



LEGEND

.....	PROPERTY LINE	.....	OVERHEAD POWER
.....	EASEMENT LINE	.....	GAS LINE
.....	BUILDING	.....	SEWER LINE
.....	ASPHALT	.....	STORM SEWER LINE
.....	CONCRETE	.....	WATER LINE
.....	FENCE LINE	.....	EXISTING CONTOUR LINE
.....	LIGHT STANDARD	.....	EXISTING SPOT ELEVATION
.....	BOLLARD	.....	1/2" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "R.D.C.T."
.....	WATER VALVE	.....	1/2" IRON ROD WITH YELLOW PLASTIC CAP STAMPED " " FOUND
.....	WATER METER	.....	IRON ROD FOUND
.....	STAND PIPE	.....	MAG NAIL SET / FOUND
.....	CLEAN OUT	.....	CHISELED "Y" SET / FOUND
.....	IRRIGATION BOX	.....	PK NAIL SET / FOUND
.....	TELEPHONE PEDESTAL	.....	CONTROLLING MONUMENT
.....	POWER POLE	.....	MAP RECORDS, DALLAS COUNTY, TX
.....	POWER POLE WITH U/G CONDUIT	.....	DEED RECORDS, DALLAS COUNTY, TX
.....	GUY WIRE	.....	OPTICAL PUBLIC RECORDS, DALLAS COUNTY, TX
.....	SOIL	.....	INSTRUMENT NUMBER
.....	SANITARY SEWER MANHOLE	.....	VOLUME, PAGE
.....	STORM SEWER MANHOLE	.....	AREA DRAIN & SIZE IN INCHES
.....	GAS MANHOLE	.....	ROOF DRAIN
.....	TELEPHONE MANHOLE	.....	CURB DRAIN
.....	ELECTRIC MANHOLE	.....	PULL BOX
.....	FIBER OPTIC MANHOLE	.....	PULL BOX ELECTRIC
.....	COMMUNICATIONS MANHOLE	.....	PULL BOX TELEPHONE
.....	ELECTRIC BOX	.....	PULL BOX FIBER OPTIC
.....	ELECTRIC METER	.....	CREPE WHITE
.....	TRAFFIC SIGNAL	.....	F.K.A.
.....	TRAFFIC SIGNAL BOX	.....	FORMERLY KNOWN AS
.....	STAND PIPE	.....

PRELIMINARY PLAT
OF
ASC ADDITION
LOT 7A, BLOCK C/789
REPLAT
OF
W.B. MILLER'S ADDITION
LOTS 5-7, BLOCK C/789
REPLAT
OF
JUNIUS STREET MEDICAL ADDITION
LOT 8A, BLOCK C/789

JOHN GRIGSBY SURVEY, ABSTRACT NO. 495
CITY OF DALLAS, DALLAS COUNTY, TEXAS
CITY PLAN FILE NO. S223-048
ENGINEERING NO. 311T-____
SCALE: 1" = 30' DATE: NOVEMBER 2022

OWNER:		SURVEYOR:	
BAYLOR SCOTT & WHITE HEALTH		RAYMOND L. GOODSON JR., INC.	
301 N. WASHINGTON AVE.		12001 N. CENTRAL EXPRESSWAY, STE 300	
DALLAS, TX 75246		DALLAS, TX 75243	
(214) 820-8674		214-739-8100	
C/O CHARLES SHELburne		rlg@rlginc.com	
		TX PB REC #7-489	
		TBPPLS REG #100341-00	
RECORDED	INST#	JOB NO.	2213.015
		E-FILE	2213.015PP
		DWG NO.	28,02BW

GENERAL NOTES:

- Bearings are based on the Texas Coordinate System of 1983, North Central Zone, NAD 83 (2011) EPOCH 2010.00, based on Real-Time Kinematic Observations utilizing AllTerra Virtual Reference Network.
- Controlling Monuments: As Shown.
- Lot-to-lot drainage is not permitted without engineering approval.
- The purpose of this plat is to Replat four (4) Lots into one (1) Lot.
- 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.
- Structures to be demolished.

