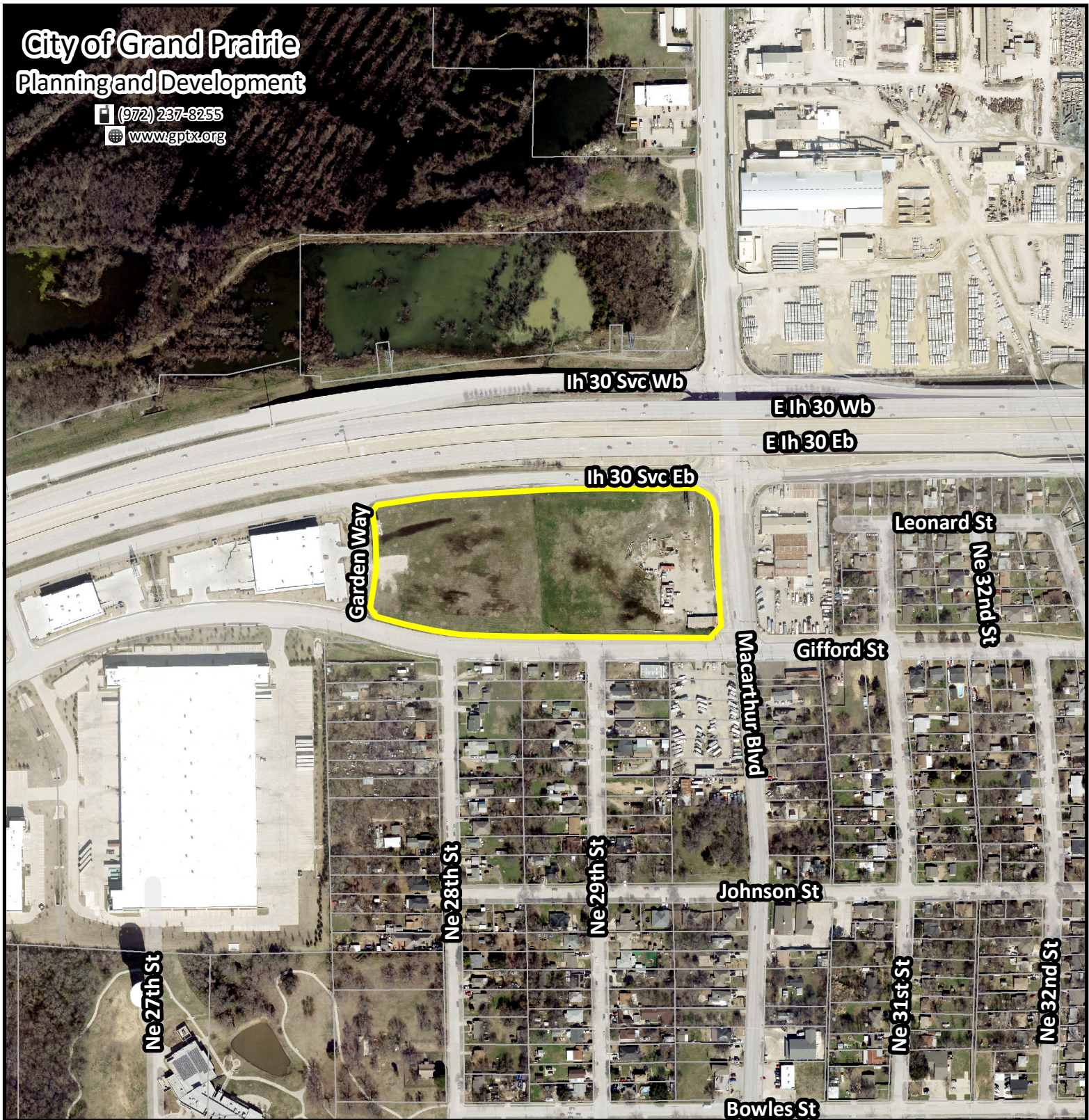


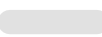
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Location

