

**NOTES:**

1. 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.
2. CONTROLLING MONUMENTS: AS SHOWN
3. LOT-TO-LOT DRAINAGE WILL NOT BE ALLOWED WITHOUT ENGINEERING SECTION APPROVAL.
4. STRUCTURES TO REMAIN.
5. 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.
6. THE PURPOSE OF THIS PLAT IS TO CREATE ONE LOT FROM TWO PLATTED LOTS.

**PRELIMINARY PLAT  
OF  
BHGC 2 ADDITION  
LOT 1C, BLOCK A/7930**

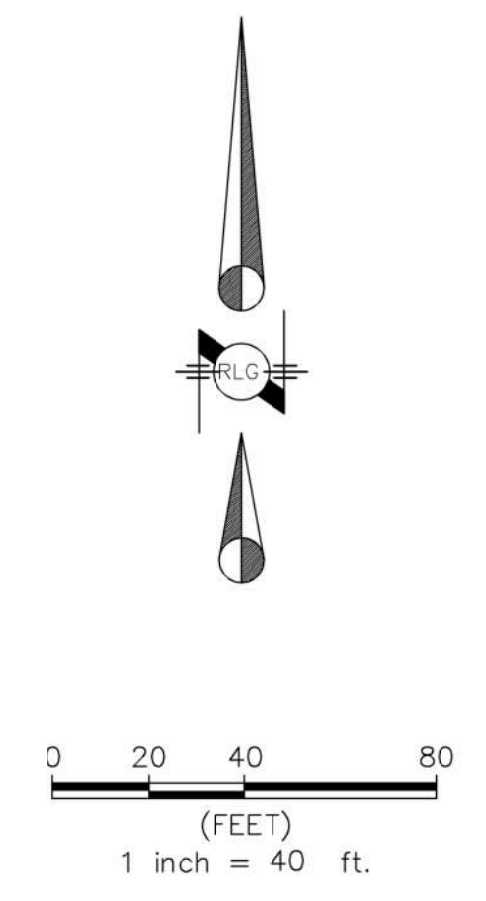
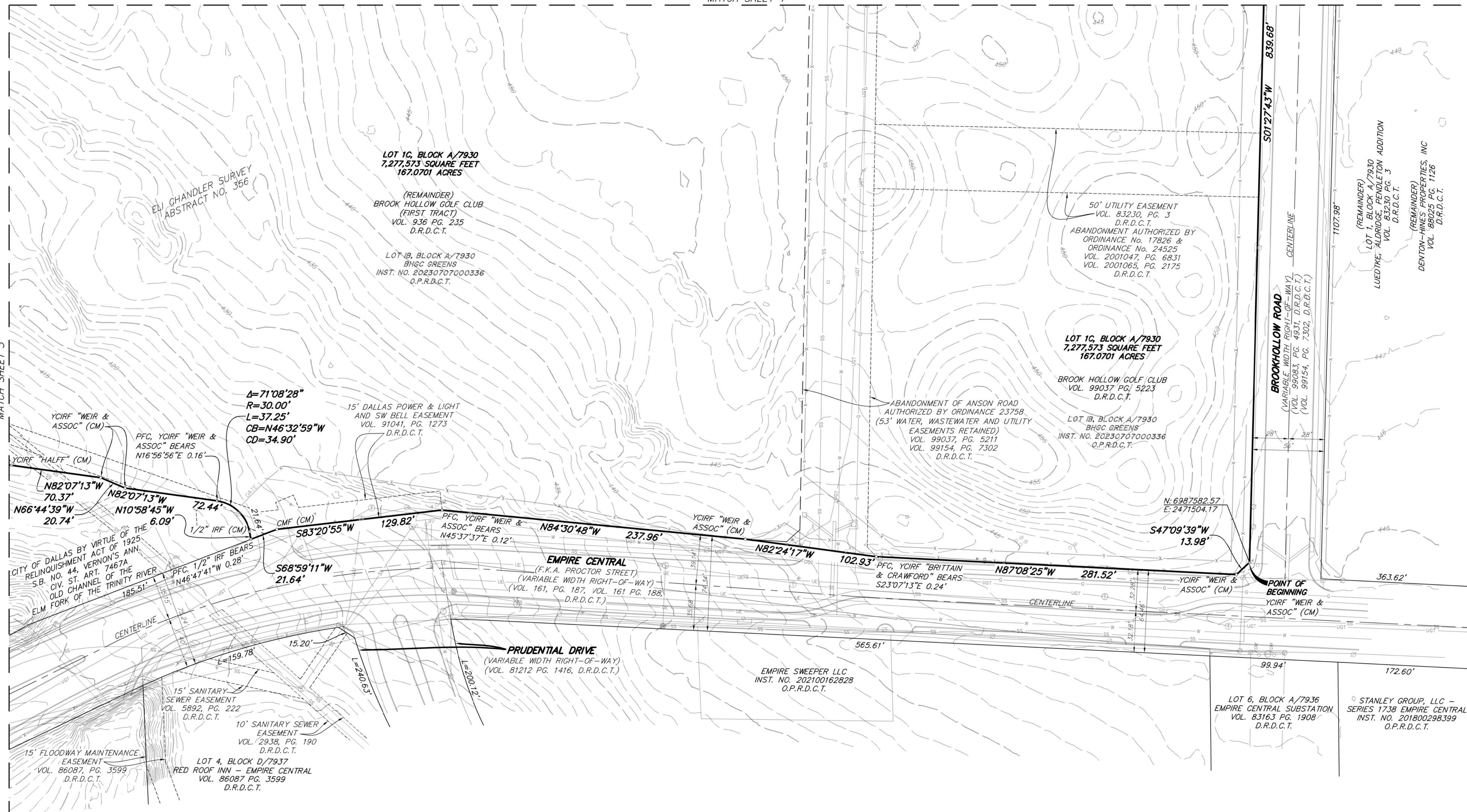
*BEING A REPLAT OF LOT 1B, BLOCK A/7930, BHGC GREENS ADDITION AND LOT 1A, BLOCK A/6067, BHGC ADDITION, AND BEING A PART OF THE ELI CHANDLER SURVEY, ABSTRACT NO. 356, DICKERSON PARKER SURVEY, ABSTRACT NO. 1113, FRANCIS A. WINN SURVEY, ABSTRACT NO. 1579, AND JOSEPH A. THOMAS SURVEY, ABSTRACT NO. 1489, CITY OF DALLAS, DALLAS COUNTY, TEXAS*

CITY PLAN FILE NO. S234-047  
ENGINEERING NO. DP-\_\_\_\_

SCALE: 1" = 200'      DATE: JANUARY, 2024

<p><b>OWNER:</b> BROOK HOLLOW GOLF CLUB 8301 HARRY HINES BLVD. DALLAS, TX 75243 214-637-1900 CHRIS BONVIE</p>	<p><b>SURVEYOR:</b> RAYMOND L. GOODSON JR., INC. 12001 N. CENTRAL EXPRESSWAY, STE 300 DALLAS, TX 75243 214-739-8100 rlg@rlginc.com TX PE REG #F-493 TBPELS REG #100341-00</p>
-----------------------------------------------------------------------------------------------------------------------------------	-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------

RECORDED	INST#	-	JOB NO.	2311.075	E-FILE	2311.075PP	DWG NO.	28,317W	SHEET 1 OF 17
----------	-------	---	---------	----------	--------	------------	---------	---------	---------------



- NOTES:
1. 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.
  2. CONTROLLING MONUMENTS: AS SHOWN
  3. LOT-TO-LOT DRAINAGE WILL NOT BE ALLOWED WITHOUT ENGINEERING SECTION APPROVAL.
  4. STRUCTURES TO REMAIN.
  5. 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.
  6. THE PURPOSE OF THIS PLAT IS TO CREATE ONE LOT FROM TWO PLATTED LOTS.



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	---	1/2" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "RLG INC" SET
---	BOLLARD	---	1/2" IRON ROD WITH YELLOW PLASTIC CAP STAMPED " " FOUND
---	WATER VALVE	---	IRON ROD FOUND
---	WATER METER	---	MAG NAIL SET / FOUND
---	FIRE HYDRANT	---	CRISSELED "X" SET / FOUND
---	STAND PIPE	---	PKS / PKF
---	CLEAN OUT	---	CONTROLLING MONUMENT
---	IRRIGATION BOX	---	MAP RECORDS, DALLAS COUNTY, TX
---	TELEPHONE PEDESTAL	---	DEED RECORDS, DALLAS COUNTY, TX
---	POWER POLE	---	OFFICIAL PUBLIC RECORDS, DALLAS COUNTY, TX
---	POWER POLE WITH U/G CONDUIT	---	INST. NO.
---	GUY WIRE	---	VOLUME, PAGE
---	SIGN	---	AREA DRAIN & SIZE IN INCHES
---	SANITARY SEWER MANHOLE	---	ROOF DRAIN
---	STORM SEWER MANHOLE	---	CURB DRAIN
---	GAS MANHOLE	---	PULL BOX
---	TELEPHONE MANHOLE	---	PULL BOX ELECTRIC
---	ELECTRIC MANHOLE	---	PULL BOX TELEPHONE
---	FIBER OPTIC MANHOLE	---	PULL BOX FIBER OPTIC
---	COMMUNICATIONS MANHOLE	---	CREPE MORTLE
---	ELECTRIC BOX	---	TREE
---	ELECTRIC METER		
---	TRAFFIC SIGNAL		
---	TRAFFIC SIGNAL BOX		
---	POST INDICATOR VALVE		

PRELIMINARY PLAT  
OF  
**BHGC 2 ADDITION**  
LOT 1C, BLOCK A/7930

BEING A REPLAT OF LOT 1B, BLOCK A/7930, BHGC GREENS ADDITION AND LOT 1A, BLOCK A/6067, BHGC ADDITION, AND BEING A PART OF THE ELI CHANDLER SURVEY, ABSTRACT NO. 356, DICKERSON PARKER SURVEY, ABSTRACT NO. 1113, FRANCIS A. WINN SURVEY, ABSTRACT NO. 1579, AND JOSEPH A. THOMAS SURVEY, ABSTRACT NO. 1489, CITY OF DALLAS, DALLAS COUNTY, TEXAS

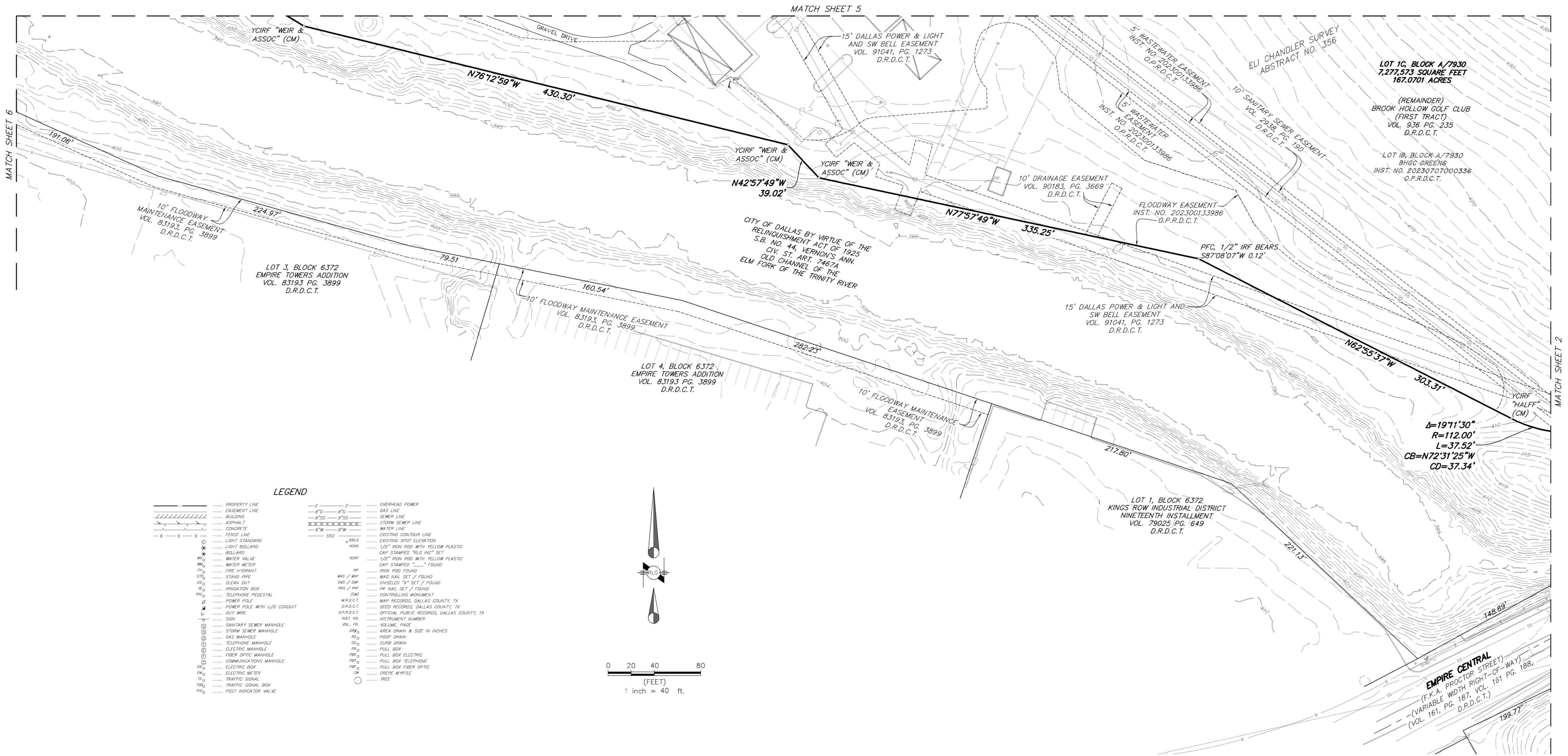
CITY PLAN FILE NO. S234-047  
ENGINEERING NO. DP-\_\_\_\_

SCALE: 1" = 40'  
DATE: JANUARY, 2024

OWNER:  
BROOK HOLLOW GOLF CLUB  
8301 HARRY HINES BLVD.  
DALLAS, TX 75235  
214-637-1900  
CHRIS BONVIE

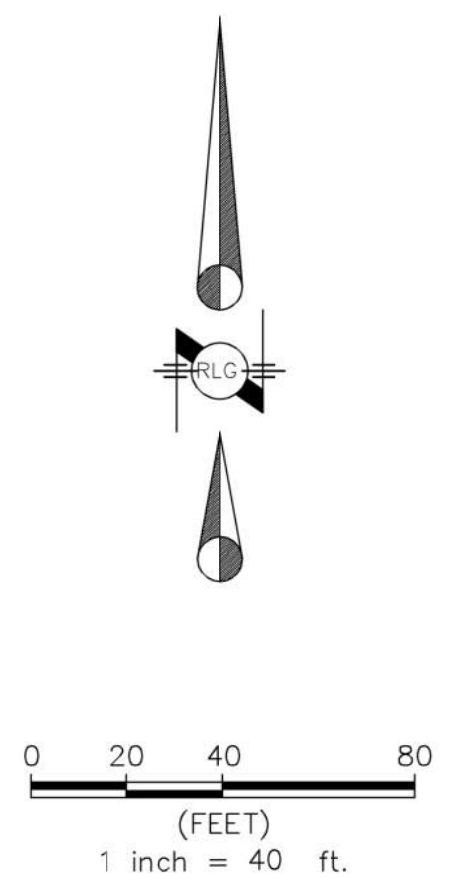
SURVEYOR:  
RAYMOND L. GOODSON JR., INC.  
12001 N. CENTRAL EXPRESSWAY, STE 300  
DALLAS, TX 75243  
214-739-8100  
rlg@rlginc.com  
TX PE REG #1-489  
TBPELS REG #100341-00

RECORDED INST# - JOB NO. 2311.075 E-FILE 2311.075PP DWG NO. 28,317W SHEET 2 OF 17



**LEGEND**

—●—●—	PROPERTY LINE	—E—E—	OVERHEAD POWER
—●—●—	EASEMENT LINE	—8"0—8"0—	GAS LINE
—●—●—	BUILDING	—8"SS—8"SS—	SEWER LINE
—●—●—	ASPHALT	—X—X—X—X—	STORM SEWER LINE
—●—●—	CONCRETE	—8"W—8"W—	WATER LINE
—●—●—	FENCE LINE	—550—	EXISTING CONTOUR LINE
—●—●—	LIGHT STANDARD	—550.5—	EXISTING SPOT ELEVATION
—●—●—	LIGHT BOLLARD	YGRS	1/2" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "2LG INC" SET
—●—●—	BOLLARD	YGRF	1/2" IRON ROD WITH YELLOW PLASTIC CAP STAMPED " " FOUND
—●—●—	WATER VALVE	IRF	IRON ROD FOUND
—●—●—	WATER METER	MIS / MIF	MAG NAIL SET / FOUND
—●—●—	FIRE HYDRANT	DMS / DMF	CHISELED "X" SET / FOUND
—●—●—	STAND PIPE	MNS / MNF	PK NAIL SET / FOUND
—●—●—	CLEAN OUT	(CM)	CONTROLLING MONUMENT
—●—●—	IRRIGATION BOX	M.R.D.C.T.	MAP RECORDS, DALLAS COUNTY, TX
—●—●—	TELEPHONE PEDESTAL	D.R.D.C.T.	DEED RECORDS, DALLAS COUNTY, TX
—●—●—	POWER POLE	O.P.R.D.C.T.	OFFICIAL PUBLIC RECORDS, DALLAS COUNTY, TX
—●—●—	POWER POLE WITH U/G CONDUIT	INST. NO.	INSTRUMENT NUMBER
—●—●—	GUY WIRE	VOL. NO.	VOLUME, PAGE
—●—●—	SOV	AREA	AREA DRAIN & SIZE IN INCHES
—●—●—	SANITARY SEWER MANHOLE	RD	ROOF DRAIN
—●—●—	STORM SEWER MANHOLE	ED	CLUB DRAIN
—●—●—	GAS MANHOLE	PD	PULL BOX
—●—●—	TELEPHONE MANHOLE	PBE	PULL BOX ELECTRIC
—●—●—	ELECTRIC MANHOLE	PTE	PULL BOX TELEPHONE
—●—●—	FIBER OPTIC MANHOLE	PM	PULL BOX FIBER OPTIC
—●—●—	COMMUNICATIONS MANHOLE	DM	CREPE MYRTLE
—●—●—	ELECTRIC BOX		TREE
—●—●—	ELECTRIC METER		
—●—●—	TRAFFIC SIGNAL		
—●—●—	TRAFFIC SIGNAL BOX		
—●—●—	POST INDICATOR VALVE		



**NOTES:**

1. 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.
2. CONTROLLING MONUMENTS: AS SHOWN
3. LOT-TO-LOT DRAINAGE WILL NOT BE ALLOWED WITHOUT ENGINEERING SECTION APPROVAL.
4. STRUCTURES TO REMAIN.
5. 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.
6. THE PURPOSE OF THIS PLAT IS TO CREATE ONE LOT FROM TWO PLATTED LOTS.

