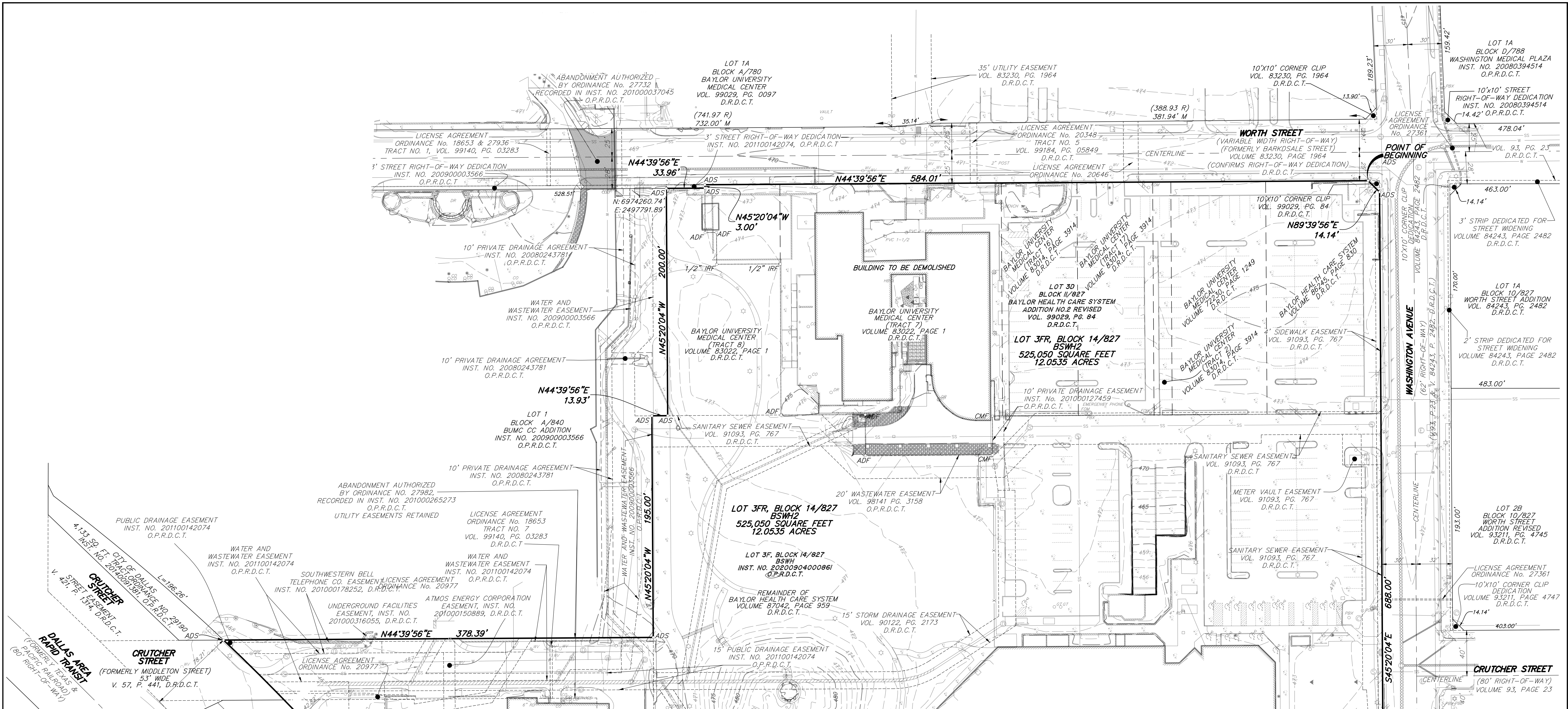




PRELIMINARY PLAT
OF
BSWH2 ADDITION
LOT 3FR, BLOCK 14/827
REPLAT
OF
BSWH ADDITION
LOT 3F, BLOCK 14/827
AND
BAYLOR HEALTH CARE SYSTEM
ADDITION NO. 2 REVISED
LOT 3D, BLOCK 11/827
JOHN CRIGSBY SURVEY, ABSTRACT NO. 495
CITY OF DALLAS, DALLAS COUNTY, TEXAS
CITY PLAN FILE NO. PLAT-26-000169

