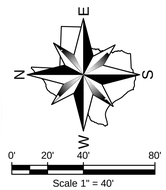
VICINITY MAP
NOT TO SCALE



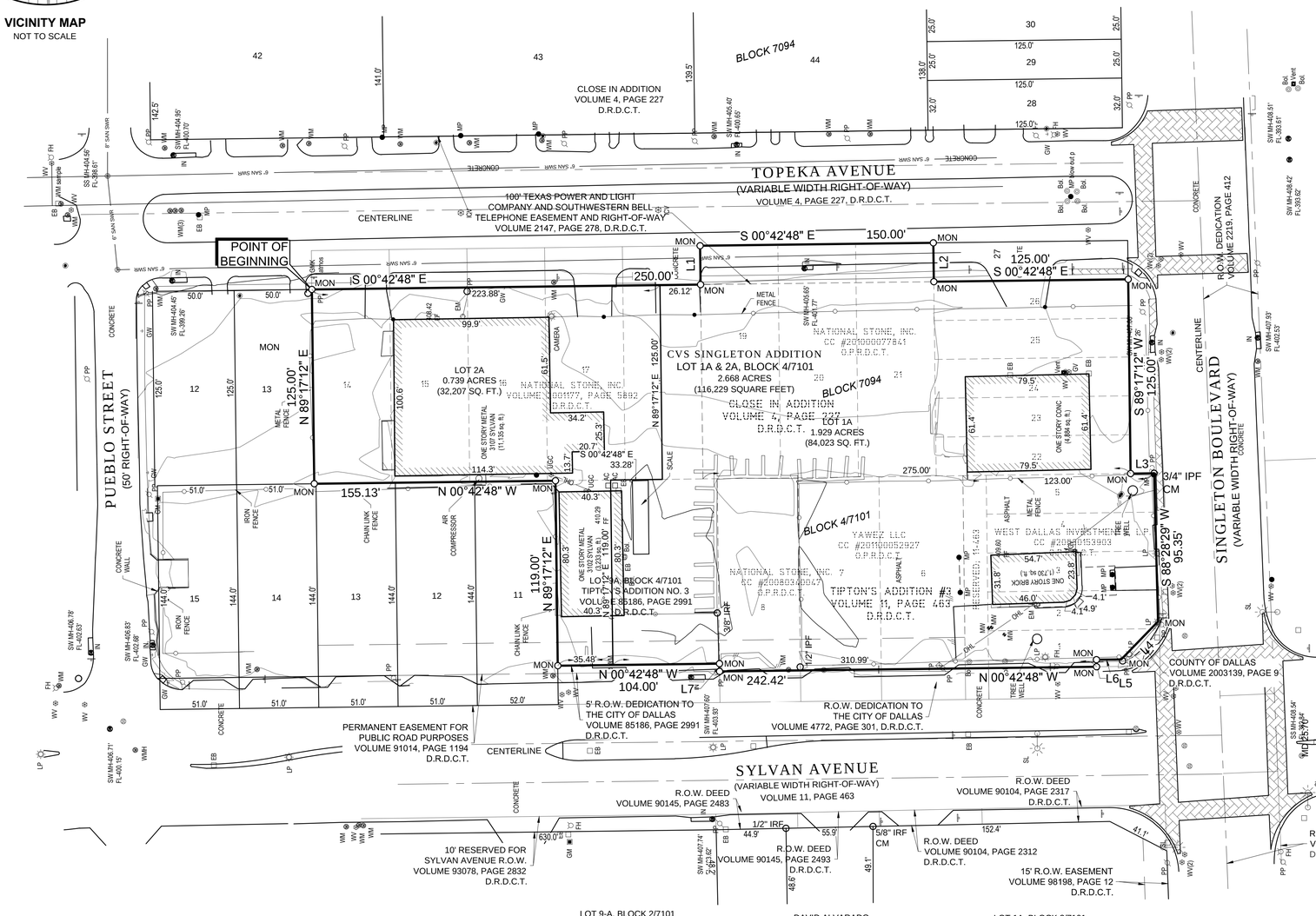
Scale 1" = 40'