**PRELIMINARY PLAT  
OF  
BHGC 2 ADDITION  
LOT 1C, BLOCK A/7930**

BEING A REPLAT OF LOT 1B, BLOCK A/7930, BHGC GREENS ADDITION AND LOT 1A, BLOCK A/6067, BHGC ADDITION, AND BEING A PART OF THE ELI CHANDLER SURVEY, ABSTRACT NO. 356, DICKERSON PARKER SURVEY, ABSTRACT NO. 1113, FRANCIS A. WINN SURVEY, ABSTRACT NO. 1579, AND JOSEPH A. THOMAS SURVEY, ABSTRACT NO. 1489, CITY OF DALLAS, DALLAS COUNTY, TEXAS

CITY PLAN FILE NO. S234-047  
ENGINEERING NO. DP-\_\_\_\_

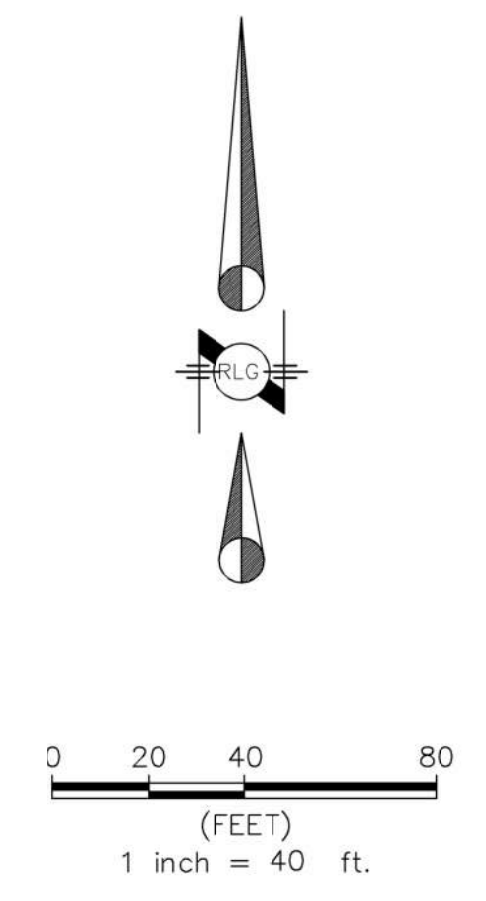
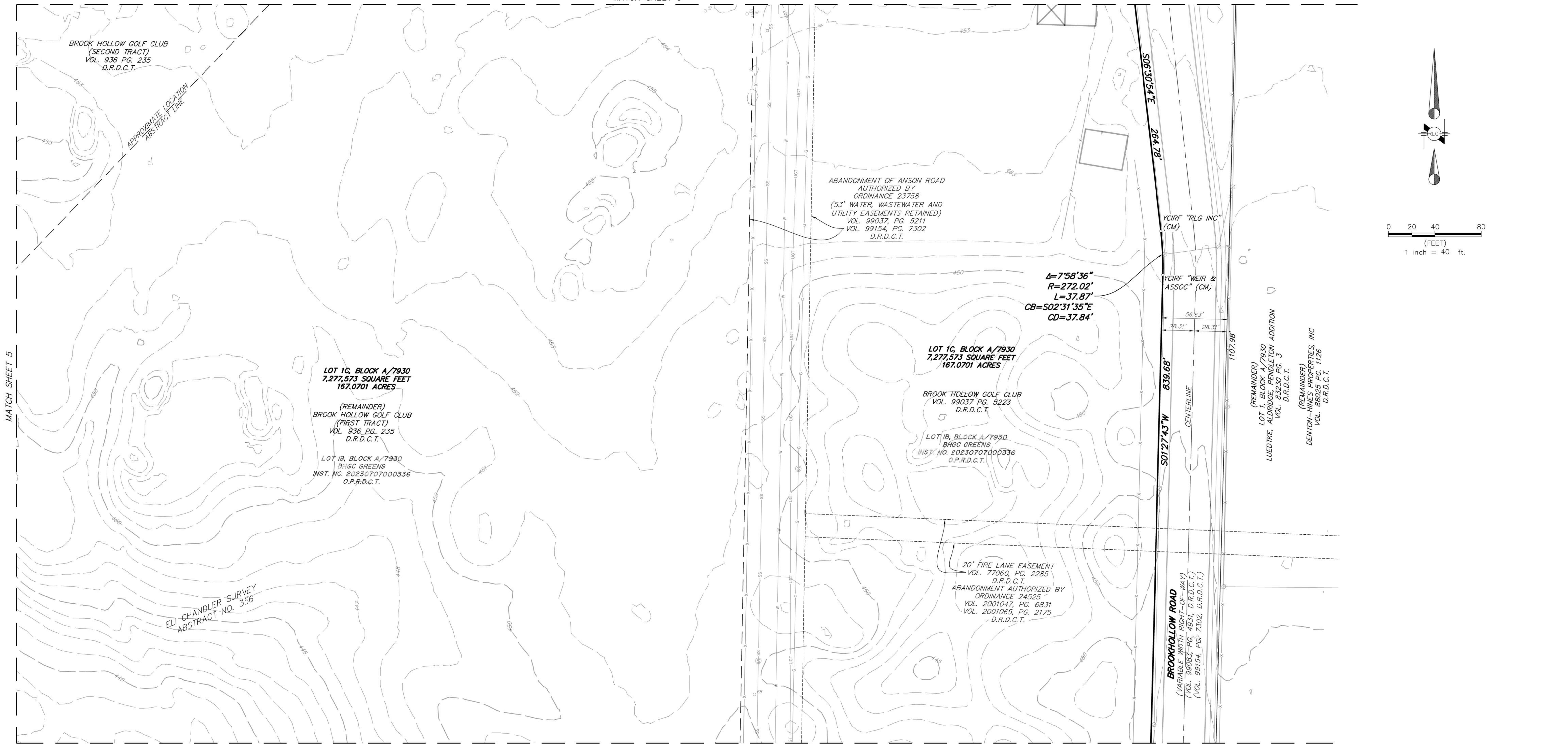
SCALE: 1" = 40'      DATE: JANUARY, 2024

**OWNER:**  
BROOK HOLLOW GOLF CLUB  
8301 HARRY HINES BLVD.  
DALLAS, TX 75235  
214-637-1900  
CHRIS BONVIE

**SURVEYOR:**  
RAYMOND L. GOODSON JR., INC.  
12001 N. CENTRAL EXPRESSWAY, STE 300  
DALLAS, TX 75243  
214-739-8100  
rlg@rlginc.com  
TX PE REG #1-493  
TBPELS REG #100341-00



RECORDED	INST#	-	JOB NO.	2311.075	E-FILE	2311.075PP	DWG NO.	28,317W	SHEET	3 OF 17
----------	-------	---	---------	----------	--------	------------	---------	---------	-------	---------



MATCH SHEET 5

MATCH SHEET 2



- NOTES:
1. 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.
  2. CONTROLLING MONUMENTS: AS SHOWN
  3. LOT-TO-LOT DRAINAGE WILL NOT BE ALLOWED WITHOUT ENGINEERING SECTION APPROVAL.
  4. STRUCTURES TO REMAIN.
  5. 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.
  6. THE PURPOSE OF THIS PLAT IS TO CREATE ONE LOT FROM TWO PLATTED LOTS.

LEGEND

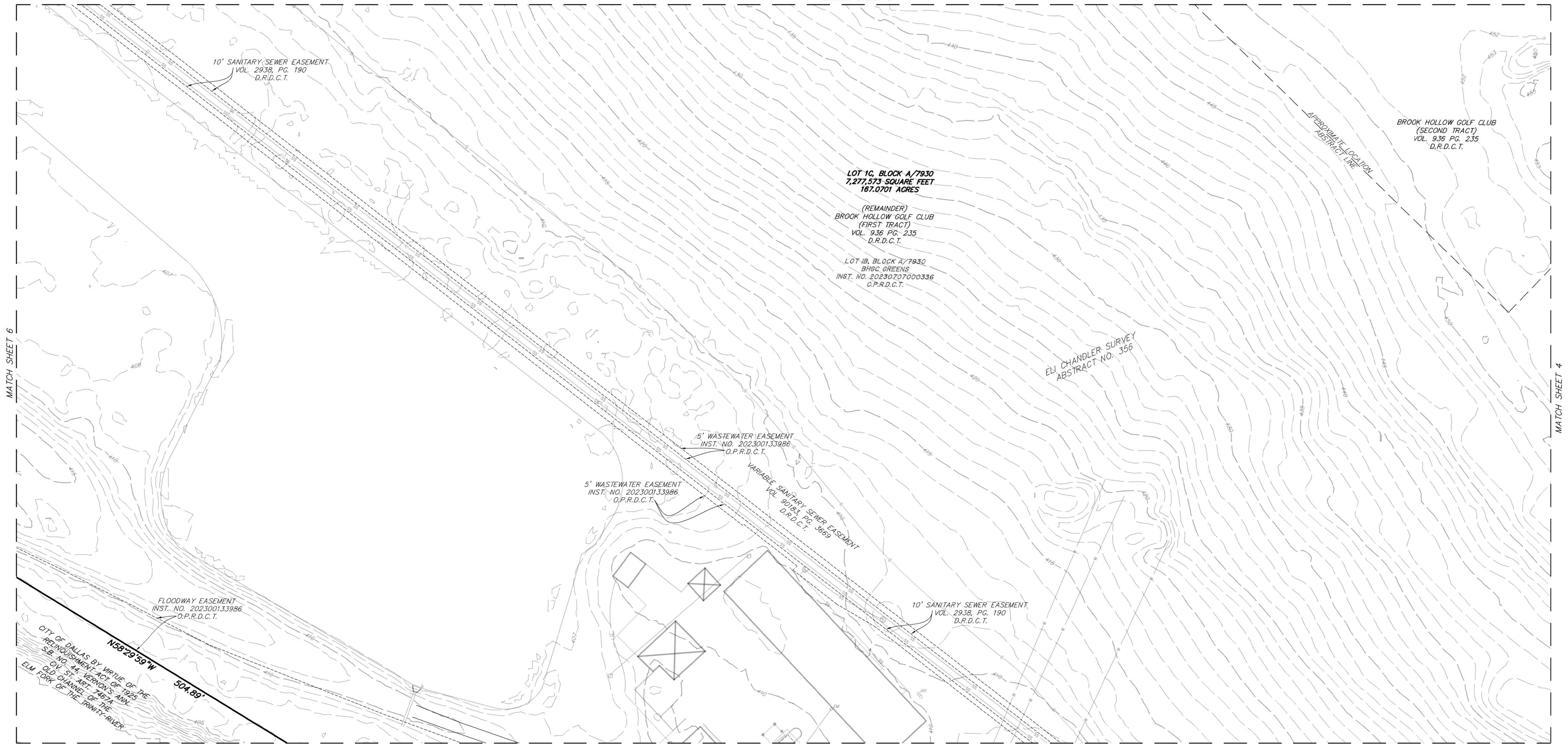
---	PROPERTY LINE	---	OVERHEAD POWER
---	EASEMENT LINE	---	GAS LINE
---	BUILDING	---	SEWER LINE
---	ASPHALT	---	STORM SEWER LINE
---	CONCRETE	---	WATER LINE
---	FENCE LINE	---	EXISTING CONTOUR LINE
---	LIGHT STANDARD	---	EXISTING SPOT ELEVATION
---	LIGHT BOLLARD	---	1/2" IRON ROD WITH YELLOW PLASTIC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

PRELIMINARY PLAT  
OF  
**BHGC 2 ADDITION**  
**LOT 1C, BLOCK A/7930**  
BEING A REPLAT OF LOT 1B, BLOCK A/7930, BHGC GREENS ADDITION AND LOT 1A, BLOCK A/6067, BHGC ADDITION, AND BEING A PART OF THE ELI CHANDLER SURVEY, ABSTRACT NO. 356, DICKERSON PARKER SURVEY, ABSTRACT NO. 1113, FRANCIS A. WINN SURVEY, ABSTRACT NO. 1579, AND JOSEPH A. THOMAS SURVEY, ABSTRACT NO. 1489, CITY OF DALLAS, DALLAS COUNTY, TEXAS  
CITY PLAN FILE NO. S234-047  
ENGINEERING NO. DP-\_\_\_\_  
SCALE: 1" = 40'  
DATE: JANUARY, 2024

OWNER:  
**BROOK HOLLOW GOLF CLUB**  
8301 HARRY HINES BLVD.  
DALLAS, TX 75235  
214-637-1900  
CHRIS BONVIE

SURVEYOR:  
**RAYMOND L. GOODSON JR., INC.**  
12001 N. CENTRAL EXPRESSWAY, STE 300  
DALLAS, TX 75243  
214-739-8100  
rlg@rlginc.com  
TX PE REG #1-489  
TBP&LS REG #100341-00

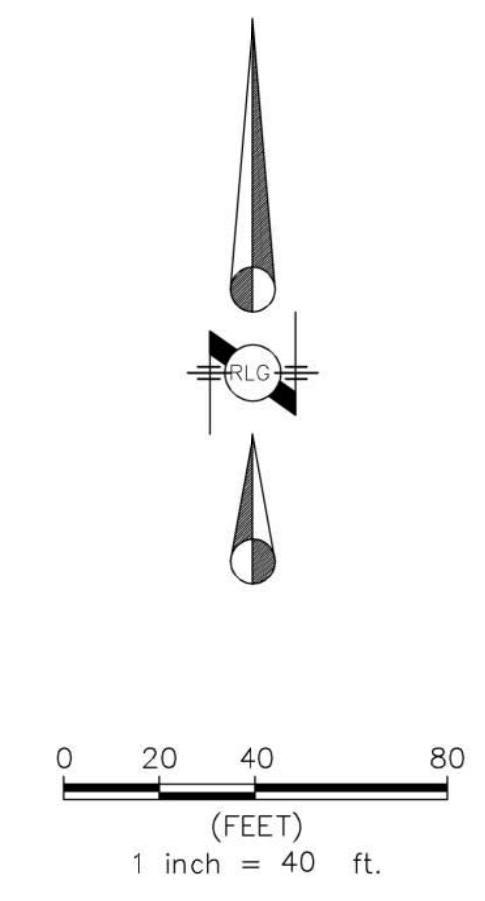
RECORDED	INST#	-	JOB NO.	2311.075	E-FILE	2311.075PP	DWG NO.	28,317W
----------	-------	---	---------	----------	--------	------------	---------	---------



MATCH SHEET 6

MATCH SHEET 4

MATCH SHEET 3



NOTES:

1. 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.
2. CONTROLLING MONUMENTS: AS SHOWN
3. LOT-TO-LOT DRAINAGE WILL NOT BE ALLOWED WITHOUT ENGINEERING SECTION APPROVAL.
4. STRUCTURES TO REMAIN.
5. 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.
6. THE PURPOSE OF THIS PLAT IS TO CREATE ONE LOT FROM TWO PLATTED LOTS.

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
---	LIGHT BOLLARD	---	1/2" IRON ROD WITH YELLOW PLASTIC
---	BOLLARD	---	CAP STAMPED "1/2\"
---	WATER VALVE	---	1/2" IRON ROD WITH YELLOW PLASTIC
---	WATER METER	---	CAP STAMPED "1/2\"
---	FIRE HYDRANT	---	IRON ROD FOUND
---	STAND PIPE	---	MAG NAIL SET / FOUND
---	CLEAN GUY	---	DISHELED "4\"
---	IRRIGATION BOX	---	DIK NAIL SET / FOUND
---	TELEPHONE PEDESTAL	---	(CM)
---	POWER POLE	---	MAP RECORDS, DALLAS COUNTY, TX
---	POWER POLE WITH U/G CONDUIT	---	DEED RECORDS, DALLAS COUNTY, TX
---	GUY WIRE	---	OFFICIAL PUBLIC RECORDS, DALLAS COUNTY, TX
---	SIGN	---	INSTRUMENT NUMBER
---	SANITARY SEWER MANHOLE	---	VOLUME, PAGE
---	STORM SEWER MANHOLE	---	AREA DRAIN & SIZE IN INCHES
---	GAS MANHOLE	---	ROOF DRAIN
---	TELEPHONE MANHOLE	---	CLUB DRAIN
---	ELECTRIC MANHOLE	---	PULL BOX
---	FIBER OPTIC MANHOLE	---	PULL BOX ELECTRIC
---	COMMUNICATIONS MANHOLE	---	PULL BOX TELEPHONE
---	ELECTRIC BOX	---	PULL BOX FIBER OPTIC
---	ELECTRIC METER	---	CM
---	TRAFFIC SIGNAL	---	CREPE MYPLE
---	TRAFFIC SIGNAL BOX	---	TREE
---	POST INDICATOR VALVE		

PRELIMINARY PLAT  
OF  
**BHGC 2 ADDITION**  
**LOT 1C, BLOCK A/7930**  
BEING A REPLAT OF LOT 1B, BLOCK A/7930, BHGC GREENS ADDITION AND LOT 1A, BLOCK A/6067, BHGC ADDITION, AND BEING A PART OF THE ELI CHANDLER SURVEY, ABSTRACT NO. 356, DICKERSON PARKER SURVEY, ABSTRACT NO. 1113, FRANCIS A. WINN SURVEY, ABSTRACT NO. 1579, AND JOSEPH A. THOMAS SURVEY, ABSTRACT NO. 1489, CITY OF DALLAS, DALLAS COUNTY, TEXAS  
CITY PLAN FILE NO. S234-047  
ENGINEERING NO. DP-\_\_\_\_

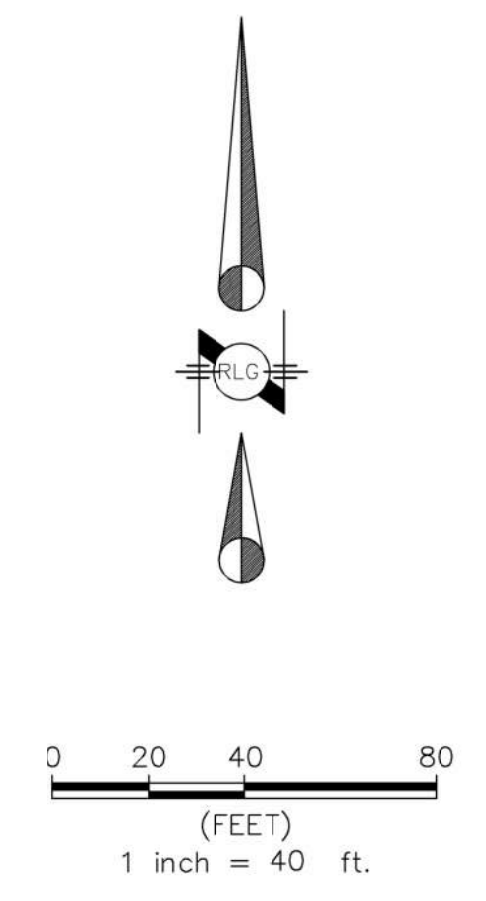
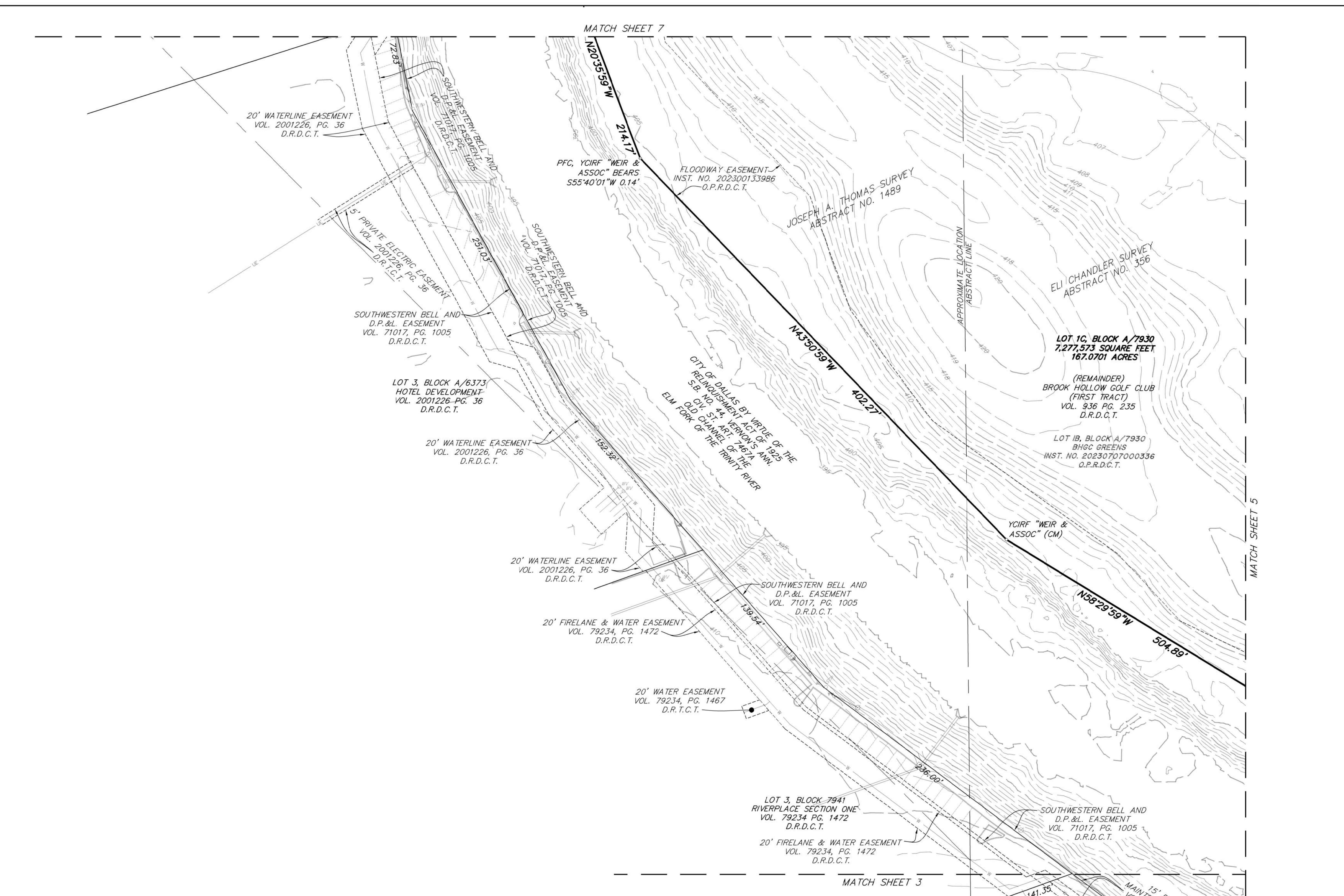
SCALE: 1" = 40'  
DATE: JANUARY, 2024

OWNER:  
BROOK HOLLOW GOLF CLUB  
8301 HARRY HINES BLVD.  
DALLAS, TX 75235  
214-637-1900  
CHRIS BONVIE

SURVEYOR:  
RAYMOND L. GOODSON JR., INC.  
12001 N. CENTRAL EXPRESSWAY, STE 300  
DALLAS, TX 75243  
214-739-8100  
rlg@rlginc.com  
TX PE REG #1-493  
TBP&LS REG #100341-00

SHEET 5 OF 17

RECORDED	INST#	-	JOB NO.	2311.075	E-FILE	2311.075PP	DWG NO.	28,317W
----------	-------	---	---------	----------	--------	------------	---------	---------



**LEGEND**

---	PROPERTY LINE	---	OVERHEAD POWER
---	EASEMENT LINE	---	GAS LINE
---	BUILDING	---	SEWER LINE
---	ASPHALT	---	STORM SEWER LINE
---	CONCRETE	---	WATER LINE
---	FENCE LINE	---	EXISTING CONTOUR LINE
---	...	---	EXISTING SPOT ELEVATION
---	...	---	...



