

**LEGEND**

—x—	FENCE	—w—	WATER METER
—OHU—	OVERHEAD UTILITY	—v—	WATER VALVE
—P—	POWER POLE	—□—	IRRIGATION CONTROL VALVE
—L—	LIGHT POLE	—○—	NUMBER OF PARKING SPACES
—G—	GUY WIRE(S)	—○—	GAS METER
—F.I.R.—	FOUND IRON ROD	—○—	MONITOR WELL
—S.I.R.—	SET IRON ROD	—○—	CONCRETE
—T.D.—	TEXAS DEPARTMENT OF TRANSPORTATION MONUMENT	—○—	EDGE OF ASPHALT
—F.C.P.—	FENCE CORNER POST	—○—	COVERED AREA
—F.I.P.—	FOUND IRON PIPE	—○—	CONCRETE
—F.H.—	FIRE HYDRANT	—○—	EDGE OF ASPHALT
—○—	SANITARY SEWER CLEAN-OUT	—○—	COVERED AREA
—○—	SANITARY STORM SEWER MANHOLE	—○—	CONCRETE

NOTE: ALL IRON RODS FOUND ARE 1/2" UNLESS OTHERWISE NOTED.  
ALL IRON RODS SET ARE 1.0" WITH YELLOW CAP STAMPED "ARTHUR SURVEYING COMPANY"

Prosper ISD  
Vol. 605, Pg. 29  
D.R.C.C.T.



**02 VICINITY MAP**  
SCALE: NTS

BEGINNING at a 5/8 inch iron rod set at the most easterly southeast corner of VALLEY VIEW ADDITION (an addition to the town of Prosper according to the plat thereof recorded in Volume 4, page 77 of the Collin County Map Records) for the northeast corner of said 3.052 acre tract described in aforesaid conveyance (evidenced by a deed recorded in Volume 964, page 424 of the Collin County Deed Records), said corner being on the west line of the Prosper ISD tract described in Volume 605, page 29 of the Collin County Deed Records;  
THENCE south 00 degrees 00 minutes 08 seconds west 167.32 feet to a steel post at the southwest corner of said Prosper ISD tract;  
THENCE south 02 degrees 22 minutes 44 seconds west 70.46 feet to a point for the southeast corner hereof, said corner being a re-entrant corner of a tract described in a deed to Fred R. Wilson recorded in Volume 1095, page 263 of the Collin County Deed Records;  
THENCE south 89 degrees 22 minutes 24 seconds west of 12.8 feet passing a 3/8 inch iron rod found at the northeast corner of the Michael Griffin record 2.113 acre tract as described in a deed recorded in Document No. 93-0031169, at 410.89 feet, passing on 1/2 inch iron rod at the northeast corner of a tract described in a deed to Michael Soyars recorded in Volume 4790, page 2508 of the Collin County Deed Records, and in all a total distance of 486.14 feet to a 5/8 inch iron rod set on the east line of Parvin Street for the southwest corner hereof;  
THENCE along the east line of Parvin Street, north 00 degrees 21 minutes 07 seconds west 209.92 feet to a 5/8 inch iron rod set at the southwest corner of Lot 5, Block A of said VALLEY VIEW ADDITION for the northeast corner hereof;  
THENCE north 05 degrees 38 minutes 05 seconds east at 140.00 feet passing the southeast corner of said Lot 5 and in all a total distance of 160.00 feet to a 5/8 inch iron rod set for a re-entrant corner hereof, said corner being a southeastern corner of a 20 foot wide alley;  
THENCE along the east line of said alley, north 00 degrees 41 minutes 11 seconds west 30.00 feet to a 5/8 inch iron rod set at a re-entrant corner of said alley for an exterior ell corner hereof;  
THENCE along the south line of said 20 foot alley, north 89 degrees 38 minutes 05 seconds east a distance of 330.70 feet to the Place of BEGINNING and containing 2.573 acres of land.