SCALE: 1" = 40' DATE: JUNE 2026

OWNER:
BAYLOR HEALTH CARE SYSTEM &
BAYLOR UNIVERSITY MEDICAL CENTER
301 N. WASHINGTON AVE.
DALLAS, TX 75246
(214) 820-8674
C/O CHARLES SHELburne

SURVEYOR:
RAYMOND L. GOODSON JR., INC.
13001 N. CENTRAL EXPRESSWAY, STE 300
DALLAS, TX 75243
214-739-8100
rlg@rlginc.com
TX PB REC #P-489
TBPELS REC #100341-00

RECORDED	INST#	-	JOB NO.	2611.017	E-FILE	2611.017PP	DWG NO.	29.020W
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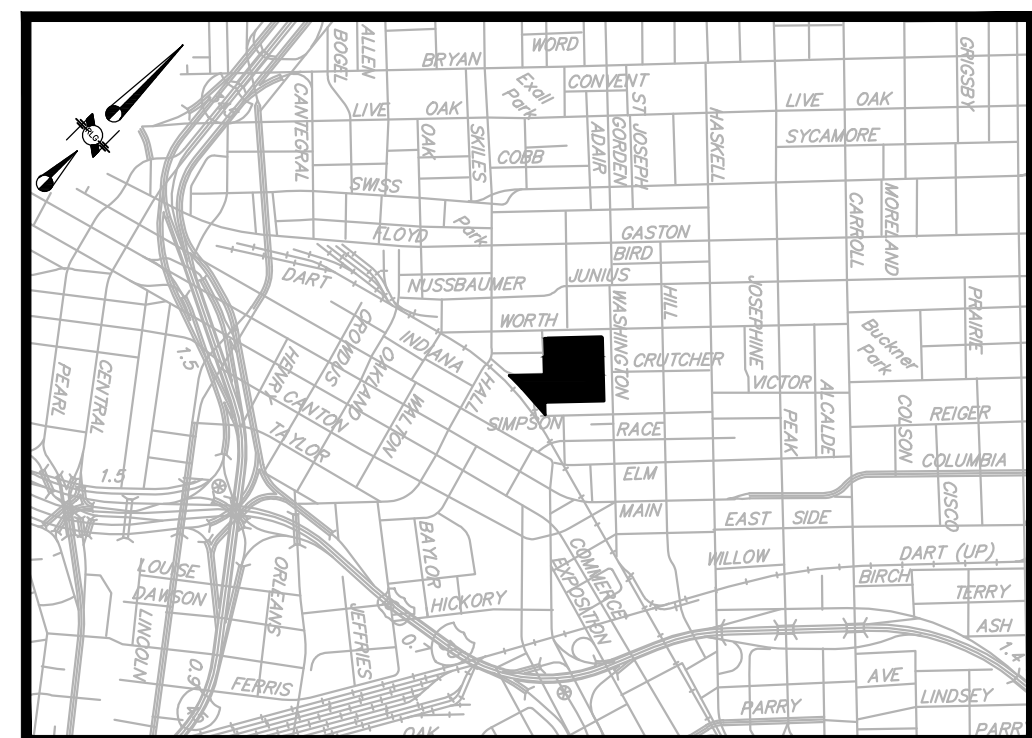
GENERAL NOTES:

- BASIS OF BEARINGS: TEXAS COORDINATE SYSTEM OF 1983, NORTH CENTRAL ZONE, NAD 83 (2011) EPOCH 2010.00, BASED ON REAL-TIME KINEMATIC OBSERVATIONS UTILIZING ALLTERRA CENTRAL'S VIRTUAL REFERENCE NETWORK.
- CONTROLLING MONUMENTS: AS SHOWN
- LOT-TO-LOT DRAINAGE WILL NOT BE ALLOWED WITHOUT PROPER CITY OF DALLAS ENGINEERING DIVISION APPROVAL.
- COORDINATES BASED ON TEXAS STATE PLANE COORDINATE SYSTEM, NORTH CENTRAL ZONE, NORTH AMERICAN DATUM OF 1983 ON GRID COORDINATE VALUES, NO SCALE AND NO PROJECTION.
- THE PURPOSE OF THIS PLAT IS TO CREATE ONE LOT FROM TWO EXISTING LOTS.