- NOTES:**
1. 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.
  2. CONTROLLING MONUMENTS: AS SHOWN
  3. LOT-TO-LOT DRAINAGE WILL NOT BE ALLOWED WITHOUT ENGINEERING SECTION APPROVAL.
  4. STRUCTURES TO REMAIN.
  5. 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.
  6. THE PURPOSE OF THIS PLAT IS TO CREATE ONE LOT FROM TWO PLATTED LOTS.

**PRELIMINARY PLAT  
OF  
BHGC 2 ADDITION  
LOT 1C, BLOCK A/7930**

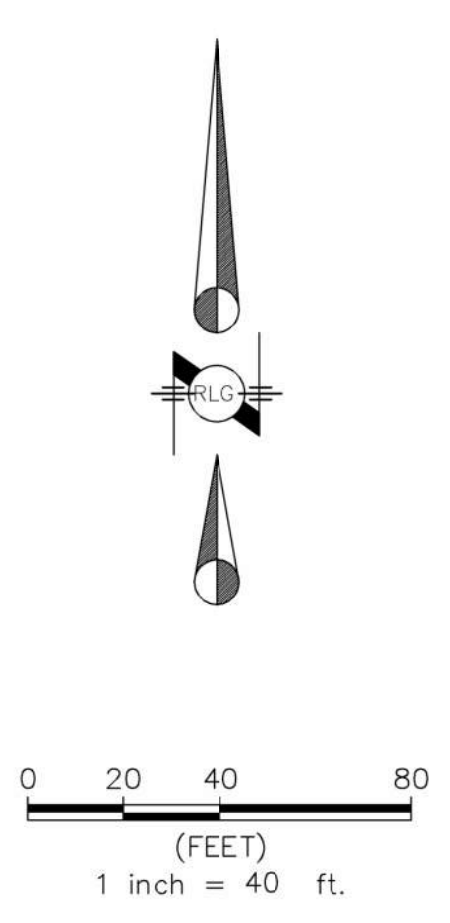
*BEING A REPLAT OF LOT 1B, BLOCK A/7930, BHGC GREENS ADDITION AND LOT 1A, BLOCK A/6067, BHGC ADDITION, AND BEING A PART OF THE ELI CHANDLER SURVEY, ABSTRACT NO. 356, DICKERSON PARKER SURVEY, ABSTRACT NO. 1113, FRANCIS A. WINN SURVEY, ABSTRACT NO. 1579, AND JOSEPH A. THOMAS SURVEY, ABSTRACT NO. 1489, CITY OF DALLAS, DALLAS COUNTY, TEXAS*

CITY PLAN FILE NO. S234-047  
ENGINEERING NO. DP-\_\_\_\_

SCALE: 1" = 40'                      DATE: JANUARY, 2024

<b>OWNER:</b> BROOK HOLLOW GOLF CLUB 8301 HARRY HINES BLVD. DALLAS, TX 75235 214-637-1900 CHRIS BONVIE	<b>SURVEYOR:</b> RAYMOND L. GOODSON JR., INC. 12001 N. CENTRAL EXPRESSWAY, STE 300 DALLAS, TX 75243 214-739-8100 rlg@rlginc.com TX PE REG #1-489 TBPELS REG #100341-00
-----------------------------------------------------------------------------------------------------------------------	---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------

RECORDED	INST#	-	JOB NO.	2311.075	E-FILE	2311.075PP	DWG NO.	28.317W	SHEET	6 OF 17
----------	-------	---	---------	----------	--------	------------	---------	---------	-------	---------



- NOTES:**
1. 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.
  2. CONTROLLING MONUMENTS: AS SHOWN
  3. LOT-TO-LOT DRAINAGE WILL NOT BE ALLOWED WITHOUT ENGINEERING SECTION APPROVAL.
  4. STRUCTURES TO REMAIN.
  5. 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.
  6. THE PURPOSE OF THIS PLAT IS TO CREATE ONE LOT FROM TWO PLATTED LOTS.

**LEGEND**

— — — — —	PROPERTY LINE	— E — E —	OVERHEAD POWER
— — — — —	EASEMENT LINE	— 8"0 — 8"0 —	GAS LINE
— — — — —	BUILDING LINE	— 8"35 — 8"35 —	SEWER LINE
— — — — —	ASPHALT	— — — — —	STORM SEWER LINE
— — — — —	CONCRETE	— X — X — X — X —	WATER LINE
— — — — —	FENCE LINE	— 8" W — 8" W —	EXISTING CONTOUR LINE
— — — — —	LIGHT STANDARD	— 550 —	EXISTING SPOT ELEVATION
— — — — —	LIGHT BOLLARD	— 550.5 —	1/2" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "1/2" SET
— — — — —	BOLLARD	YDRF	1/2" IRON ROD WITH YELLOW PLASTIC CAP STAMPED " " FOUND
— — — — —	WATER VALVE	RF	IRON ROD FOUND
— — — — —	WATER METER	MIS / MIF	MADE "1/4" SET / FOUND
— — — — —	FIRE HYDRANT	CMS / CMF	CHISELED "X" SET / FOUND
— — — — —	STAND PIPE	PKS / PKF	PK NAIL SET / FOUND
— — — — —	CLEAN OUT	DMJ	CONTROLLING MONUMENT
— — — — —	IRRIGATION BOX	M.R.D.C.T.	MAP RECORDS, DALLAS COUNTY, TX
— — — — —	TELEPHONE PEDESTAL	D.R.D.C.T.	DEED RECORDS, DALLAS COUNTY, TX
— — — — —	POWER POLE	O.P.R.D.C.T.	OFFICIAL PUBLIC RECORDS, DALLAS COUNTY, TX
— — — — —	POWER POLE WITH W/S CONDUIT	INST. NO.	INSTRUMENT NUMBER
— — — — —	DUY WIRE	VOL. PG.	VOLUME, PAGE
— — — — —	SIGN	AREA DRAIN & SIZE IN INCHES	
— — — — —	SANITARY SEWER MANHOLE	SDR	AREA DRAIN
— — — — —	STORM SEWER MANHOLE	CD	CURB DRAIN
— — — — —	GAS MANHOLE	PK	PULL BOX
— — — — —	TELEPHONE MANHOLE	PK	PULL BOX ELECTRIC
— — — — —	ELECTRIC MANHOLE	PK	PULL BOX TELEPHONE
— — — — —	FIBER OPTIC MANHOLE	PK	PULL BOX FIBER OPTIC
— — — — —	COMMUNICATIONS MANHOLE	PK	WHERE APPLICABLE
— — — — —	ELECTRIC BOX	PK	
— — — — —	ELECTRIC METER	PK	
— — — — —	TRAFFIC SIGNAL	PK	
— — — — —	TRAFFIC SIGNAL BOX	PK	
— — — — —	POST INDICATOR VALVE	PK	



**PRELIMINARY PLAT**  
OF  
**BHGC 2 ADDITION**  
**LOT 1C, BLOCK A/7930**

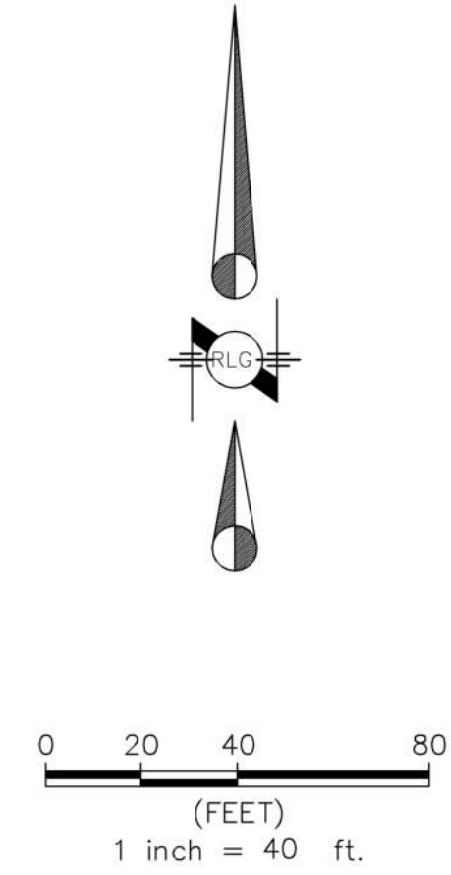
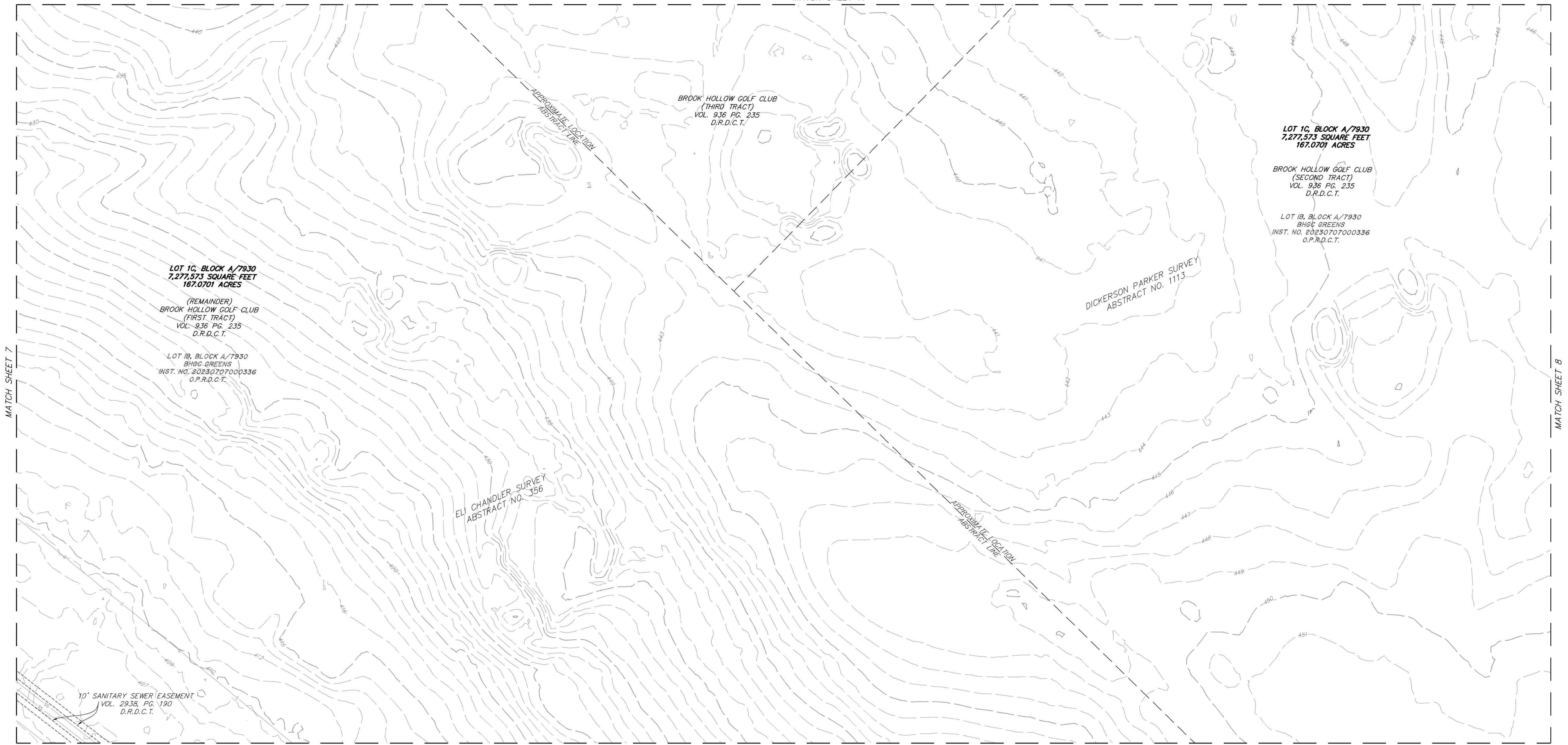
BEING A REPLAT OF LOT 1B, BLOCK A/7930, BHGC GREENS ADDITION AND LOT 1A, BLOCK A/6067, BHGC ADDITION, AND BEING A PART OF THE ELI CHANDLER SURVEY, ABSTRACT NO. 356, DICKERSON PARKER SURVEY, ABSTRACT NO. 1113, FRANCIS A. WINN SURVEY, ABSTRACT NO. 1579, AND JOSEPH A. THOMAS SURVEY, ABSTRACT NO. 1489, CITY OF DALLAS, DALLAS COUNTY, TEXAS

CITY PLAN FILE NO. S234-047  
ENGINEERING NO. DP-\_\_\_\_\_

SCALE: 1" = 40'      DATE: JANUARY, 2024

<b>OWNER:</b> BROOK HOLLOW GOLF CLUB 8301 HARRY HINES BLVD. DALLAS, TX 75235 214-637-1900 CHRIS BONVIE	<b>SURVEYOR:</b> RAYMOND L. GOODSON JR., INC. 12001 N. CENTRAL EXPRESSWAY, STE 300 DALLAS, TX 75243 214-739-8100 rlg@rlginc.com TX PE REG #7-489 TBP&LS REG #100341-00
-----------------------------------------------------------------------------------------------------------------------	---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------

RECORDED	INST#	-	JOB NO.	2311.075	E-FILE	2311.075PP	DWG NO.	28,317W	SHEET	7 OF 17
----------	-------	---	---------	----------	--------	------------	---------	---------	-------	---------



- NOTES:**
1. 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.
  2. CONTROLLING MONUMENTS: AS SHOWN
  3. LOT-TO-LOT DRAINAGE WILL NOT BE ALLOWED WITHOUT ENGINEERING SECTION APPROVAL.
  4. STRUCTURES TO REMAIN.
  5. 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.
  6. THE PURPOSE OF THIS PLAT IS TO CREATE ONE LOT FROM TWO PLATTED LOTS.

**LEGEND**

— — — — —	PROPERTY LINE	— E — E —	OVERHEAD POWER
— — — — —	EASEMENT LINE	— B" — B" —	GAS LINE
— — — — —	BUILDING	— B"SS — B"SS —	SEWER LINE
— — — — —	ASPHALT	— B"SS — B"SS —	STORM SEWER LINE
— — — — —	CONCRETE	— B" — B" —	WATER LINE
— — — — —	FENCE LINE	— B" — B" —	EXISTING CONTOUR LINE
— — — — —	LIGHT STANDARD	— 350 — 350 —	EXISTING SPOT ELEVATION
— — — — —	LIGHT BOLLARD		1/2" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "36 INCH" SET
— — — — —	BOLLARD		1/2" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "FOUND"
— — — — —	WATER VALVE		IRON ROD FOUND
— — — — —	FIRE HYDRANT		MAG NAIL SET / FOUND
— — — — —	STAND PIPE		CHISELED "X" SET / FOUND
— — — — —	CLEAN OUT		PK NAIL SET / FOUND
— — — — —	IRIGATION BOX		(CW)
— — — — —	TELEPHONE PEDESTAL		CONTROLLING MONUMENT
— — — — —	POWER POLE		MAP RECORDS, DALLAS COUNTY, TX
— — — — —	POWER POLE WITH U/G CONDUIT		DEED RECORDS, DALLAS COUNTY, TX
— — — — —	QUY WIRE		OFFICIAL PUBLIC RECORDS, DALLAS COUNTY, TX
— — — — —	SIGN		INSTRUMENT NUMBER
— — — — —	SANITARY SEWER MANHOLE		VOLUME, PAGE
— — — — —	STORM SEWER MANHOLE		AREA DRAIN - 8" 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		CHISEL WYRLE
— — — — —	TRAFFIC SIGNAL		TREE
— — — — —	TRAFFIC SIGNAL BOX		
— — — — —	POST INDICATOR VALVE		

**PRELIMINARY PLAT**  
OF  
**BHGC 2 ADDITION**  
**LOT 1C, BLOCK A/7930**

BEING A REPLAT OF LOT 1B, BLOCK A/7930, BHGC GREENS ADDITION AND LOT 1A, BLOCK A/6067, BHGC ADDITION, AND BEING A PART OF THE ELI CHANDLER SURVEY, ABSTRACT NO. 356, DICKERSON PARKER SURVEY, ABSTRACT NO. 1113, FRANCIS A. WINN SURVEY, ABSTRACT NO. 1579, AND JOSEPH A. THOMAS SURVEY, ABSTRACT NO. 1489, CITY OF DALLAS, DALLAS COUNTY, TEXAS