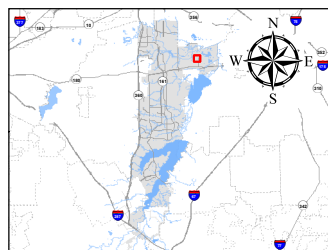


Street Center Line



Parcels

The City of Grand Prairie has prepared maps for departmental use. These are not official maps of the City of Grand Prairie and should not be used for legal, engineering, or surveying purposes but rather for reference. These maps are the property of the City of Grand Prairie and have been made available to public based on the Public Information Act. The City of Grand Prairie make every effort to produce and publish the most current and accurate information possible. No warranties, expressed or implied, are provided for the data herein, its use, or its interpretation. Utilization of this map indicates understanding and acceptance of this statement.

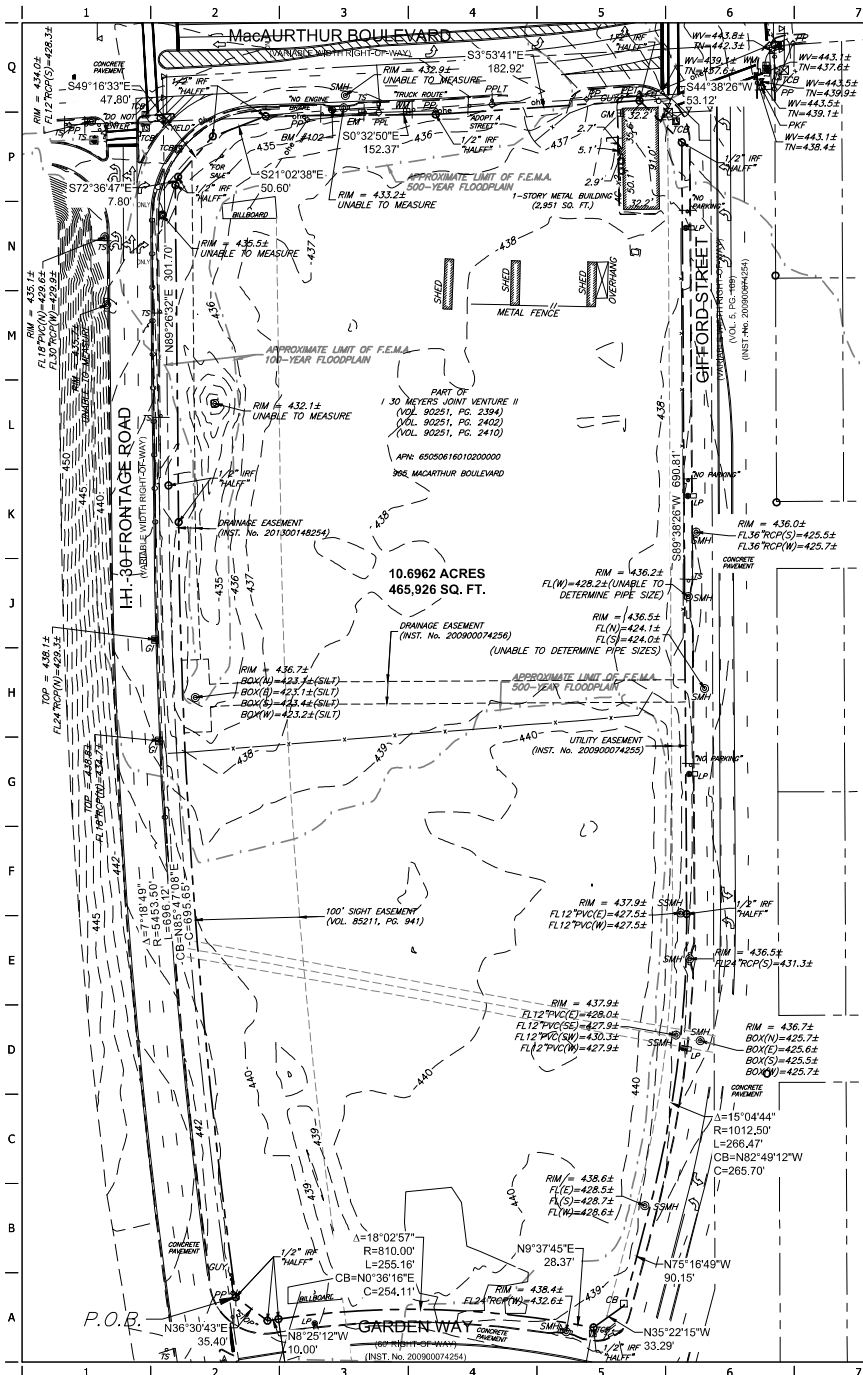


0 0.09 Miles

Grand Prairie
TEXAS

PLANNING
Date: 6/14/2024

Exhibit A - Boundary Description
Page 2 of 3



FLOOD STATEMENT:

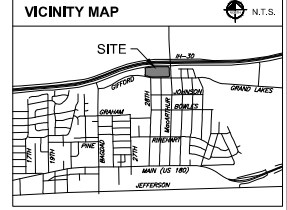
ACCORDING TO FEDERAL EMERGENCY MANAGEMENT AGENCY'S FLOOD INSURANCE RATE MAP NO. 481130015L, FOR DALLAS COUNTY, TEXAS AND INCORPORATED AREAS, DATED MARCH 21, 2019, THIS PROPERTY IS LOCATED WITHIN ZONE X (UNSHADED) DEFINED AS "AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN", ZONE X (SHADED) DEFINED AS "AREAS OF 0.2% ANNUAL CHANCE FLOOD; AREAS OF 1% ANNUAL CHANCE FLOOD WITH AVERAGE