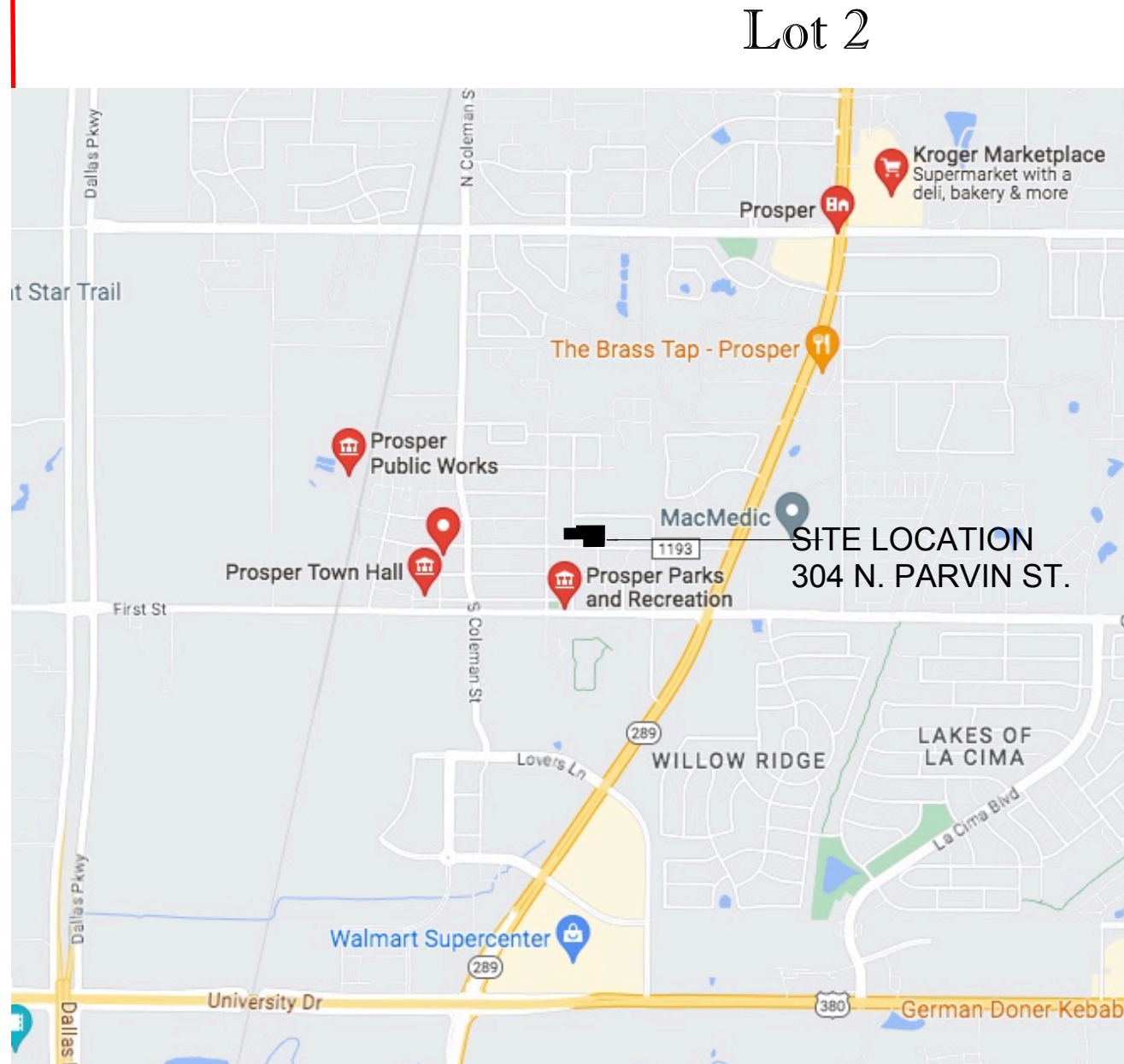
**01 LOT SURVEY**  
SCALE: 1" = 20'-0"

Michael Griffin  
Inst. No. 93-0031169  
D.R.C.C.T.

Fred R. Wilson  
Vol. 1095, Pg. 263  
D.R.C.C.T.

**PROPERTY DESCRIPTION:**  
Lot 1, BLOCK A, BARNES ADDITION, an Addition to the Town of Prosper, Collin County, Texas, according to the Map or Platt recorded in Volume 2001, Page 26, Platt records of Collin County, Texas.

**METES & BOUNDS**  
NOT REFERENCED ON LEGAL SURVEY



**03 GREATER VICINITY MAP**  
SCALE: NTS

**ROGERS HEALY**  
AND ASSOCIATES REAL ESTATE  
C: 214.418.0455  
E: JP@RogersHealy.com  
W: RogersHealy.com  
A: 3001 Knox Street #210, Dallas, TX 75205  
CLIENT: JP Findley

**CONSOBT DESIGN CONSTRUCTION**  
C: 972.880.0870 | O/F: 972.649.0410  
5848 Fairview Pkwy | Fairview, Texas 75069  
Building Quality since 1997  
APPLICANT: Bill Oelfke

**ARCHITECT**  
gregoryHAGMANN  
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404 Provincetown Ln.  
Richardson, Texas 75080  
214.926.7575

**THE SCHOOL HOUSE  
REMODEL: DAYCARE FACILITY**

304 N. PARVIN ST. PROSPER, TX. 75078

LOT 1 BLOCK A, Barnes Addition  
Collin County, Tx. Vol. 2011, pg.26,  
Platt Records of Collin City., Texas.

**SPECIAL USE PERMIT 2.017 Acre Tract**  
Located in the Town of Prosper, Texas

**"EXHIBIT A"**  
ZONE-23-0038  
LOT SURVEY

**ISSUE:**  
SUP Review  
DEC. 04, 2023  
Resubmit 01.24.24  
**PROJECT**  
NO: 232180.01

**SUP A**