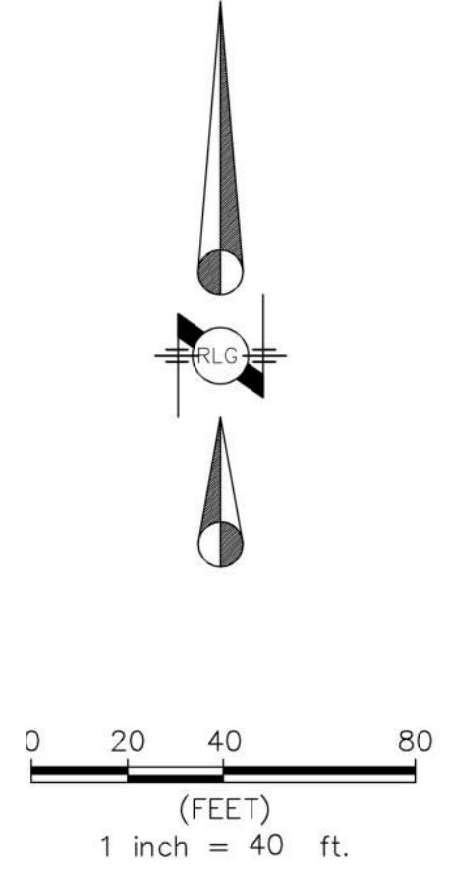
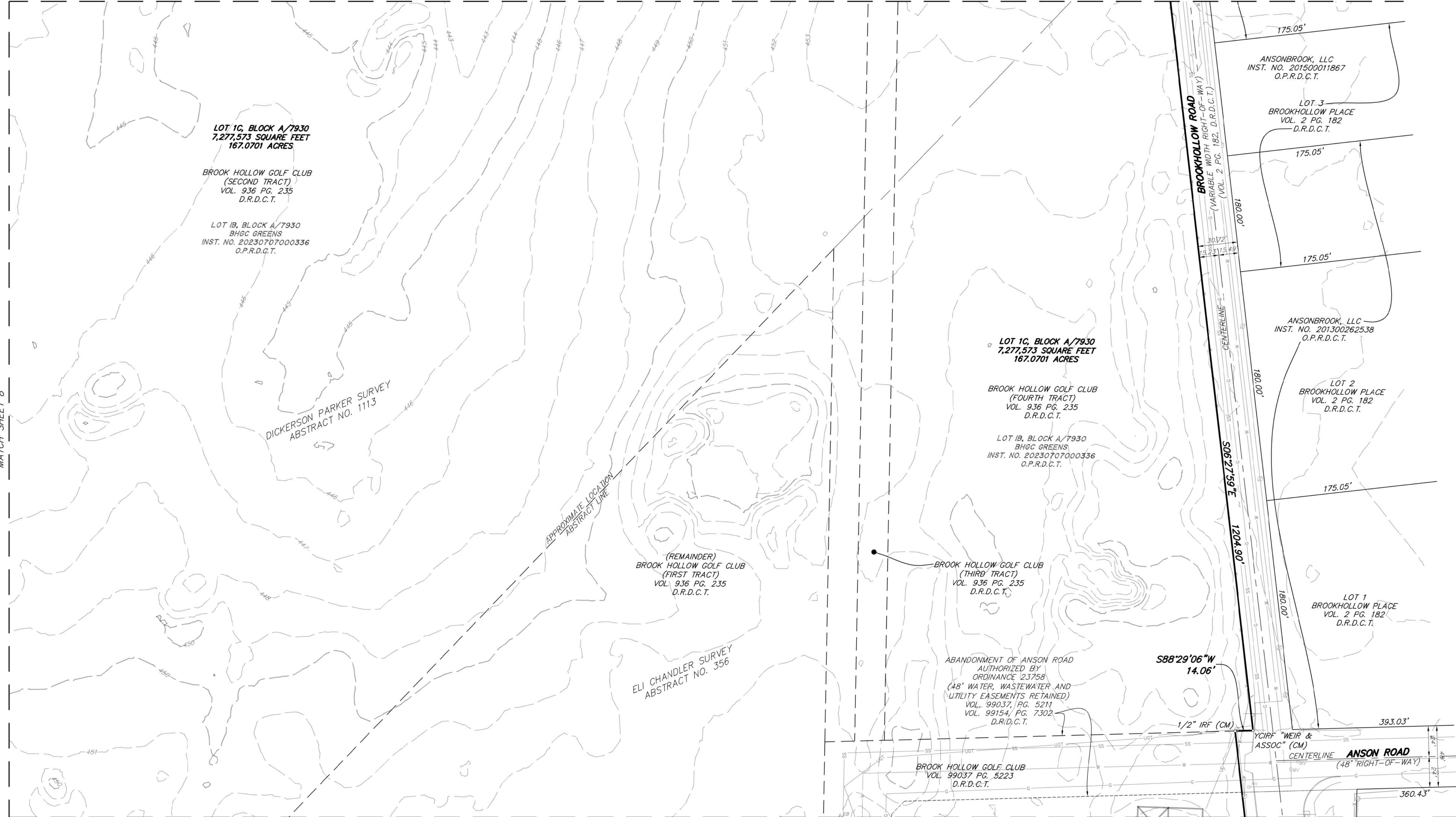
CITY PLAN FILE NO. S234-047  
ENGINEERING NO. DP-\_\_\_\_

SCALE: 1" = 40'  
DATE: JANUARY, 2024

<b>OWNER:</b> BROOK HOLLOW GOLF CLUB 8301 HARRY HINES BLVD. DALLAS, TX 75235 214-637-1900 CHRIS BONVIE	<b>SURVEYOR:</b> RAYMOND L. GOODSON JR., INC. 12001 N. CENTRAL EXPRESSWAY, STE 300 DALLAS, TX 75243 214-739-8100 rlg@rlginc.com TX PE REG #1-493 TBPELS REG #100341-00
-----------------------------------------------------------------------------------------------------------------------	---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------

RECORDED	INST#	—	JOB NO.	2311.075	E-FILE	2311.075PP	DWG NO.	28,317W
----------	-------	---	---------	----------	--------	------------	---------	---------





NOTES:

1. 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.
2. CONTROLLING MONUMENTS: AS SHOWN
3. LOT-TO-LOT DRAINAGE WILL NOT BE ALLOWED WITHOUT ENGINEERING SECTION APPROVAL.
4. STRUCTURES TO REMAIN.
5. 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.
6. THE PURPOSE OF THIS PLAT IS TO CREATE ONE LOT FROM TWO PLATTED LOTS.

LEGEND

.....	PROPERTY LINE	---	OVERHEAD POWER
---	EASEMENT LINE	---8"---	GAS LINE
----	BUILDING	---8"SS---	SEWER LINE
----	ASPHALT	---	STORM SEWER LINE
----	CONCRETE	XXXXXXX	WATER LINE
----	FENCE LINE	---	EXISTING CONTOUR LINE
○	LIGHT STANDARD	---	EXISTING SPOT ELEVATION
○	LIGHT SOLLARD	---	1/2" IRON ROD WITH YELLOW PLASTIC
○	BOLLARD	---	CAP STAMPED "1/2" FOUND
○	WATER VALVE	---	1/2" IRON ROD WITH YELLOW PLASTIC
○	WATER METER	---	CAP STAMPED "1/2" FOUND
○	FIRE HYDRANT	---	IRON ROD FOUND
○	STAND PIPE	---	MAG NAIL SET / FOUND
○	CLEAN OUT	---	CHISELED "X" SET / FOUND
○	IRRIGATION BOX	---	PK NAIL SET / FOUND
○	TELEPHONE BOX	---	CONTROLLING MONUMENT
○	POWER POLE	---	MAP RECORDS, DALLAS COUNTY, TX
○	POWER POLE WITH U/G CONDUIT	---	DEED RECORDS, DALLAS COUNTY, TX
○	GUY WIRE	---	OFFICIAL PUBLIC RECORDS, DALLAS COUNTY, TX
○	SION	---	INSTRUMENT NUMBER
○	SEWERY SEWER MANHOLE	---	VOLUME, PAGE
○	STORM SEWER MANHOLE	---	AREA DRAIN & SIZE IN INCHES
○	GAS MANHOLE	---	ROOF DRAIN
○	TELEPHONE MANHOLE	---	GUPB 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 WHIRL
○	TRAFFIC SIGNAL	---	TREE
○	TRAFFIC SIGNAL BOX		
○	POST INDICATOR VALVE		

**PRELIMINARY PLAT**  
OF  
**BHGC 2 ADDITION**  
**LOT 1C, BLOCK A/7930**

BEING A REPLAT OF LOT 1B, BLOCK A/7930, BHGC GREENS ADDITION AND LOT 1A, BLOCK A/6067, BHGC ADDITION, AND BEING A PART OF THE ELI CHANDLER SURVEY, ABSTRACT NO. 356, DICKERSON PARKER SURVEY, ABSTRACT NO. 1113, FRANCIS A. WINN SURVEY, ABSTRACT NO. 1579, AND JOSEPH A. THOMAS SURVEY, ABSTRACT NO. 1489, CITY OF DALLAS, DALLAS COUNTY, TEXAS

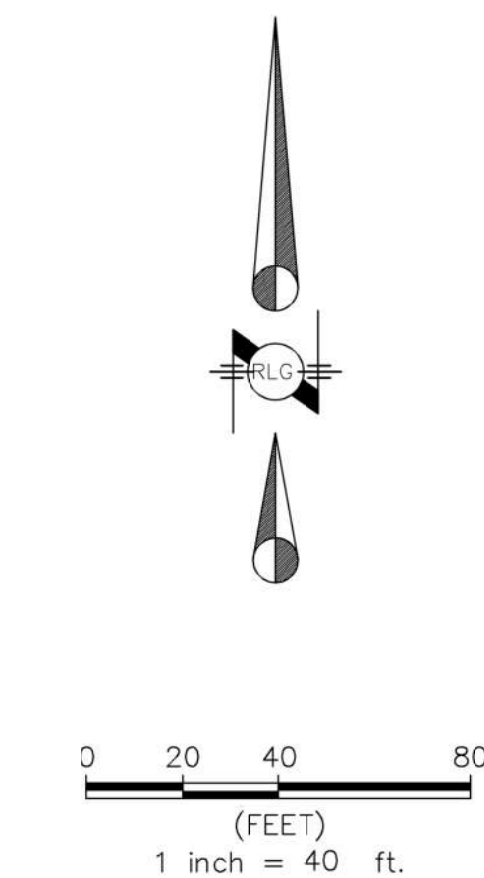
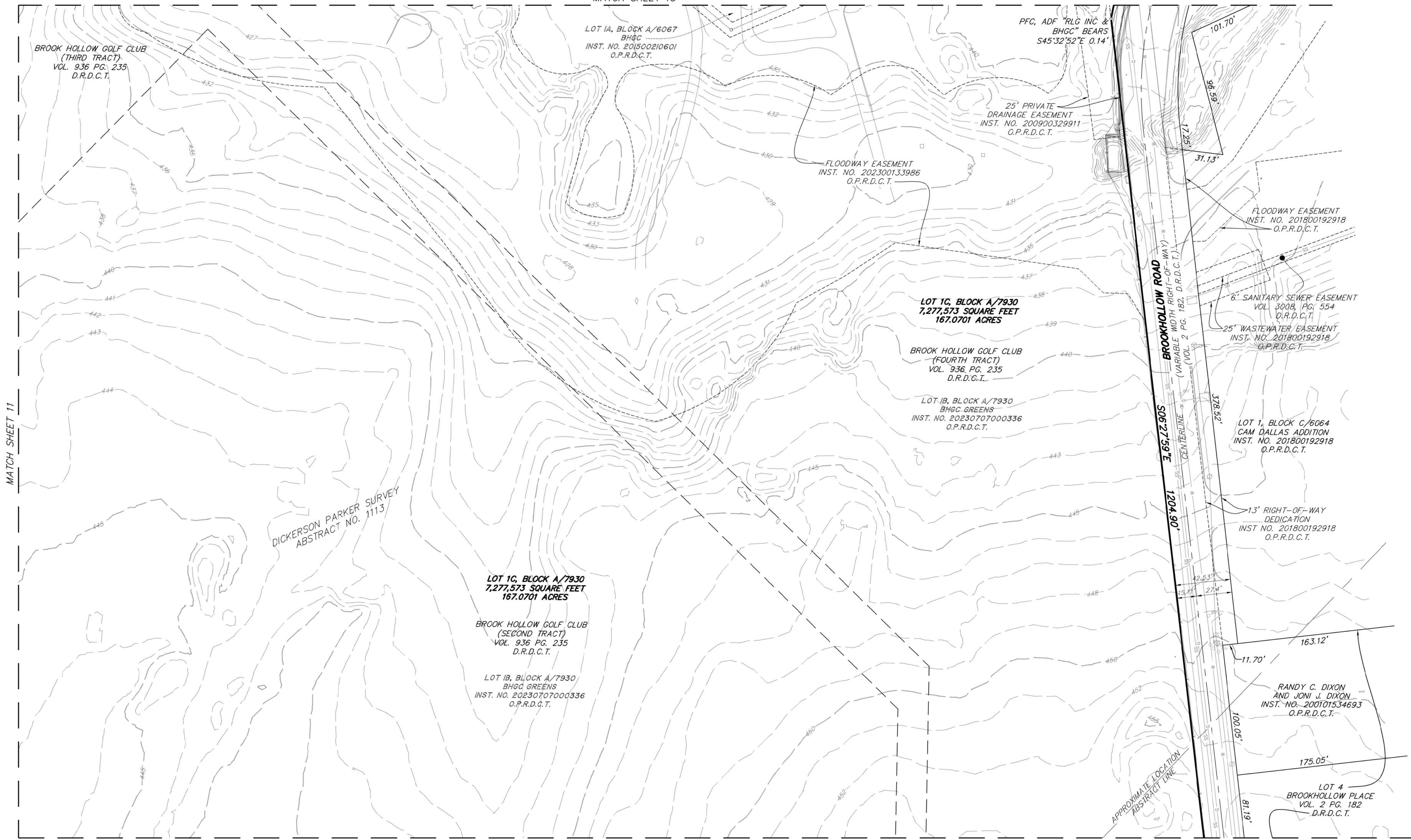
CITY PLAN FILE NO. S234-047  
ENGINEERING NO. DP-\_\_\_\_\_

SCALE: 1" = 40'      DATE: JANUARY, 2024

OWNER:  
**BROOK HOLLOW GOLF CLUB**  
8301 HARRY HINES BLVD.  
DALLAS, TX 75235  
214-637-1900  
CHRIS BONVIE

SURVEYOR:  
**RAYMOND L. GOODSON JR., INC.**  
12001 N. CENTRAL EXPRESSWAY, STE 300  
DALLAS, TX 75243  
214-739-8100  
rlg@rlginc.com  
TX PE REG #F-489  
TBPELS REG #100341-00

RECORDED	INST#	-	JOB NO.	2311.075	E-FILE	2311.075PP	DWG NO.	28,317W
SHEET		9 OF 17						



MATCH SHEET 11

MATCH SHEET 9



- NOTES:**
1. 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.
  2. CONTROLLING MONUMENTS: AS SHOWN
  3. LOT-TO-LOT DRAINAGE WILL NOT BE ALLOWED WITHOUT ENGINEERING SECTION APPROVAL.
  4. STRUCTURES TO REMAIN.
  5. 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.
  6. THE PURPOSE OF THIS PLAT IS TO CREATE ONE LOT FROM TWO PLATTED LOTS.

**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
----	LIGHT BOLLARD	---	1/2" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "RLG INC" SET
----	BILLIARD	---	1/2" IRON ROD WITH YELLOW PLASTIC CAP STAMPED " " FOUND
----	WATER VALVE	---	IRON ROD FOUND
----	WATER METER	---	MAP NAIL SET / FOUND
----	FIRE HYDRANT	---	CHISELED "X" SET / FOUND
----	STAND PIPE	---	PK NAIL SET / FOUND
----	CLEAN OUT	---	CONTROLLING MONUMENT
----	IRRIGATION BOX	---	MAP RECORDS, DALLAS COUNTY, TX
----	TELEPHONE PEDESTAL	---	DEED RECORDS, DALLAS COUNTY, TX
----	POWER POLE	---	OPTICAL PUBLIC RECORDS, DALLAS COUNTY, TX
----	POWER POLE WITH 1/2" CONDUIT	---	INSTRUMENT NUMBER
----	GUY WIRE	---	VOLUME, PAGE
----	SIGN	---	AREA DRAIN & SIZE IN INCHES
----	SANITARY SEWER MANHOLE	---	ROOF DRAIN
----	STORM SEWER MANHOLE	---	CURB DRAIN
----	GAS MANHOLE	---	PULL BOX
----	TELEPHONE MANHOLE	---	PULL BOX ELECTRIC
----	ELECTRIC MANHOLE	---	PULL BOX TELEPHONE
----	FIBER OPTIC MANHOLE	---	PULL BOX FIBER OPTIC
----	COMMUNICATIONS MANHOLE	---	CRIPIC WHITTE
----	ELECTRIC BOX	---	TREE
----	ELECTRIC METER	---	
----	TRAFFIC SIGNAL	---	
----	TRAFFIC SIGNAL BOX	---	
----	POST INDICATOR VALVE	---	

**PRELIMINARY PLAT**  
OF  
**BHGC 2 ADDITION**  
**LOT 1C, BLOCK A/7930**

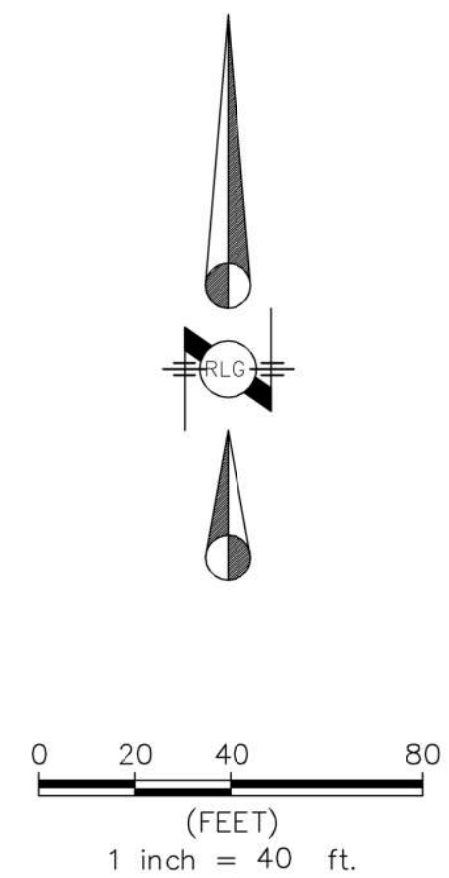
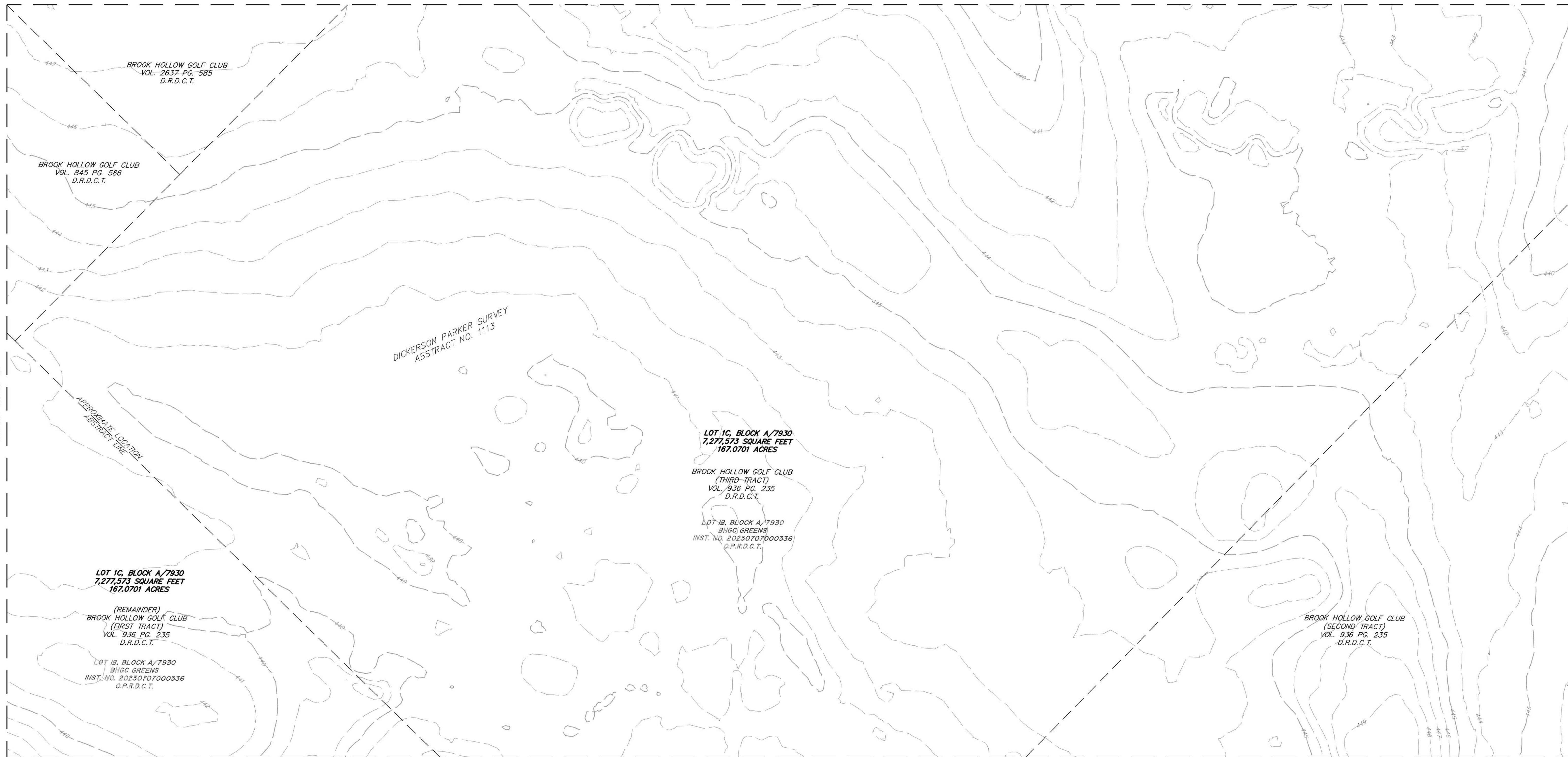
BEING A REPLAT OF LOT 1B, BLOCK A/7930, BHGC GREENS ADDITION AND LOT 1A, BLOCK A/6067, BHGC ADDITION, AND BEING A PART OF THE ELI CHANDLER SURVEY, ABSTRACT NO. 356, DICKERSON PARKER SURVEY, ABSTRACT NO. 1113, FRANCIS A. WINN SURVEY, ABSTRACT NO. 1579, AND JOSEPH A. THOMAS SURVEY, ABSTRACT NO. 1489, CITY OF DALLAS, DALLAS COUNTY, TEXAS

CITY PLAN FILE NO. S234-047  
ENGINEERING NO. DP-\_\_\_\_

SCALE: 1" = 40'      DATE: JANUARY, 2024

<b>OWNER:</b> BROOK HOLLOW GOLF CLUB 8301 HARRY HINES BLVD. DALLAS, TX 75235 214-739-8100 CHRIS BONVIE	<b>SURVEYOR:</b> RAYMOND L. GOODSON JR., INC. 12001 N. CENTRAL EXPRESSWAY, STE 300 DALLAS, TX 75243 214-739-8100 rlg@rlginc.com TX PE REG #F-489 TBPELS REG #100341-00
-----------------------------------------------------------------------------------------------------------------------	---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------

RECORDED	INST#	-	JOB NO.	2311.075	E-FILE	2311.075PP	DWG NO.	28,317W	SHEET	10 OF 17
----------	-------	---	---------	----------	--------	------------	---------	---------	-------	----------



- NOTES:**
1. 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.
  2. CONTROLLING MONUMENTS: AS SHOWN
  3. LOT-TO-LOT DRAINAGE WILL NOT BE ALLOWED WITHOUT ENGINEERING SECTION APPROVAL.
  4. STRUCTURES TO REMAIN.
  5. 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.
  6. THE PURPOSE OF THIS PLAT IS TO CREATE ONE LOT FROM TWO PLATTED LOTS.