DEPTHS OF LESS THAN 1 FOOT OR WITH DRAINAGE AREAS LESS THAN 1 SQUARE MILE; AND AREAS PROTECTED BY LEVEES FROM 1% ANNUAL CHANCE FLOOD", AND ZONE AE DEFINED AS "SPECIAL FLOOD HAZARD AREAS (SFHAS) SUBJECT TO INUNDATION BY THE 1% ANNUAL CHANCE FLOOD (BASE FLOOD ELEVATIONS DETERMINED)". IF THIS SITE IS NOT WITHIN AN IDENTIFIED SPECIAL FLOOD HAZARD AREA, THIS FLOOD STATEMENT DOES NOT IMPLY THAT THE PROPERTY AND/OR THE STRUCTURES THEREON WILL BE FREE FROM FLOODING OR FLOOD DAMAGE. ON RARE OCCASIONS, GREATER FLOODS CAN AND WILL OCCUR AND FLOOD HEIGHTS MAY BE INCREASED BY HUMAN-MADE OR NATURAL CAUSES. THIS FLOOD STATEMENT SHALL NOT CREATE LIABILITY ON THE PART OF THE SURVEYOR.

UTILITY NOTE:

UNDERGROUND UTILITY MARKINGS WERE LOCATED ON THE PROPERTY (AS SHOWN ON SURVEY) BY SUBMITTING A TEXAS 811 TICKET. THE SURVEYOR CONTACTED THE CITY OF GRAND PRAIRIE ON MAY 8, 2023 TO REQUEST AS-BUILT UTILITY DRAWINGS. THE UNDERGROUND UTILITIES SHOWN HEREON REFLECT THE MAPS OF THE AS-BUILT UTILITY DRAWINGS PROVIDED BY THE CITY OF GRAND PRAIRIE. THE SURVEYOR MAKES NO GUARANTEE THAT THE UNDERGROUND UTILITIES COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN SERVICE OR ABANDONED. THE SURVEYOR FURTHER DOES NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED, THE SURVEYOR HAS NOT PHYSICALLY LOCATED THE UNDERGROUND UTILITIES.

