

| Curve Data Chart | | | | | | | |
|--------------------------------------|--------------------------------------|--------------------------------------|-------|--------------------------------------|-------|--------------------------------------|--------------------------------------|
| Inner | Outer | Inner | Outer | Inner | Outer | Inner | Outer |
| A=90°00'00" R=30.00' L=47.12' | | A=63°09'07" R=30.00' L=33.07' | | A=72°00'01" R=30.00' L=39.97' | | A=105°09'38" R=30.00' L=51.77' | A=221°11' R=94.00' L=16.52' |
| A=90°00'00" R=50.00' L=78.54' | A=90°00'00" R=50.00' L=78.54' | A=31°40'03" R=30.00' L=16.58' | | A=88°13'49" R=30.00' L=46.20' | | A=105°09'38" R=30.00' L=51.77' | A=105°09'38" R=30.00' L=51.77' |
| A=90°00'00" R=50.00' L=78.54' | A=90°00'00" R=50.00' L=78.54' | A=11°06'55" R=30.00' L=17.07' | | A=24°04'26" R=30.00' L=43.76' | | A=24°04'26" R=30.00' L=43.76' | A=24°04'26" R=30.00' L=43.76' |
| A=90°00'00" R=50.00' L=78.54' | A=90°00'00" R=50.00' L=78.54' | A=11°06'55" R=30.00' L=17.07' | | A=81°32'44" R=30.00' L=14.35' | | A=27°36'41" R=30.00' L=49.58' | A=40°34'40" R=30.00' L=49.58' |
| A=30°00'00" R=200.00' L=35.99' | A=30°00'00" R=200.00' L=35.99' | A=11°06'55" R=100.00' L=17.07' | | A=29°45'31" R=100.00' L=17.07' | | A=60°00'00" R=100.00' L=15.88' | A=42°27'13" R=70.00' L=28.80' |
| A=60°00'00" R=50.00' L=52.36' | A=60°00'00" R=50.00' L=52.36' | A=30°00'00" R=100.00' L=17.07' | | A=30°00'00" R=100.00' L=17.07' | | A=30°00'00" R=100.00' L=17.07' | A=30°00'00" R=100.00' L=17.07' |
| A=13°39'11" R=30.00' L=49.95' | A=14°50'46" R=30.00' L=49.95' | A=30°00'00" R=100.00' L=17.07' | | A=30°00'00" R=100.00' L=17.07' | | A=30°00'00" R=100.00' L=17.07' | A=31°07'43" R=30.00' L=54.31' |
| A=89°46'29" R=50.00' L=78.49' | A=83°44'36" R=50.00' L=108.16' | A=12°41'59" R=198.00' L=35.99' | | A=12°41'59" R=198.00' L=35.99' | | A=24°04'26" R=30.00' L=43.76' | A=24°04'26" R=30.00' L=43.76' |
| A=32°22'09" R=30.00' L=47.75' | A=12°41'59" R=212.00' L=35.99' | A=12°41'59" R=212.00' L=35.99' | | A=07°18'36" R=177.98' L=31.53' | | A=45°29'47" R=57.50' L=103.33' | A=45°29'47" R=57.50' L=103.33' |
| A=91°11'35" R=30.00' L=47.75' | A=31°19'18" R=224.00' L=35.99' | A=26°08'22" R=224.00' L=35.99' | | A=31°19'18" R=224.00' L=35.99' | | A=28°25'20" R=100.00' L=17.07' | A=28°25'20" R=100.00' L=17.07' |
| A=33°01'46" R=30.00' L=47.75' | A=106°23'15" R=30.00' L=55.70' | A=27°47'43" R=186.10' L=35.99' | | A=27°47'43" R=186.10' L=35.99' | | A=28°25'20" R=100.00' L=17.07' | A=28°25'20" R=100.00' L=17.07' |
| A=60°17'07" R=30.00' L=47.75' | A=57°28'24" R=186.10' L=35.99' | A=27°47'43" R=186.10' L=35.99' | | A=27°47'43" R=186.10' L=35.99' | | A=28°25'20" R=100.00' L=17.07' | A=28°25'20" R=100.00' L=17.07' |

The Grove At
Craig Ranch Phase 2
Cob. 2018, Pg. 300
P.R.C.C.T.