**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
-----	LIGHT BILLBOARD	---	1/2" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "5/8" X 10" SET
-----	ISLAND	---	1/2" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "1" FOUND
-----	WATER VALVE	---	1/2" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "2" FOUND
-----	WATER METER	---	IRON ROD FOUND
-----	FIRE HYDRANT	---	MAG NAIL SET / FOUND
-----	STAND PIPE	---	CHISELED "X" SET / FOUND
-----	CLEAN OUT	---	1/4" NAIL SET / FOUND
-----	RINSEATION BOX	---	CONCRETE MONUMENT
-----	TELEPHONE PEDESTAL	---	MAP RECORDS, DALLAS COUNTY, TX
-----	POWER POLE	---	DEED RECORDS, DALLAS COUNTY, TX
-----	POWER POLE WITH U/G CONDUIT	---	OFFICIAL PUBLIC RECORDS, DALLAS COUNTY, TX
-----	GUY WIRE	---	INSTRUMENT NUMBER
-----	SIGN	---	VOLUME, PAGE
-----	SANITARY SEWER MANHOLE	---	AREA DRAIN & SIZE IN INCHES
-----	STORM SEWER MANHOLE	---	ROOF DRAIN
-----	GAS MANHOLE	---	CLUMP DRAIN
-----	TELEPHONE MANHOLE	---	ROOF 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 MYRTLE
-----	TRAFFIC SIGNAL	---	TREE
-----	TRAFFIC SIGNAL BOX		
-----	POST INDICATOR VALVE		

**PRELIMINARY PLAT**  
OF  
**BHGC 2 ADDITION**  
**LOT 1C, BLOCK A/7930**

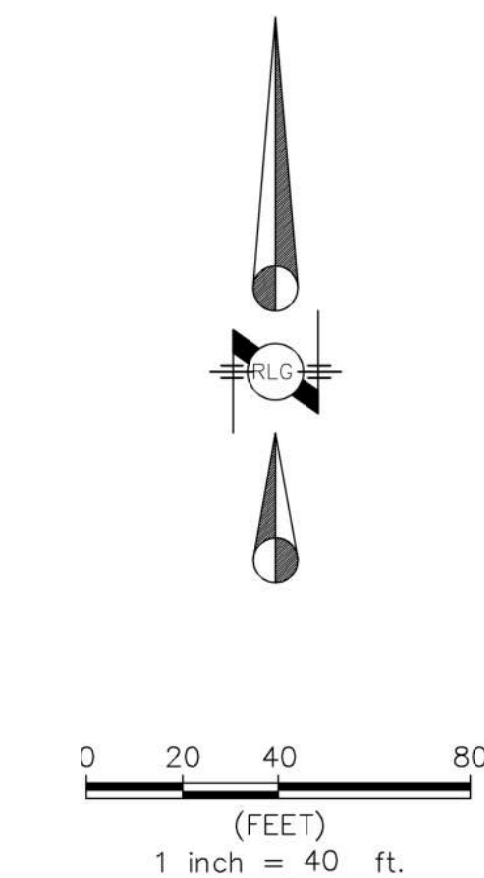
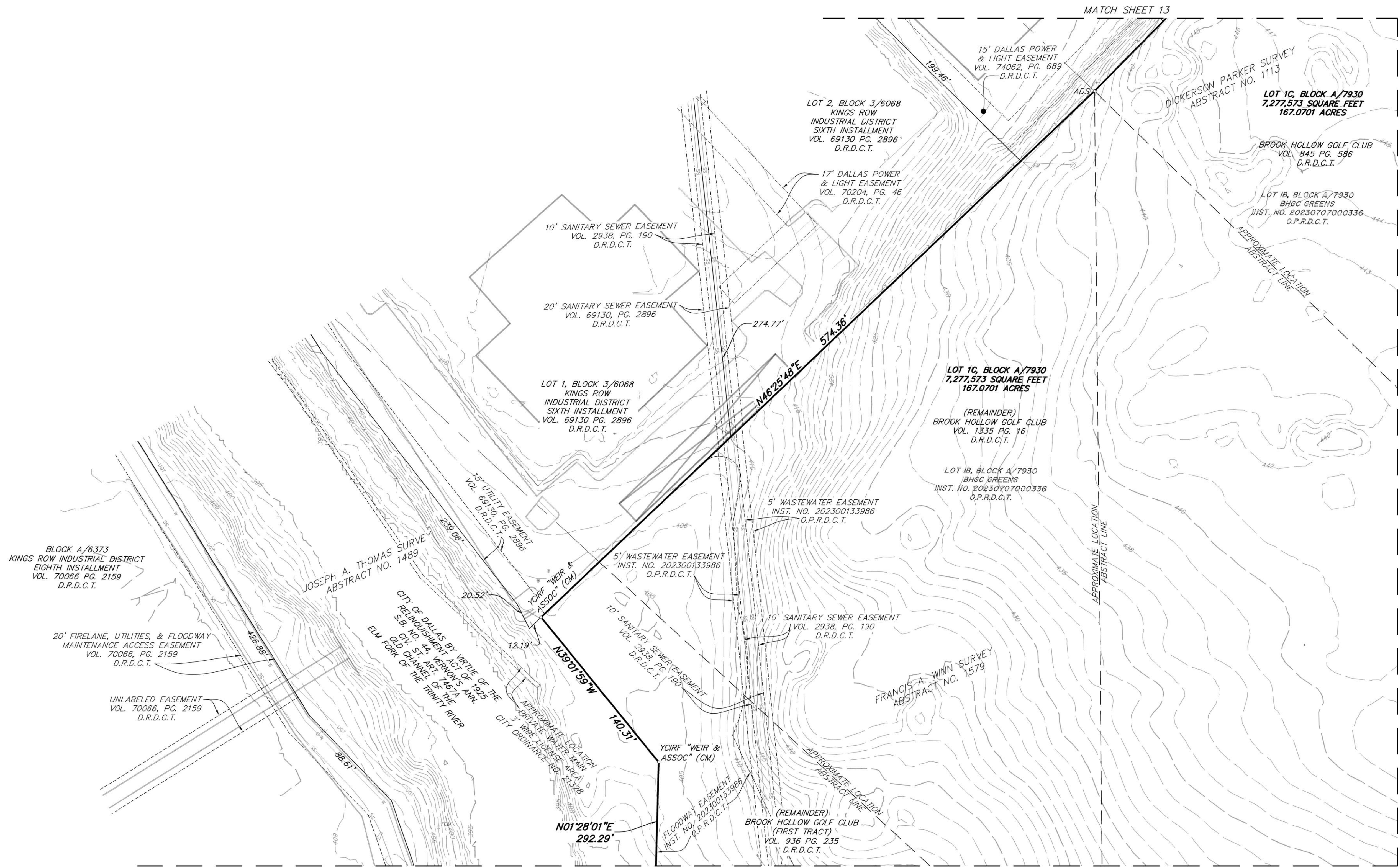
**BEING A REPLAT OF LOT 1B, BLOCK A/7930, BHGC GREENS ADDITION AND LOT 1A, BLOCK A/6067, BHGC ADDITION, AND BEING A PART OF THE ELI CHANDLER SURVEY, ABSTRACT NO. 356, DICKERSON PARKER SURVEY, ABSTRACT NO. 1113, FRANCIS A. WINN SURVEY, ABSTRACT NO. 1579, AND JOSEPH A. THOMAS SURVEY, ABSTRACT NO. 1489, CITY OF DALLAS, DALLAS COUNTY, TEXAS**

CITY PLAN FILE NO. S234-047  
ENGINEERING NO. DP-\_\_\_\_

SCALE: 1" = 40'      DATE: JANUARY, 2024

<b>OWNER:</b> BROOK HOLLOW GOLF CLUB 8301 HARRY HINES BLVD. DALLAS, TX 75235 214-637-1900 CHRIS BONVIE	<b>SURVEYOR:</b> RAYMOND L. GOODSON JR., INC. 12001 N. CENTRAL EXPRESSWAY, STE 300 DALLAS, TX 75243 214-739-8100 rlg@rlginc.com TX PE REG #F-493 TBPELS REG #100341-00
-----------------------------------------------------------------------------------------------------------------------	---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------

RECORDED	INST#	-	JOB NO.	2311.075	E-FILE	2311.075PP	DWG NO.	28,317W	SHEET	11 OF 17
----------	-------	---	---------	----------	--------	------------	---------	---------	-------	----------



BLOCK A/6373  
KINGS ROW INDUSTRIAL DISTRICT  
EIGHTH INSTALLMENT  
VOL. 70066 PG. 2159  
D.R.D.C.T.

20' FIRELANE, UTILITIES, & FLOODWAY  
MAINTENANCE ACCESS EASEMENT  
VOL. 70066, PG. 2159  
D.R.D.C.T.

UNLABELED EASEMENT  
VOL. 70066, PG. 2159  
D.R.D.C.T.

LOT 1, BLOCK 3/6068  
KINGS ROW  
INDUSTRIAL DISTRICT  
SIXTH INSTALLMENT  
VOL. 69130 PG. 2896  
D.R.D.C.T.

10' SANITARY SEWER EASEMENT  
VOL. 2938, PG. 190  
D.R.D.C.T.

20' SANITARY SEWER EASEMENT  
VOL. 69130, PG. 2896  
D.R.D.C.T.

LOT 2, BLOCK 3/6068  
KINGS ROW  
INDUSTRIAL DISTRICT  
SIXTH INSTALLMENT  
VOL. 69130 PG. 2896  
D.R.D.C.T.

17' DALLAS POWER  
& LIGHT EASEMENT  
VOL. 70204, PG. 46  
D.R.D.C.T.

LOT 1C, BLOCK A/7930  
7,277,573 SQUARE FEET  
167.0701 ACRES

(REMAINDER)  
BROOK HOLLOW GOLF CLUB  
VOL. 1335 PG. 16  
D.R.D.C.T.

LOT 1B, BLOCK A/7930  
BHGC GREENS  
INST. NO. 20230707000336  
O.P.R.D.C.T.

5' WASTEWATER EASEMENT  
INST. NO. 202300133986  
O.P.R.D.C.T.

10' SANITARY SEWER EASEMENT  
VOL. 2938, PG. 190  
D.R.D.C.T.

FRANCIS A. WINN SURVEY  
ABSTRACT NO. 1579

(REMAINDER)  
BROOK HOLLOW GOLF CLUB  
(FIRST TRACT)  
VOL. 936 PG. 235  
D.R.D.C.T.

MATCH SHEET 7

MATCH SHEET 13

MATCH SHEET 11



- NOTES:
1. 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.
  2. CONTROLLING MONUMENTS: AS SHOWN
  3. LOT-TO-LOT DRAINAGE WILL NOT BE ALLOWED WITHOUT ENGINEERING SECTION APPROVAL.
  4. STRUCTURES TO REMAIN.
  5. 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.
  6. THE PURPOSE OF THIS PLAT IS TO CREATE ONE LOT FROM TWO PLATTED LOTS.

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
---	LIGHT BOLLARD	---	1/2" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "1/2" INC" SET
---	BOLLARD	---	1/2" IRON ROD WITH YELLOW PLASTIC CAP STAMPED " " FOUND
---	WATER VALVE	---	IRON ROD FOUND
---	WATER METER	---	MAO NAIL SET / FOUND
---	FIRE HYDRANT	---	CHSELED "X" SET / FOUND
---	STAND PIPE	---	PK NAIL SET / FOUND
---	CLEAN OUT	---	CONTROLLING MONUMENT
---	IRRIGATION BOX	---	MAP RECORDS, DALLAS COUNTY, TX
---	TELEPHONE PEDESTAL	---	DEED RECORDS, DALLAS COUNTY, TX
---	POWER POLE	---	OFFICIAL PUBLIC RECORDS, DALLAS COUNTY, TX
---	POWER POLE WITH U/G CONDUIT	---	INSTRUMENT NUMBER
---	GUY WIRE	---	VOLUME, PAGE
---	SIGN	---	AREA DRAIN & SIZE IN INCHES
---	SANITARY SEWER MANHOLE	---	ROOF DRAIN
---	STORM SEWER MANHOLE	---	CURB DRAIN
---	GAS MANHOLE	---	PULL BOX
---	TELEPHONE MANHOLE	---	PULL BOX ELECTRIC
---	ELECTRIC MANHOLE	---	PULL BOX TELEPHONE
---	GAS MANHOLE	---	PULL BOX FIBER OPTIC
---	COMMUNICATIONS MANHOLE	---	CREPE MYRTLE
---	ELECTRIC BOX	---	TREE
---	ELECTRIC METER		
---	TRAFFIC SIGNAL		
---	TRAFFIC SIGNAL BOX		
---	POST INDICATOR VALVE		

PRELIMINARY PLAT  
OF  
**BHGC 2 ADDITION**  
LOT 1C, BLOCK A/7930  
BEING A REPLAT OF LOT 1B, BLOCK A/7930, BHGC GREENS ADDITION, AND LOT 1A, BLOCK A/6067, BHGC ADDITION, AND BEING A PART OF THE ELI CHANDLER SURVEY, ABSTRACT NO. 356, DICKERSON PARKER SURVEY, ABSTRACT NO. 1113, FRANCIS A. WINN SURVEY, ABSTRACT NO. 1579, AND JOSEPH A. THOMAS SURVEY, ABSTRACT NO. 1489, CITY OF DALLAS, DALLAS COUNTY, TEXAS  
CITY PLAN FILE NO. S234-047  
ENGINEERING NO. DP-\_\_\_\_

SCALE: 1" = 40'      DATE: JANUARY, 2024

OWNER:  
BROOK HOLLOW GOLF CLUB  
8301 HARRY HINES BLVD.  
DALLAS, TX 75235  
214-637-1900  
CHRIS BONVIE

SURVEYOR:  
RAYMOND L. GOODSON JR., INC.  
12001 N. CENTRAL EXPRESSWAY, STE 300  
DALLAS, TX 75243  
214-739-8100  
rlg@rlginc.com  
TX PE REG #1-489  
TBPELS REG #100341-00

SHEET 12 OF 17

RECORDED	INST#	-	JOB NO.	2311.075	E-FILE	2311.075PP	DWG NO.	28.317W
----------	-------	---	---------	----------	--------	------------	---------	---------

OWNER'S CERTIFICATE

STATE OF TEXAS §  
COUNTY OF DALLAS §

WHEREAS, Brook Hollow Golf Club, is the sole owner of a 7,277.573 square foot (167.0701 acre) tract of land situated in the Eli Chandler Survey, Abstract No. 356, The Dickerson Parker Survey, Abstract No. 1113, The Francis A. Winn Survey, Abstract No. 1579, and the Joseph A. Thomas Survey, Abstract No. 1489, City of Dallas, Dallas County, being all of Lot 1A, Block A/6067, BHGC, an addition to the City of Dallas according to the plat recorded in Instrument No. 201500210601, Official Public Records, Dallas County, Texas, and being all of Lot 1B, Block A/7930, BHGC Greens, an addition to the City of Dallas according to the plat recorded in Instrument No. 202300133986, Official Public Records, Dallas County, Texas, and being all of multiple tracts of land described in multiple Warranty Deeds to Brook Hollow Golf Club, recorded in Volume 1335, Page 16, Volume 845, Page 586, Volume 2637, Page 585, Volume 936, Page 235, Volume 99037, Page 5223, Volume 2292, Page 163, Volume 69087, Page 513, and Volume 89222, Page 1789, all in the Deed Records of Dallas County, Texas, and being more particularly described as follows:

**BEGINNING** at a 1/2" iron rod with yellow plastic cap stamped "WEIR & ASSOC" found in the west right-of-way line of Brookhollow Road (a variable width right-of-way) for the northeast end of a right-of-way corner clip at the intersection of the west right-of-way line of said Brookhollow Road with the north right-of-way line of Empire Central (F.K.A. Proctor Street, a variable width right-of-way) for the most easterly southeast corner of said Lot 1B;

**THENCE** South 47°09'39" West, along said corner clip, a distance of 13.98 feet to a 1/2" iron rod with yellow plastic cap stamped "WEIR & ASSOC" found for the most southerly southeast corner of said Lot 1B;

**THENCE** along the common line between said Lot 1B and said Empire Central, the following bearings and distances:

North 87°08'25" West, a distance of 281.52 feet to a point, from which a found 1/2" iron rod with yellow plastic cap stamped "BRITAIN & CRAWFORD" bears South 23°07'13" East, a distance of 0.24 feet;

North 82°24'17" West, a distance of 102.93 feet to a 1/2" iron rod with yellow plastic cap stamped "WEIR & ASSOC" found for corner;

North 84°30'48" West, a distance of 237.96 feet to a point, from which a found 1/2" iron rod with yellow plastic cap stamped "WEIR & ASSOC" bears, North 45°37'37" East, a distance of 0.12'

South 83°20'55" West, a distance of 129.82 feet to a chiseled "X" found for corner;

South 68°59'11" West, a distance of 21.64 feet to a point, from which a found 1/2" iron rod bears North 46°47'41" West, a distance of 0.28 feet;

**THENCE** along the common line between said Lot 1B, and the Old Channel of the Elm Fork of the Trinity River, the following bearings and distances:

North 10°58'45" West, a distance of 6.09 feet to a 1/2" iron rod found for the beginning of a non-tangent curve to the left;

In a northwesterly direction along said non-tangent curve to the left, whose chord bears North 46°32'59" West a distance of 34.90 feet, having a radius of 30.00 feet, a central angle of 71°08'28", and an arc length of 37.25 feet to a point at the end of said non-tangent curve to the left, from which a found 1/2" iron rod with yellow plastic cap stamped "WEIR & ASSOC" bears North 16°56'56" East, a distance of 0.16 feet;