SURVEY LEGEND

EXISTING UTILITIES		ABBREVIATION STANDARDS FOR QT SURVEYS	
ugc	Underground Cable	CONC	Concrete
ohc	Overhead Electric	G	Gutter
ugc	Underground Electric	TC	Top Curb
ugfo	Underground Fiber Optic	EB	Electric Box
gls	Gas Line (Plus Size/Type On Plans)	EM	Electric Meter
fm	Force Main	CB	Cable TV Box
ss	Sanitary Sewer Line (Plus Size/Type On Plans)	FH	Fire Hydrant
sl	Storm Sewer Line (<12") (Plus Size/Type On Plans)	GI	Grate Inlet
sl	Storm Sewer Line (>12") (Plus Size/Type On Plans)	GM	Gas Meter
ugt	Underground Telephone Line	GUY	Guy Wire
wtr	Water Line (Plus Size/Type On Plans)	LP	Light Pole
	Utility Pedestal/Riser-Plus Type of Utility	SMH	Storm Sewer Manhole (Plus Size)
	Utility Pole-Plus Type of Utility	SSMH	Sanitary Sewer Manhole (Plus Size)
	Utility Pole W/Light	TCB	Traffic Control Box
	Utility Pole W/Transformer	TS	Traffic Sign
	Utility Manhole (Plus Type/E's)	UMH	Utility Manhole (Plus Type/Size)
	Utility Meter (Plus Type)	UP	Utility Pole (Plus Type)
	Utility Valve (Plus Type)	UPL	Utility Pole W/Light (Plus Type/Direction)
	Guy Wire	UPT	Utility Pole W/Transformer (Plus Type/# Of Transformers)
	Light Pole (Plus # Heads/Direction Shown Graphically)	WM	Water Meter
	Fire Hydrant	WV	Water Valve
	Area Inlet	A/C	Air Conditioner
	Single Post Sign (Plus Type/Verbiage)	PVC	Polyvinylchloride Pipe (Plus Size)
	Traffic Arrows	RCP	Reinforced Concrete Pipe (Plus Size)
	Traffic Signal W/Most Arm	E	Flow Line
	Traffic Signal	BM	Temporary Bench Mark
	Traffic Crosswalk Signal	POB	Point Of Beginning
	Traffic Control Box	R	Radius
	Gate	L	Length
		Δ	Delta (Central Angle)
		CD	Chord Distance
		CB	Chord Bearing
		INST	Instrument
		VOL	Volume
		PG	Page
		F.I.R.M.	Federal Insurance Rate Map
		FND	Found (Plus Item)
		AC	Acres
		SF	Square Feet
		±	Plus/Minus
		LNA	Limits Of No Access
EXISTING FEATURES		CONTROL LEGEND	
---	Property R/W Line (OT Net)	○	Brass Cap
---	Property R/W Lot Line (Others)	△	Control Point
---	Curb Line	○	Property Corner (Found)
---	Edge Of Concrete	●	Property Corner (Set)
---	Major Contour	■	R/W Monument Found
---	Minor Contour	●	Benchmark
---	Curb & Gutter Elevation		
---	Spot Elevation		
---	Flow Line (Ditch, Creek, Stream)		
---	Chain Link Fence		
---	Guardrail		
---	Existing Structure (Plus Material, SF, # Stories)		