LEGEND

.....	PROPERTY LINE	---E---	E	.....	OVERHEAD POWER
.....	EASEMENT LINE	---8"---	8"	.....	GAS LINE
.....	BUILDING	---8"SS---	8"SS	.....	SEWER LINE
.....	ASPHALT	---8"SS---	8"SS	.....	STORM SEWER LINE
.....	CONCRETE	---8"SS---	8"SS	.....	WATER LINE
.....	FENCE LINE	---8"SS---	8"SS	.....	EXISTING CONTOUR LINE
.....	LIGHT STANDARD	---8"SS---	8"SS	.....	EXISTING SPOT ELEVATION
.....	LIGHT BOLLARD	---8"SS---	8"SS	.....	1/2" IRON ROD WITH YELLOW PLASTIC
.....	BOLLARD	---8"SS---	8"SS	.....	CAP STAMPED "RLG INC" SET
.....	WATER VALVE	---8"SS---	8"SS	.....	1/2" IRON ROD WITH YELLOW PLASTIC
.....	WATER METER	---8"SS---	8"SS	.....	CAP STAMPED "RLG INC" SET
.....	FIRE HYDRANT	---8"SS---	8"SS	.....	IRON ROD FOUND
.....	STAND PIPE	---8"SS---	8"SS	.....	MAG NAIL SET / FOUND
.....	CLEAN OUT	---8"SS---	8"SS	.....	CHISELED "X" SET / FOUND
.....	IRRIGATION BOX	---8"SS---	8"SS	.....	PR NAIL SET / FOUND
.....	TELEPHONE PEDESTAL	---8"SS---	8"SS	.....	CONTROLLING MONUMENT
.....	POWER POLE	---8"SS---	8"SS	.....	MAP RECORDS, DALLAS COUNTY, TX
.....	POWER POLE WITH U/G CONDUIT	---8"SS---	8"SS	.....	DEED RECORDS, DALLAS COUNTY, TX
.....	GUY WIRE	---8"SS---	8"SS	.....	OFFICIAL PUBLIC RECORDS, DALLAS COUNTY, TX
.....	SANITARY SEWER MANHOLE	---8"SS---	8"SS	.....	INSTRUMENT NUMBER
.....	STORM SEWER MANHOLE	---8"SS---	8"SS	.....	VOLUME, PAGE
.....	GAS MANHOLE	---8"SS---	8"SS	.....	AREA DRAIN & SIZE IN INCHES
.....	ELECTRIC MANHOLE	---8"SS---	8"SS	.....	ROOF DRAIN
.....	FIBER OPTIC MANHOLE	---8"SS---	8"SS	.....	CURB DRAIN
.....	COMMUNICATIONS MANHOLE	---8"SS---	8"SS	.....	PULL BOX
.....	ELECTRIC BOX	---8"SS---	8"SS	.....	PULL BOX ELECTRICAL
.....	ELECTRIC METER	---8"SS---	8"SS	.....	PULL BOX TELEPHONE
.....	TRAFFIC SIGNAL	---8"SS---	8"SS	.....	PULL BOX FIBER OPTIC
.....	TRAFFIC SIGNAL BOX	---8"SS---	8"SS	.....	CREPE MYRTLE
.....	POST INDICATOR VALVE	---8"SS---	8"SS	.....	TREE

VICINITY MAP
NOT TO SCALE



BAYLOR HEALTH CARE SYSTEM
ADDITION NO. 2 REVISED
LOT 3D, BLOCK 11/827
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