North 82°07'13" West, a distance of 72.44 feet to a 1/2" iron rod with yellow plastic cap stamped "WEIR & ASSOC" found for corner;

North 66°44'39" West, a distance of 20.74 feet to a 1/2" iron rod with yellow plastic cap stamped "WEIR & ASSOC" found for corner;

North 82°07'13" West, a distance of 70.37 feet to a 1/2" iron rod with yellow plastic cap stamped "HALFF" found for the beginning of a tangent curve to the right;

In a northwesterly direction along said tangent curve to the right, whose chord bears North 72°31'25" West for a distance of 37.34 feet, having a radius of 112.00 feet, a central angle of 19°11'30", and an arc length of 37.52 feet to a 1/2" iron rod with yellow plastic cap stamped "HALFF" found at the end of said tangent curve to the right;

North 62°55'37" West, a distance of 303.31 feet to a point, from which a found 1/2" iron rod bears South 87°08'07" West, a distance of 0.12 feet;

North 77°57'49" West, a distance of 335.25 feet to a 1/2" iron rod with yellow plastic cap stamped "WEIR & ASSOC" found for corner;

North 42°57'49" West, a distance of 39.02 feet to a 1/2" iron rod with yellow plastic cap stamped "WEIR & ASSOC" found for corner;

North 76°12'59" West, a distance of 430.30 feet to a 1/2" iron rod with yellow plastic cap stamped "WEIR & ASSOC" found for corner;

North 58°29'59" West, a distance of 504.89 feet to a 1/2" iron rod with yellow plastic cap stamped "WEIR & ASSOC" found for corner;

North 43°50'59" West, a distance of 402.27 feet to a point, from which a found 1/2" iron rod with yellow plastic cap stamped "WEIR & ASSOC" found bears South 55°40'01" West, a distance of 0.14 feet;

North 20°35'59" West, a distance of 214.17 feet to a 1/2" iron rod with yellow plastic cap stamped "WEIR & ASSOC" found for corner;

North 01°08'59" West, a distance of 172.30 feet to a 1/2" iron rod with yellow plastic cap stamped "WEIR & ASSOC" found for corner;

North 09°16'59" West, a distance of 145.43 feet to a 1/2" iron rod with yellow plastic cap stamped "WEIR & ASSOC" found for corner;

North 01°28'01" East, a distance of 292.29 feet to a 1/2" iron rod with yellow plastic cap stamped "WEIR & ASSOC" found for corner;

North 39°01'59" West, a distance of 140.31 feet to a 1/2" iron rod with yellow plastic cap stamped "WEIR & ASSOC" found in the southwest line of Lot 1, Block 3/6068 Kings Row Industrial District Sixth Installment, according to the plat recorded in Volume 69130, Page 2896, Deed Records, Dallas County, Texas, for the west corner of said Lot 1B;

**THENCE** along the common line between said Lot 1B and said Block 3/6068 of said Kings Row Industrial District Sixth Installment, the following bearings and distances:

North 46°25'48" East, a distance of 574.36 feet to an aluminum disk set on top of a 1/2" iron rod stamped "RLG INC & BHGC 2" for corner;

North 44°34'08" East, a distance of 508.97 feet to a point for a corner of said Lot 1B and a corner of Lot 6, Block 3/6068 Kings Row Industrial 9th Installment, an addition to the City of Volume 70242, Page 1906, Deed Records, Dallas County, Texas, from which a found 1/2" iron rod bears South 38°57'50" West, a distance of 0.13 feet;



NOTES:

1. 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.
2. CONTROLLING MONUMENTS: AS SHOWN
3. LOT-TO-LOT DRAINAGE WILL NOT BE ALLOWED WITHOUT ENGINEERING SECTION APPROVAL.
4. STRUCTURES TO REMAIN.
5. 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.
6. THE PURPOSE OF THIS PLAT IS TO CREATE ONE LOT FROM TWO PLATTED LOTS.

**THENCE** along the common line between said Lot 1B and said Lot 6, the following bearings and distances:

South 45°33'54" East, a distance of 229.29 feet to a 1/2" iron rod found for corner;

North 44°41'06" East, a distance of 449.22 feet to an aluminum disk set on top of a 1/2" iron rod stamped "RLG INC & BHGC 2" in the southeast line of Lot 7A, Block 3/6068, Uplift, an addition to the City of Dallas according to the plat recorded in Instrument No. 201000023794, Official Public Records, Dallas County, Texas;

**THENCE** North 44°50'06" East, along the common line between said Lot 1B and said Lot 7A, a distance of 140.05 feet to an aluminum disk found stamped "RLG INC & BHGC" found for the north corner of said Lot 1B and the west corner of said Lot 1A;

**THENCE** along the common line between said Lot 1A and said Lot 7A, the following bearings and distances:

North 44°50'07" East, a distance of 160.04 feet to an aluminum disk found stamped "RLG INC & BHGC" found for corner;

North 46°00'04" East, a distance of 191.29 feet to an aluminum disk set on top of a 1/2" iron rod stamped "RLG INC & BHGC 2" for corner;

South 46°06'29" East, a distance of 49.52 feet to a point, from which a found aluminum disk found stamped "RLG INC & BHGC" bears South 66°36'41" West, a distance of 0.29 feet;

North 44°41'39" East, a distance of 632.08 feet to an aluminum disk found stamped "RLG INC & BHGC" found in the southwest right-of-way line of Harry Hines Boulevard (a 164' right-of-way) for the east corner of said Lot 7A and the north corner of said Lot 1A, and the beginning of a non-tangent curve to the left;

**THENCE** along the common line between said Lot 1A and said Harry Hines Boulevard, the following bearings and distances:

In a southeasterly direction along said non-tangent curve to the left, whose chord bears South 48°01'59" East for a distance of 166.84 feet, having a radius of 11541.00 feet, a central angle of 00°49'42", and an arc length of 166.84 feet to an aluminum disk stamped "RLG INC & BHGC" found at the end of said non-tangent curve to the left;

South 48°26'50" East, a distance of 1073.50 feet to an aluminum disk set on top of a 1/2" iron rod stamped "RLG INC & BHGC 2" for the beginning of a tangent curve to the right;

In a southeasterly direction along said tangent curve to the right, whose chord bears South 46°45'24" East a distance of 164.20 feet, having a radius of 2783.00 feet, a central angle of 03°22'52", and an arc length of 164.23 feet to an aluminum disk stamped "RLG INC & BHGC" found at the end of said tangent curve to the right;

**THENCE** South 07°11'58" East, along a corner clip at the intersection of the southwest right-of-way line of said Harry Hines Boulevard and the northwest right-of-way line of said Brookhollow Road, a distance of 31.56 feet to an aluminum disk stamped "RLG INC & BHGC" found at the southerly corner of said corner clip, for the beginning of a non-tangent curve to the right;

**THENCE** along the common line between said Lot 1A and said Brookhollow Road, the following bearings and distances:

In a southwesterly direction along said non-tangent curve to the right, whose chord bears South 73°46'55" West for a distance of 71.41 feet, having a radius of 252.00 feet, a central angle of 16°17'30", and an arc length of 71.65 feet to an aluminum disk stamped "RLG INC & BHGC" found at the end of said non-tangent curve to the right for the beginning of a reverse curve to the left;

In a southwesterly direction along said reverse curve to the left, whose chord bears South 46°05'02" West a distance of 360.72 feet, having a radius of 308.00 feet, a central angle of 71°41'16", and an arc length of 385.37 feet to a point at the end of said reverse curve to the left for a corner of said Lot 1A and a corner of said Lot 1B, from which a found aluminum disk stamped "RLG INC & BHGC" bears South 45°32'52" East, a distance of 0.14 feet;

**THENCE** along the common line between said Lot 1B and said Brookhollow Road, the following bearings and distances:

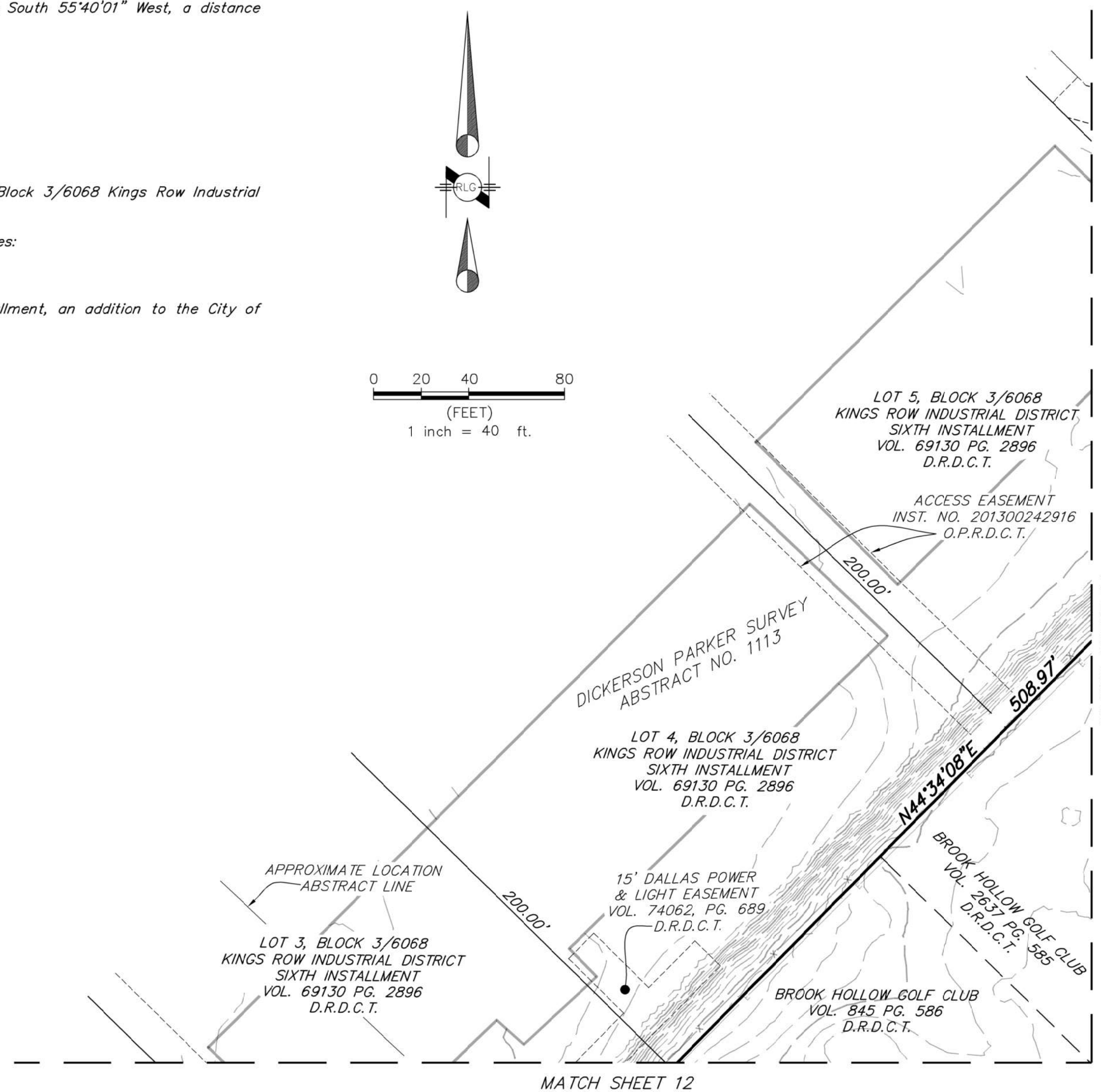
South 06°27'59" East, a distance of 1204.90 feet to a 1/2" iron rod with yellow plastic cap stamped "WEIR & ASSOC" found for a corner;

South 88°29'06" West, a distance of 14.06 feet to a 1/2" iron rod found for a corner;

South 06°30'54" East, a distance of 264.78 feet to a 1/2" iron rod with yellow plastic cap stamped "RLG INC" found for the beginning of a tangent curve to the right;

In a southeasterly direction along said tangent curve to the right, whose chord bears South 02°31'35" East a distance of 37.84 feet, having a radius of 272.02 feet, a central angle of 07°58'36", and an arc length of 37.87 feet to a 1/2" iron rod with yellow plastic cap stamped "WEIR & ASSOC" found at the end of said tangent curve to the right;

South 01°27'43" West, a distance of 839.68 feet to the POINT OF BEGINNING containing 7,277.573 square feet or 167.0701 acres of land, more or less.



PRELIMINARY PLAT  
OF  
**BHGC 2 ADDITION**  
LOT 1C, BLOCK A/7930

BEING A REPLAT OF LOT 1B, BLOCK A/7930, BHGC GREENS ADDITION AND LOT 1A, BLOCK A/6067, BHGC ADDITION, AND BEING A PART OF THE ELI CHANDLER SURVEY, ABSTRACT NO. 356, DICKERSON PARKER SURVEY, ABSTRACT NO. 1113, FRANCIS A. WINN SURVEY, ABSTRACT NO. 1579, AND JOSEPH A. THOMAS SURVEY, ABSTRACT NO. 1489, CITY OF DALLAS, DALLAS COUNTY, TEXAS

CITY PLAN FILE NO. S234-047

ENGINEERING NO. DP-\_\_\_

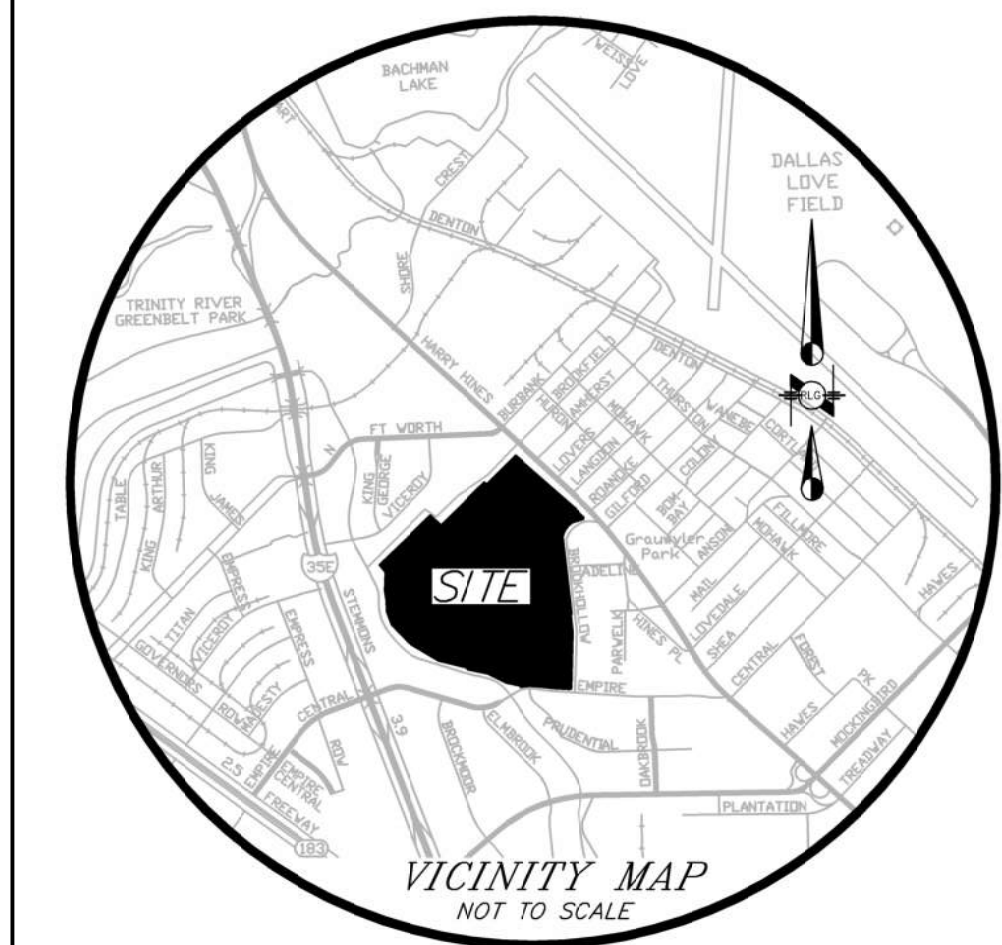
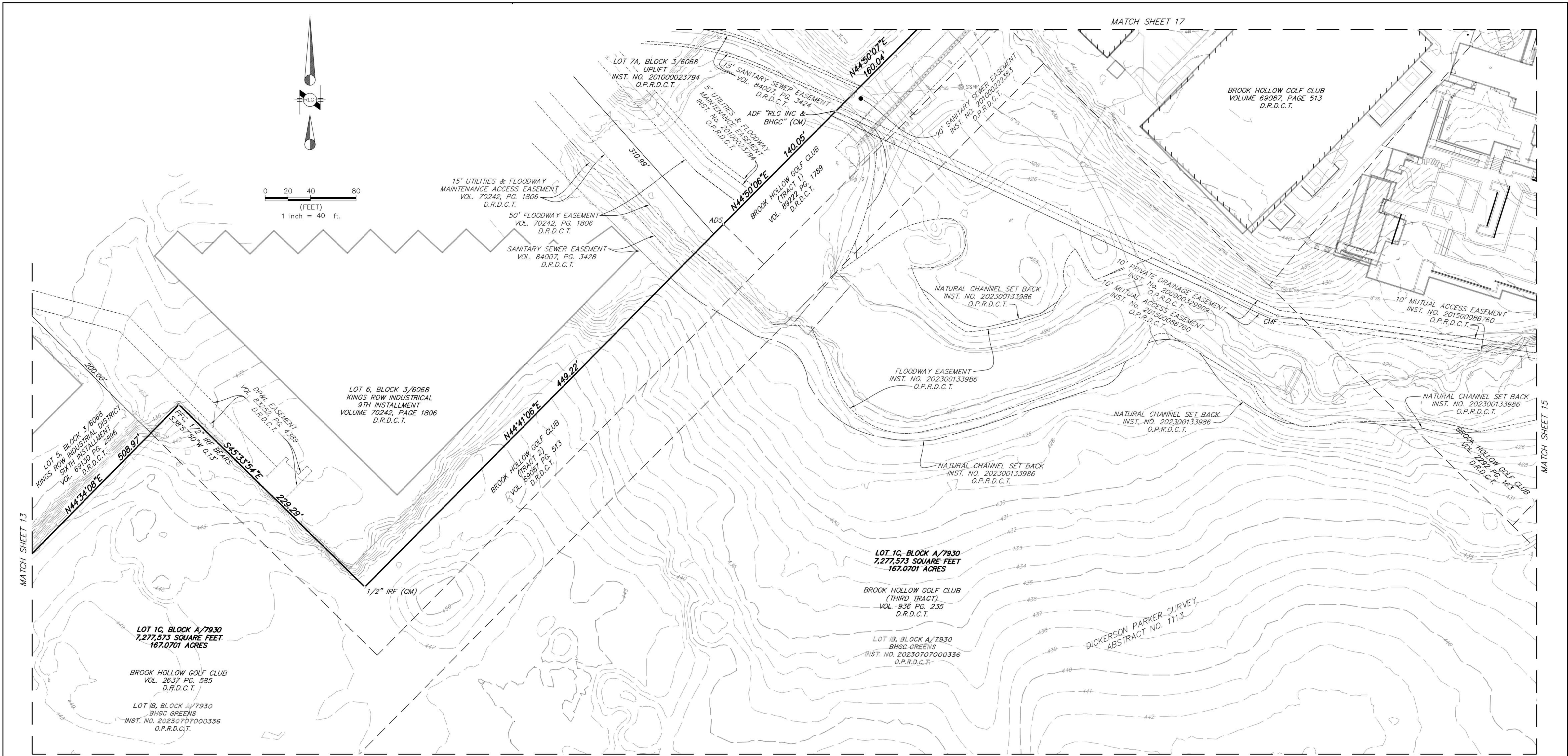
SCALE: 1" = 40'

DATE: JANUARY, 2024

OWNER:  
BROOK HOLLOW GOLF CLUB  
8301 HARRY HINES BLVD.  
DALLAS, TX 75235  
214-739-8100  
rlg@rlginc.com  
TX PE REC #F-493  
TBPELS REG #100341-00

SURVEYOR:  
RAYMOND L. GOODSON JR., INC.  
12001 N. CENTRAL EXPRESSWAY, STE 300  
DALLAS, TX 75243  
214-739-8100  
rlg@rlginc.com  
TX PE REC #F-493  
TBPELS REG #100341-00

RECORDED	INST#	-	JOB NO.	2311.075	E-FILE	2311.075PP	DWG NO.	28.317W	SHEET	13 OF 17
----------	-------	---	---------	----------	--------	------------	---------	---------	-------	----------



- NOTES:**
1. 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.
  2. CONTROLLING MONUMENTS: AS SHOWN
  3. LOT-TO-LOT DRAINAGE WILL NOT BE ALLOWED WITHOUT ENGINEERING SECTION APPROVAL.
  4. STRUCTURES TO REMAIN.
  5. 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.
  6. THE PURPOSE OF THIS PLAT IS TO CREATE ONE LOT FROM TWO PLATTED LOTS.