LEGEND

CIRF	1/2" CAPPED IRON ROD FOUND w/ PLASTIC CAP STAMPED "W.A.I."
XCF	"X" CUT IN CONCRETE FOUND
PKF	P.K. NAIL FOUND
IPF	IRON PIPE FOUND
CM	CONTROLLING MONUMENT
D.R.D.C.T.	DEED RECORDS, DALLAS COUNTY, TEXAS
M.R.D.C.T.	MAP RECORDS, DALLAS COUNTY, TEXAS
O.P.R.D.C.T	OFFICIAL PUBLIC RECORDS, DALLAS COUNTY, TEXAS
CC #	COUNTY CLERK'S INSTRUMENT NUMBER
MON	STANDARD CITY OF DALLAS 3-1/2" ALUMINUM DISK STAMPED "CVS SINGLETON ADDITION" ON TOP OF A 1/2" IRON ROD

GENERAL NOTES:

1. LOT TO LOT DRAINAGE WILL NOT BE ALLOWED WITHOUT ENGINEERING SECTION APPROVAL.
2. COORDINATES LABELED HEREON UTILIZE THE TEXAS STATE PLANE COORDINATE SYSTEM, NORTH CENTRAL ZONE, NORTH AMERICAN DATUM OF 1983 ON GRID COORDINATE VALUES, NO SCALE AND NO PROJECTION.
3. BEARINGS SHOWN HEREON ARE BASED UPON AN ON-THE-GROUND SURVEY PERFORMED IN THE FIELD ON THE 18TH DAY OF MAY, 2015, UTILIZING A G.P.S. MEASUREMENT (NAD83, GRID) OF NORTH 00 DEG 42 MIN 48 SEC WEST, ALONG THE EAST RIGHT-OF-WAY OF SYLVAN AVENUE.
4. ALL BUILDINGS TO BE REMOVED.
5. PURPOSE OF THIS PLAT IS TO CREATE TWO LOT FROM 10 LOTS, 15 PARTIAL LOTS AND A RESERVE STRIP AND DEDICATE ADDITIONAL RIGHT-OF-WAY.



PRELIMIANRY PLAT

CVS SINGLETON ADDITION

LOTS 1A & 2A, BLOCK 4/7101

BEING ALL OF LOT 9A, BLOCK 4/7101, TIPTON'S ADDITION NO. 3, RECORDED IN VOLUME 85186, PAGE 299, A PORTION OF LOTS 1, 2, 6, 7, AND 8, AND ALL OF LOTS 3, 4, AND 5, BLOCK 2/7101, TIPTON'S ADDITION NO. 3, RECORDED IN VOLUME 11, PAGE 463, AND PART OF LOTS 14, 15, 16, 17, 18, 22, 23, 24, 25, AND 26 AND ALL OF LOTS 19, 20, AND 21, BLOCK 7094, CLOSE IN ADDITION RECORDED IN VOLUME 4, PAGE 227
BEING 2.668 ACRES OUT OF THE A. HANNAH SURVEY, ABSTRACT NO. 564, CITY OF DALLAS, DALLAS COUNTY, TEXAS
CITY PLAN FILE NO. S145-273
CITY ENGINEERING PLAN FILE NO. _____

OWNER:
CVS Pharmacy, Inc.
One CVS Drive
Woonsocket, RI 02895
ph# 401-770-6852

SURVEYOR:
Winkelmann & Associates, Inc.
6750 Hillcrest Plaza Drive
Suite 325
Dallas, Texas 75230
ph# 972-490-7090

No.	DATE	REVISION	APPROV.

Winkelmann & Associates, Inc.
CONSULTING CIVIL ENGINEERS ■ SURVEYORS
6750 HILLCREST PLAZA DRIVE, SUITE 325 (972) 490-7090
DALLAS, TEXAS 75230 (972) 490-7099 FAX
Texas Engineers Registration No. 89
Texas Surveyors Registration No. 100223-00

COPYRIGHT © 2015, Winkelmann & Associates, Inc.

A. HANNAH SURVEY, ABSTRACT NO. 564
CITY OF DALLAS
DALLAS COUNTY, TEXAS

CVS PHARMACY, INC.
ONE CVS DRIVE
WOONSOCKET, RI 02895

PRELIMINARY PLAT
CVS SINGLETON ADDITION
LOTS 1A & 2A, BLOCK 4/7101

Date : 09.10.15
Scale : 1" = 40'
File : 70958-PPLT
Project No. : 70958

SHEET 1 OF 2

G:\70958\SURVEY\Plats\70958-PPLT.dwg