BENCH MARK LIST	
Bearing system based on the Texas Coordinate System of 1983 (2011 adjustment). North Central Zone 1602, with an implied combined scale factor of 1.000000000.	
BM 100	MAGNAN, W. SHINER SET IN CONCRETE AT THE SOUTHEAST CORNER OF THE INTERSECTION OF MACARTHUR BOULEVARD AND GIFFORD STREET, APPROXIMATELY 400 FEET SOUTH OF THE INTERSECTION OF MACARTHUR BOULEVARD AND GIFFORD STREET, APPROXIMATELY 400 FEET NORTH-EAST OF THE INTERSECTION OF MACARTHUR BOULEVARD AND GIFFORD STREET, 30 FEET NORTHWEST OF A TRAFFIC SIGNAL POLE WITH HAST FOR THE SOUTH BOUND LANES OF MACARTHUR BOULEVARD, AND 10 FEET EAST OF A TRAFFIC SIGNAL POLE WITH HAST FOR THE SOUTH BOUND LANES OF MACARTHUR BOULEVARD, AND 10 FEET EAST OF A TRAFFIC SIGNAL POLE WITH HAST FOR THE SOUTH BOUND LANES OF MACARTHUR BOULEVARD.
BM 101	MAGNAN, W. SHINER SET IN CONCRETE AT THE NORTHEAST CORNER OF THE INTERSECTION OF MACARTHUR BOULEVARD AND GIFFORD STREET, APPROXIMATELY 400 FEET SOUTH OF THE INTERSECTION OF MACARTHUR BOULEVARD AND GIFFORD STREET, APPROXIMATELY 400 FEET NORTH-EAST OF THE INTERSECTION OF MACARTHUR BOULEVARD AND GIFFORD STREET, 30 FEET NORTHWEST OF A TRAFFIC SIGNAL POLE WITH HAST FOR THE SOUTH BOUND LANES OF MACARTHUR BOULEVARD, AND 10 FEET EAST OF A TRAFFIC SIGNAL POLE WITH HAST FOR THE SOUTH BOUND LANES OF MACARTHUR BOULEVARD, AND 10 FEET EAST OF A TRAFFIC SIGNAL POLE WITH HAST FOR THE SOUTH BOUND LANES OF MACARTHUR BOULEVARD.
BM 102	MAGNAN, W. SHINER SET IN CONCRETE ON THE WEST SIDE OF MACARTHUR BOULEVARD, APPROXIMATELY 100 FEET SOUTH OF THE INTERSECTION OF MACARTHUR BOULEVARD AND GIFFORD STREET, APPROXIMATELY 400 FEET NORTH-EAST OF THE INTERSECTION OF MACARTHUR BOULEVARD AND GIFFORD STREET, 30 FEET NORTHWEST OF A TRAFFIC SIGNAL POLE WITH HAST FOR THE SOUTH BOUND LANES OF MACARTHUR BOULEVARD, AND 10 FEET EAST OF A TRAFFIC SIGNAL POLE WITH HAST FOR THE SOUTH BOUND LANES OF MACARTHUR BOULEVARD.
BM 103	CITY OF GRAND PRAIRIE MONUMENT 10, FROM THE INTERSECTION OF MACARTHUR BOULEVARD AND GIFFORD STREET, APPROXIMATELY 400 FEET SOUTH OF THE INTERSECTION OF MACARTHUR BOULEVARD AND GIFFORD STREET, APPROXIMATELY 400 FEET NORTH-EAST OF THE INTERSECTION OF MACARTHUR BOULEVARD AND GIFFORD STREET, 30 FEET NORTHWEST OF A TRAFFIC SIGNAL POLE WITH HAST FOR THE SOUTH BOUND LANES OF MACARTHUR BOULEVARD, AND 10 FEET EAST OF A TRAFFIC SIGNAL POLE WITH HAST FOR THE SOUTH BOUND LANES OF MACARTHUR BOULEVARD.

Kimley»Horn

Tel. No. (817) 335-6511
www.kimleyhorn.com

PROJECT NO. 069304954

QuikTrip No. 1927

905 MACARTHUR BOULEVARD
GRAND PRAIRIE, TEXAS

QT

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PROTOTYPE: P-40 (21/02/17)
DIVISION: 301
DESIGNED BY: [blank]
DRAWN BY: SCR
REVIEWED BY: MCB

SHEET TITLE:
ALT/ANSPS
LAND TITLE SURVEY

SHEET NUMBER:
1 of 2

ORIGINAL ISSUE DATE:

Exhibit A - Boundary Description
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