**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
.....	LIGHT BOLLARD	.....	1/2" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "1/2" SET
.....	BOLLARD	.....	1/2" IRON ROD WITH YELLOW PLASTIC CAP STAMPED " " FOUND
.....	WATER VALVE	.....	1/2" IRON ROD FOUND
.....	WATER METER	.....	CHISELED "X" SET / FOUND
.....	FIRE HYDRANT	.....	PK NAIL SET / FOUND
.....	STAND PIPE	.....	CONTROLLING MONUMENT
.....	CLEAN OUT	.....	MAP RECORDS, DALLAS COUNTY, TX
.....	IRRIGATION BOX	.....	DEED RECORDS, DALLAS COUNTY, TX
.....	TELEPHONE PEDESTAL	.....	DIGITAL PUBLIC RECORDS, DALLAS COUNTY, TX
.....	POWER POLE	.....	INSTRUMENT NUMBER
.....	POWER POLE WITH W/G CONDUIT	.....	VOLUME, PAGE
.....	DUY WIRE	.....	AREA DRAIN & SIZE IN INCHES
.....	SIGN	.....	ROOF DRAIN
.....	SANITARY SEWER MANHOLE	.....	CURB DRAIN
.....	STORM SEWER MANHOLE	.....	PULL BOX
.....	GAS MANHOLE	.....	PULL BOX ELECTRIC
.....	TELEPHONE MANHOLE	.....	PULL BOX FIBER OPTIC
.....	ELECTRIC MANHOLE	.....	OTHER SYMBOL
.....	FIBER OPTIC MANHOLE	.....	TREE
.....	COMMUNICATIONS MANHOLE	.....	
.....	ELECTRIC BOX	.....	
.....	ELECTRIC METER	.....	
.....	TRAFFIC SIGNAL	.....	
.....	TRAFFIC SIGNAL BOX	.....	
.....	POST INDICATOR VALVE	.....	

**PRELIMINARY PLAT**  
OF  
**BHGC 2 ADDITION**  
**LOT 1C, BLOCK A/7930**

BEING A REPLAT OF LOT 1B, BLOCK A/7930, BHGC GREENS ADDITION AND LOT 1A, BLOCK A/6067, BHGC ADDITION, AND BEING A PART OF THE ELI CHANDLER SURVEY, ABSTRACT NO. 356, DICKERSON PARKER SURVEY, ABSTRACT NO. 1113, FRANCIS A. WINN SURVEY, ABSTRACT NO. 1579, AND JOSEPH A. THOMAS SURVEY, ABSTRACT NO. 1489, CITY OF DALLAS, DALLAS COUNTY, TEXAS

CITY PLAN FILE NO. S234-047  
ENGINEERING NO. DP-\_\_\_\_\_

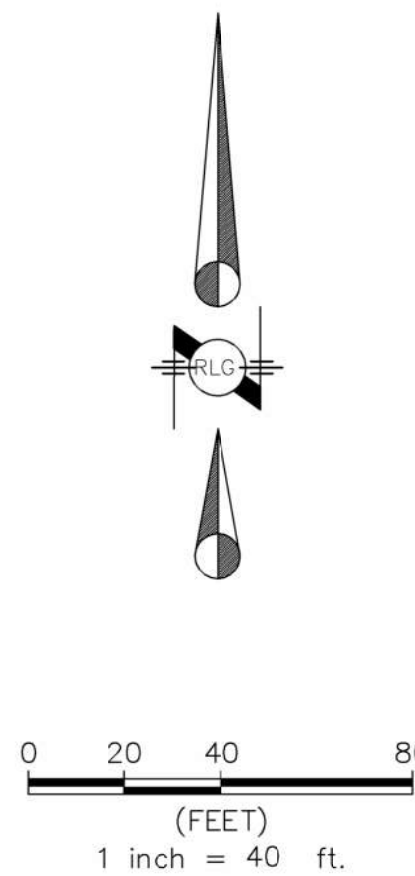
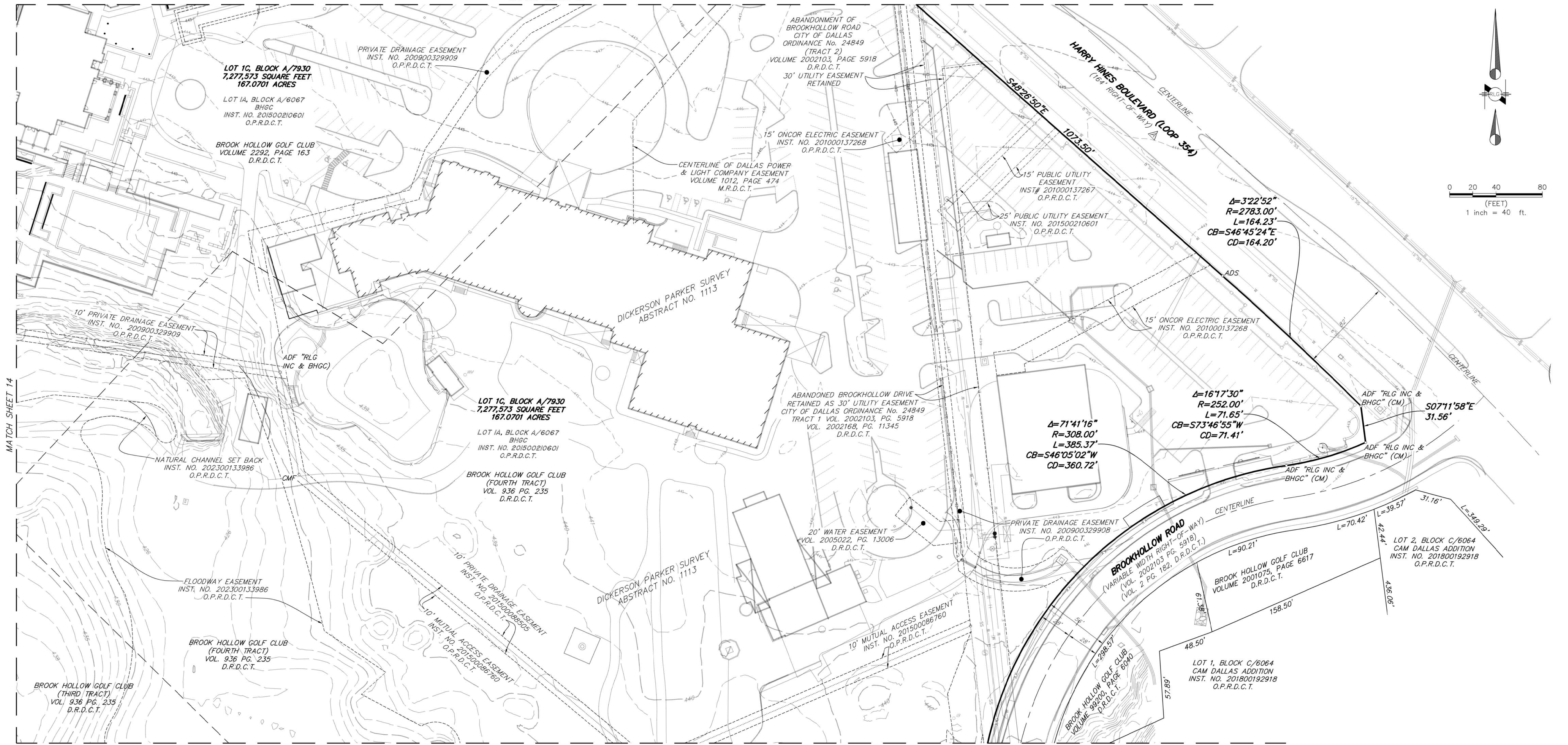
SCALE: 1" = 40'      DATE: JANUARY, 2024

**OWNER:**  
BROOK HOLLOW GOLF CLUB  
8301 HARRY HINES BLVD.  
DALLAS, TX 75235  
214-637-1900  
CHRIS BONVIE

**SURVEYOR:**  
RAYMOND L. GOODSON JR., INC.  
12001 N. CENTRAL EXPRESSWAY, STE 300  
DALLAS, TX 75243  
214-739-8100  
rlg@rlginc.com  
TX PE REG #1-493  
TBPELS REG #100341-00

SHEET 14 OF 17

RECORDED	INST#	-	JOB NO.	2311.075	E-FILE	2311.075PP	DWG NO.	28.317W
----------	-------	---	---------	----------	--------	------------	---------	---------



MATCH SHEET 14

MATCH SHEET 10



- NOTES:
1. 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.
  2. CONTROLLING MONUMENTS: AS SHOWN
  3. LOT-TO-LOT DRAINAGE WILL NOT BE ALLOWED WITHOUT ENGINEERING SECTION APPROVAL.
  4. STRUCTURES TO REMAIN.
  5. 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.
  6. THE PURPOSE OF THIS PLAT IS TO CREATE ONE LOT FROM TWO PLATTED LOTS.

LEGEND

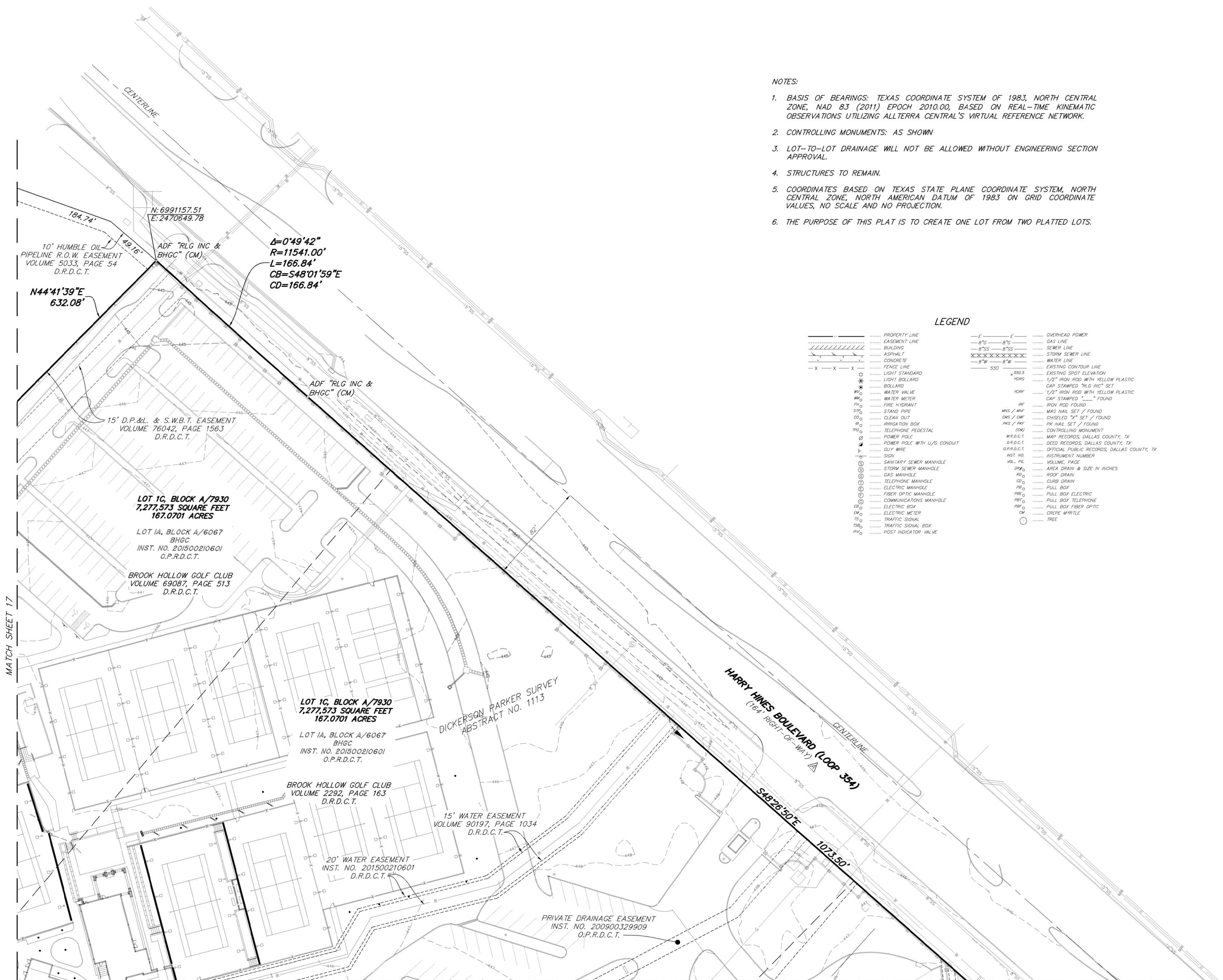
—	PROPERTY LINE	—	OVERHEAD POWER
---	EASEMENT LINE	—	GAS LINE
▨	BUILDING	—	SEWER LINE
▧	ASPHALT	—	STORM SEWER LINE
▩	CONCRETE	—	WATER LINE
—	FENCE LINE	—	EXISTING CONTOUR LINE
○	LIGHT STANDARD	—	EXISTING SPOT ELEVATION
●	BOLLARD	—	1/2" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "RLG INC" SET
⊕	WATER VALVE	—	1/2" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "—" FOUND
⊕	WATER METER	—	IRON ROD FOUND
⊕	FIRE HYDRANT	—	MAG NAIL SET / FOUND
⊕	STAND PIPE	—	CHISELED "X" SET / FOUND
⊕	CLEAN OUT	—	PK NAIL SET / FOUND
⊕	IRRIGATION BOX	—	CONTROLLING MONUMENT
⊕	TELEPHONE PEDESTAL	—	M.A.D.C.T.
⊕	POWER POLE	—	DEED RECORDS, DALLAS COUNTY, TX
⊕	POWER POLE WITH W/C CONDUIT	—	D.R.D.C.T.
⊕	GUY WIRE	—	OFFICIAL PUBLIC RECORDS, DALLAS COUNTY, TX
⊕	SEWER MANHOLE	—	INSTRUMENT NUMBER
⊕	STORM SEWER MANHOLE	—	VOLUME, PAGE
⊕	GAS MANHOLE	—	AREA DRAIN & SIZE IN INCHES
⊕	TELEPHONE MANHOLE	—	ROOF DRAIN
⊕	ELECTRIC MANHOLE	—	CURB DRAIN
⊕	FIBER OPTIC MANHOLE	—	PULL BOX
⊕	COMMUNICATIONS MANHOLE	—	PULL BOX ELECTRIC
⊕	ELECTRIC METER	—	PULL BOX TELEPHONE
⊕	TRAFFIC SIGNAL	—	PULL BOX FIBER OPTIC
⊕	TRAFFIC SIGNAL BOX	—	CREPE MORTLE
⊕	POST INDICATOR VALVE	—	TREE

△ VOLUME 1660, PAGE 625, VOLUME 1664, PAGE 416  
 VOLUME 1666, PAGE 461, VOLUME 1668, PAGE 63  
 VOLUME 2170, PAGE 604, VOLUME 2170, PAGE 608  
 VOLUME 2170, PAGE 611, VOLUME 2170, PAGE 632  
 VOLUME 2171, PAGE 291, VOLUME 2176, PAGE 271  
 VOLUME 2176, PAGE 281, VOLUME 2176, PAGE 283  
 VOLUME 2177, PAGE 266, VOLUME 2179, PAGE 131  
 VOLUME 2179, PAGE 132

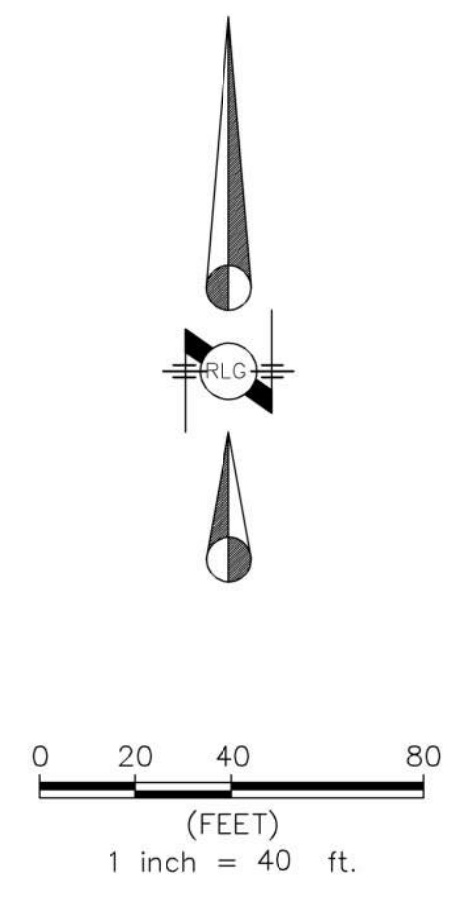
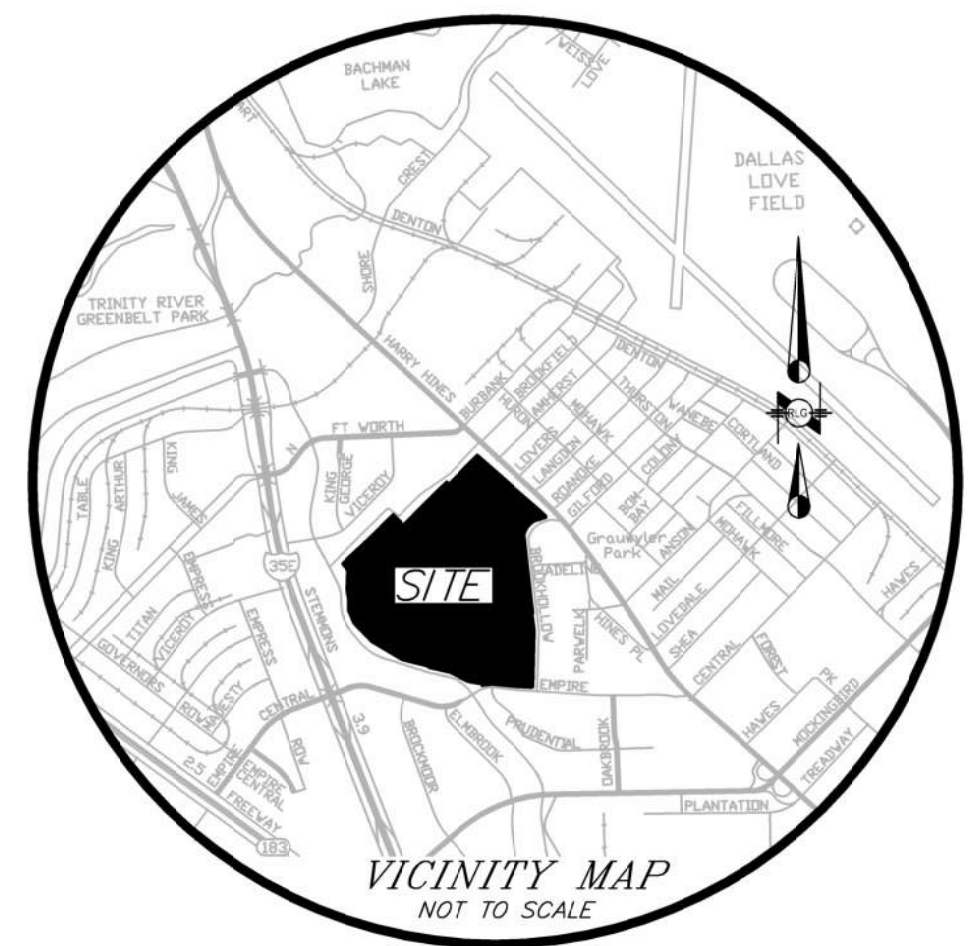
PRELIMINARY PLAT  
 OF  
**BHGC 2 ADDITION**  
 LOT 1C, BLOCK A/7930

BEING A REPLAT OF LOT 1B, BLOCK A/7930, BHGC GREENS ADDITION AND LOT 1A, BLOCK A/6067, BHGC ADDITION, AND BEING A PART OF THE ELI CHANDLER SURVEY, ABSTRACT NO. 356, DICKERSON PARKER SURVEY, ABSTRACT NO. 1113, FRANCIS A. WINN SURVEY, ABSTRACT NO. 1579, AND JOSEPH A. THOMAS SURVEY, ABSTRACT NO. 1489, CITY OF DALLAS, DALLAS COUNTY, TEXAS

CITY PLAN FILE NO. S234-047  
 ENGINEERING NO. DP-  
 SCALE: 1" = 40'  
 DATE: JANUARY, 2024  
 OWNER:  
 BROOK HOLLOW GOLF CLUB  
 8301 HARRY HINES BLVD.  
 DALLAS, TX 75235  
 214-637-1900  
 CHRIS BONVIE  
 SURVEYOR:  
 RAYMOND L. GOODSON JR., INC.  
 12001 N. CENTRAL EXPRESSWAY, STE 300  
 DALLAS, TX 75243  
 214-739-8100  
 rlg@rlginc.com  
 TX PE REG #7-493  
 TBPELS REG #100341-00



- NOTES:
1. 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.
  2. CONTROLLING MONUMENTS: AS SHOWN
  3. LOT-TO-LOT DRAINAGE WILL NOT BE ALLOWED WITHOUT ENGINEERING SECTION APPROVAL.
  4. STRUCTURES TO REMAIN.
  5. 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.
  6. THE PURPOSE OF THIS PLAT IS TO CREATE ONE LOT FROM TWO PLATTED LOTS.



LEGEND

---	PROPERTY LINE	---	OVERHEAD POWER
---	EASEMENT LINE	---	GAS LINE
---	BUILDING	---	SEWER LINE
---	ADPHALT	---	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 "RLG INC" SET
---	WATER VALVE	---	1/2" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "----" FOUND
---	WATER METER	---	IRON ROD FOUND
---	FIRE HYDRANT	---	M/S / M/F
---	STAND PIPE	---	M/S / M/F SET / FOUND
---	CLEAN OUT	---	CHISELED "X" SET / FOUND
---	IRRIGATION BOX	---	M/S / M/F
---	TELEPHONE PEDESTAL	---	(M)
---	POWER POLE	---	PK NAIL SET / FOUND
---	POWER POLE WITH U/G CONDUIT	---	CONTROLLING MONUMENT
---	GUY WIRE	---	MAP RECORDS, DALLAS COUNTY, TX
---	SIGN	---	DEED RECORDS, DALLAS COUNTY, TX
---	SANITARY SEWER MANHOLE	---	OPTIONAL PUBLIC RECORDS, DALLAS COUNTY, TX
---	STORM SEWER MANHOLE	---	IRG NO.
---	GAS MANHOLE	---	VOL. PG.
---	TELEPHONE MANHOLE	---	AREA DRAIN & SIZE IN INCHES
---	ELECTRIC MANHOLE	---	ROOF DRAIN
---	FIBER OPTIC MANHOLE	---	CURB DRAIN
---	COMMUNICATIONS MANHOLE	---	PULL BOX
---	ELECTRIC BOX	---	PULL BOX ELECTRIC
---	ELECTRIC METER	---	PULL BOX TELEPHONE
---	TRAFFIC SIGNAL	---	PULL BOX FIBER OPTIC
---	TRAFFIC SIGNAL BOX	---	CREPE MYRTLE
---	POST INDICATOR VALVE	---	TREE

▲ VOLUME 1660, PAGE 625, VOLUME 1664, PAGE 416  
 VOLUME 1666, PAGE 461, VOLUME 1668, PAGE 63  
 VOLUME 2170, PAGE 604, VOLUME 2170, PAGE 608  
 VOLUME 2170, PAGE 611, VOLUME 2170, PAGE 632  
 VOLUME 2171, PAGE 291, VOLUME 2176, PAGE 271  
 VOLUME 2176, PAGE 281, VOLUME 2176, PAGE 283  
 VOLUME 2177, PAGE 266, VOLUME 2179, PAGE 131  
 VOLUME 2179, PAGE 132

PRELIMINARY PLAT  
 OF  
**BHGC 2 ADDITION**  
**LOT 1C, BLOCK A/7930**  
 BEING A REPLAT OF LOT 1B, BLOCK A/7930, BHGC GREENS ADDITION AND LOT 1A, BLOCK A/6067, BHGC ADDITION, AND BEING A PART OF THE ELI CHANDLER SURVEY, ABSTRACT NO. 356, DICKERSON PARKER SURVEY, ABSTRACT NO. 1113, FRANCIS A. WINN SURVEY, ABSTRACT NO. 1579, AND JOSEPH A. THOMAS SURVEY, ABSTRACT NO. 1489, CITY OF DALLAS, DALLAS COUNTY, TEXAS  
 CITY PLAN FILE NO. S234-047  
 ENGINEERING NO. DP-\_\_\_\_  
 SCALE: 1" = 40'  
 DATE: JANUARY, 2024

OWNER:  
 BROOK HOLLOW GOLF CLUB  
 8301 HARRY HINES BLVD.  
 DALLAS, TX 75243  
 214-637-1900  
 CHRIS BONVIE

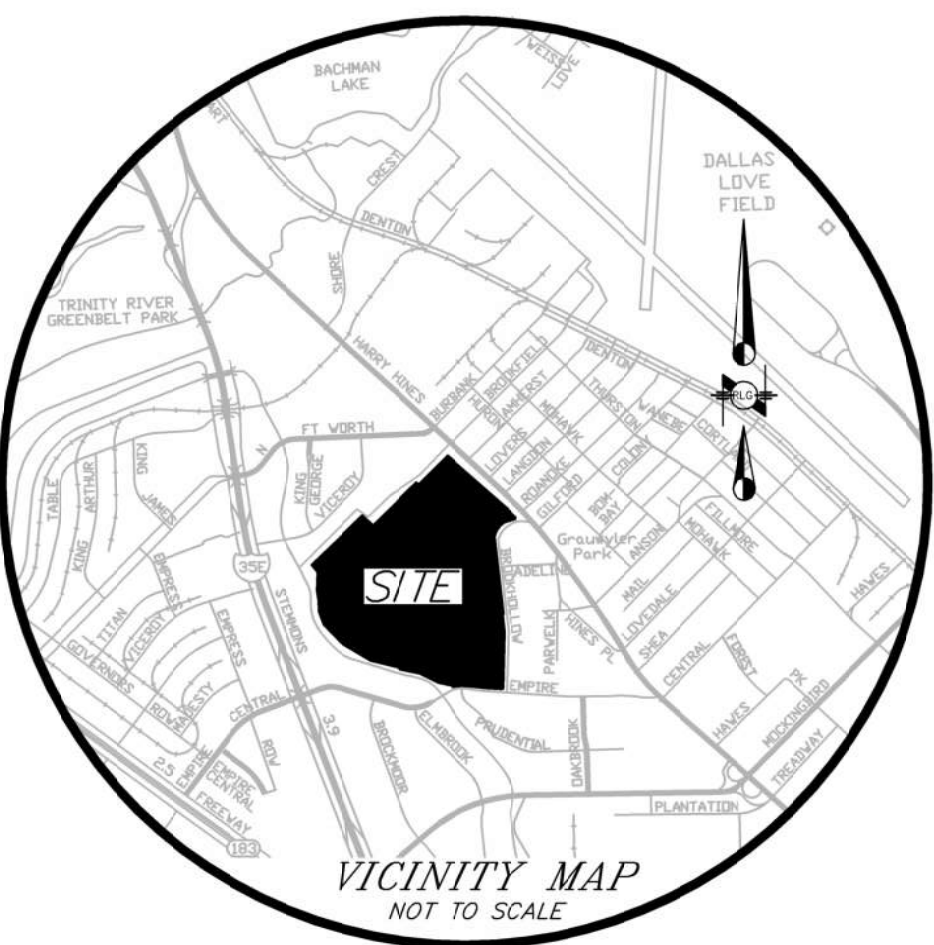
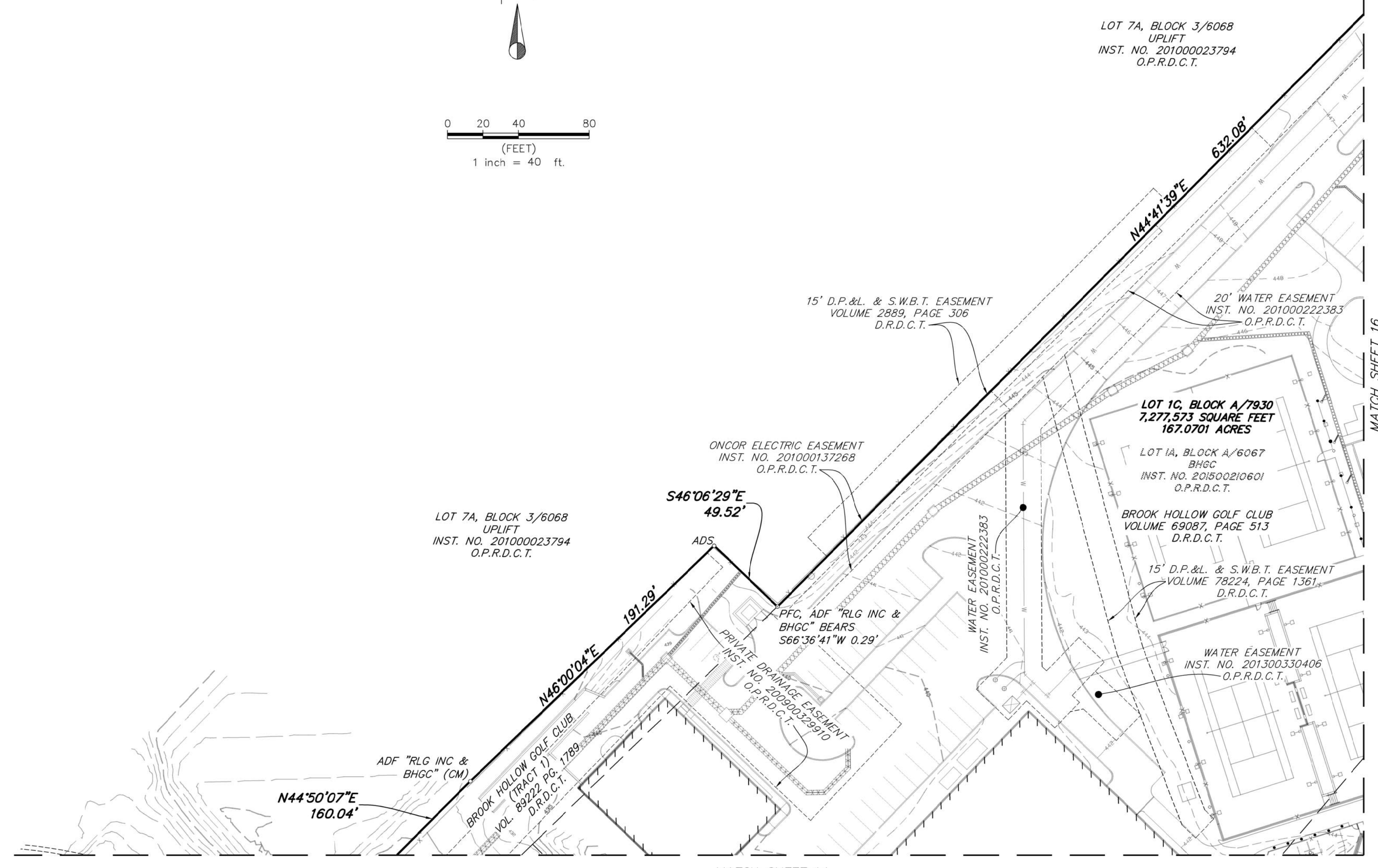
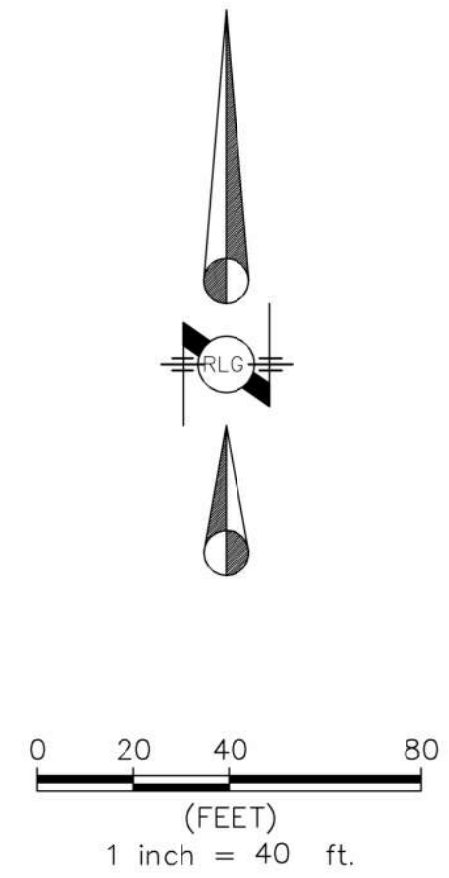
SURVEYOR:  
 RAYMOND L. GOODSON JR., INC.  
 12001 N. CENTRAL EXPRESSWAY, STE 300  
 DALLAS, TX 75243  
 214-739-8100  
 rlg@rlginc.com  
 TX PE REG #F-489  
 TBPELS REG #100341-00

RECORDED INST# - JOB NO. 2311.075 E-FILE 2311.075PP DWG NO. 28.317W SHEET 16 OF 17

MATCH SHEET 17

MATCH SHEET 15





- 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 ENGINEERING SECTION APPROVAL.
  - STRUCTURES TO REMAIN.
  - 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 PLATTED LOTS.

**OWNER'S DEDICATION**  
 NOW THEREFORE, KNOW ALL MEN BY THESE PRESENTS:

That Brook Hollow Golf Club, acting by and through its duly authorized agent, Chris Bonvie, does hereby adopt this plat, designating the herein described property as BHGC 2 an addition to the City of Dallas, Dallas County, Texas, and do hereby dedicate, in fee simple, to the public use forever any streets, alleys, and floodway management areas shown thereon. The easements shown thereon are hereby reserved for the purposes indicated. The utility and fire lane easements shall be open to the public, fire and police units, garbage and rubbish collection agencies, and all public and private utilities for each particular use. The maintenance of paving on the utility and fire lane easements is the responsibility of the property owner. No buildings, fences, trees, shrubs, or other improvements or growths shall be constructed, reconstructed or placed upon, over or across the easements as shown. Said easements being hereby reserved for the mutual use and accommodation of all public utilities using or desiring to use same. All, and any public utility shall have the right to remove and keep removed all or parts of any building, fences, trees, shrubs, or other improvements or growths which in any way may endanger or interfere with the construction, maintenance or efficiency of its respective system on the easements, and all public utilities shall at all times have the full right of ingress and egress to or from the said easements for the purpose of constructing, reconstructing, inspecting, patrolling, maintaining and adding to or removing all or parts of its respective systems without the necessity at any time of procuring the permission of anyone. (Any public utility shall have the right of ingress and egress to private property for the purpose of reading meters and any maintenance or service required or ordinarily performed by that utility).

Water main and wastewater easements shall also include additional area of working space for construction and maintenance of the systems. Additional easement area is also conveyed for installation and maintenance of manholes, cleanouts, fire hydrants, water services and wastewater services from the main to the curb or pavement line, and description of such additional easements herein granted shall be determined by their location as installed.

This plat approved subject to all platting ordinances, rules, regulations, and resolutions of the City of Dallas.

WITNESS, my hand at Dallas, Texas, this the \_\_\_\_\_ day of \_\_\_\_\_, 2024.

Brook Hollow Golf Club

By:

Chris Bonvie

STATE OF TEXAS §  
 COUNTY OF DALLAS §

BEFORE ME, the undersigned authority, on this day personally appeared Chris Bonvie, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purposes and considerations therein expressed and in the capacity stated.

GIVEN under my hand and seal of office this the \_\_\_\_\_ day of \_\_\_\_\_, 2024.

Notary Public in and for the State of Texas

**SURVEYOR'S STATEMENT**

I, BRIAN R. WADE, a Registered Professional Land Surveyor, licensed by the State of Texas, affirm that this plat was prepared under my direct supervision, from recorded documentation, evidence collected on the ground during field operations and other reliable documentation; and that this plat substantially complies with the Rules and Regulations of the Texas Board of Professional Engineers and Land Surveyors, the City of Dallas Development Code (Ordinance no. 19455, as amended), and Texas Local Government Code, Chapter 212. I further affirm that monumentation shown hereon was either found or placed in compliance with the City of Dallas Development Code, Sec. 51A-8.617 (a)(b)(c)(d) & (e); and that the digital drawing file accompanying this plat is a precise representation of this Signed Final Plat.

Dated this the \_\_\_\_\_ day of \_\_\_\_\_, 2024.

PRELIMINARY, THIS DOCUMENT SHALL NOT BE RECORDED FOR ANY PURPOSE AND SHALL NOT BE USED OR VIEWED OR RELIED UPON AS A FINAL SURVEY DOCUMENT.

Brian R. Wade  
 Texas Registered Professional  
 Land Surveyor No. 6098

STATE OF TEXAS §  
 COUNTY OF DALLAS §

BEFORE ME, the undersigned authority, on this day personally appeared BRIAN R. WADE, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purposes and considerations therein expressed and in the capacity stated.

GIVEN under my hand and seal of office this the \_\_\_\_\_ day of \_\_\_\_\_, 2024.

Notary Public in and for the State of Texas

PLACE COUNTY  
 RECORDING LABEL HERE

**CERTIFICATE OF APPROVAL**  
 I, Tony Shildt, Chairperson or Brent Rubin, Vice Chairperson of the City Plan Commission of the City of Dallas, State of Texas, hereby certify that the attached plat was duly filed for approval with the City Plan Commission of the City of Dallas on the \_\_\_\_\_ day of \_\_\_\_\_ A.D. 20\_\_\_\_ and same was duly approved on the \_\_\_\_\_ day of \_\_\_\_\_ A.D. 20\_\_\_\_ by said Commission.

Chairperson or Vice Chairperson  
 City Plan Commission  
 Dallas, Texas

Attest:

Secretary

**LEGEND**

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

**PRELIMINARY PLAT  
 OF  
 BHGC 2 ADDITION  
 LOT 1C, BLOCK A/7930**

BEING A REPLAT OF LOT 1B, BLOCK A/7930, BHGC GREENS ADDITION AND LOT 1A, BLOCK A/6067, BHGC ADDITION, AND BEING A PART OF THE ELI CHANDLER SURVEY, ABSTRACT NO. 1113, FRANCIS A. WINN SURVEY, ABSTRACT NO. 1579, AND JOSEPH A. THOMAS SURVEY, ABSTRACT NO. 1489, CITY OF DALLAS, DALLAS COUNTY, TEXAS

CITY PLAN FILE NO. S234-047  
 ENGINEERING NO. DP-\_\_\_\_  
 SCALE: 1" = 40'  
 DATE: JANUARY, 2024

**OWNER:**  
 BROOK HOLLOW GOLF CLUB  
 8301 HARRY HINES BLVD.  
 DALLAS, TX 75235  
 214-637-1900  
 CHRIS BONVIE

**SURVEYOR:**  
 RAYMOND L. GOODSON JR., INC.  
 12001 N. CENTRAL EXPRESSWAY, STE 300  
 DALLAS, TX 75243  
 214-739-8100  
 rlj@rljinc.com  
 TX PE REG #7-489  
 TBPELS REG #100341-00

RECORDED	INST#	-	JOB NO.	2311.075	E-FILE	2311.075PP	DWG NO.	28.317W
							SHEET	17 OF 17