Lot 1, Block A
2,802,824 Sq. Ft.
64.344 Acres
CC No. 20140319000257630
D.R.C.C.T.

Lot 1, Block A
Continental 398 Fund Addition
Cob. P. Pg. 241
P.R.C.C.T.

Called 2.49 Acres
Stephen Williamson, Trustee Of
The Triston Adam
Fogarty-Williamson 2015 Trust
Inst. No. 2016053100066510
O.P.R.C.C.T.

Called 2.2987 Acres
FLS Ltd.
Inst. No. 20160531000667620
O.P.R.C.C.T.

Called 3.038 Acres
FLS Ltd.
Inst. No. 20160531000667620
O.P.R.C.C.T.

SHEET 1 OF 2
PRELIMINARY FINAL PLAT
FRISCO ISD
HIGH SCHOOL 11
LOT 1, BLOCK A
64.344 Acres Situated In The
OLIVER HEDGCOXE SURVEY ~ ABST. 392
GEORGE F. LUCAS SURVEY ~ ABST. 540
MCKINNEY, COLLIN COUNTY, TEXAS

Owner
Frisco Independent School District
Dr. Todd Fouché
Deputy Superintendent of Business and Operations
5515 Ohio Drive
Frisco, Texas 75035
Telephone 469 633-6000

Engineer
RLK Engineering, Inc.
Texas Registration No. 579
111 West Main Street
Allen, Texas 75013
Telephone 972 359-1733

Surveyor
Surdukan Surveying, Inc.
Firm No. 10069500
PO Box 126
Anna, Texas 75409
Telephone 972 924-8200
August 15, 2019

NOTES:

All proposed lots situated in whole or in part within the city's corporate limits comply with the minimum size requirements of the governing zoning district and requirements of the subdivision ordinance.

Selling a portion of this addition by metes and bounds is violation of City ordinance and state law, and is subject to fines and withholding of utilities and building permits.

PRELIMINARY-FINAL PLAT FOR REVIEW PURPOSES ONLY

OWNERS CERTIFICATE

STATE OF TEXAS
COUNTY OF COLLIN

WHEREAS, the Frisco Independent School District is the owner of a tract of land situated in the Oliver Hedgcoxe Survey, Abstract No. 392, and the George F. Lucas Survey, Abstract No. 540, City of McKinney, Collin County, Texas, and being all of a tract conveyed to the Frisco I.S.D. as recorded in County Clerks No. 20140319000257630, Collin County, Texas and being more particularly described as follows:

BEGINNING at a capped 1/2" iron rod set for corner in the north line of Collin McKinney Parkway (a 120' R.O.W., 60' from centerline) said point being the southeast corner of Lot 1R, Block A, Crape Myrtle Addition, an addition to the City of McKinney as recorded in Cabinet 2010, Page 135, Plat Records of Collin County, Texas;

THENCE N00°29'13"W, leaving Collin McKinney Parkway, and with the east line of said Crape Myrtle Addition, a distance of 714.59 feet to a capped 1/2" iron rod set for corner, said point being the northeast corner of said Crape Myrtle Addition, and being the beginning of a non-tangent curve to the right having a central angle of 13°57'26", a radius of 1762.48 feet, a tangent length of 215.74 feet, and a chord bearing S73°37'23"W, 428.28 feet;

THENCE in a southwesterly direction along said curve to the right, and with the north line of said Crape Myrtle Addition, an arc distance of 429.34 feet to a capped 1/2" iron rod set for corner and the end of said curve;

THENCE N15°33'54"W, a distance of 28.67 feet to a capped iron rod found for corner in the south line of The Grove At Craig Ranch Phase 2, an addition to the City of McKinney as recorded in Cabinet 2018, Page 300, Plat Records of Collin County, Texas, said point being the beginning of a non-tangent curve to the left having a central angle of 43°19'45", a radius of 1733.98 feet, a tangent length of 688.79 feet, and a chord bearing N59°02'19"E, 1280.27 feet;

THENCE in a northeasterly direction along said curve to the left, and with the south line of The Grove At Craig Ranch Phase 2, an arc distance of 1311.30 feet to a 5/8" iron rod found for corner and the end of said curve;

THENCE N34°59'50"E, with the south line of The Grove At Craig Ranch Phase 2, and the south line of Lot 1, Block F, The Grove At Craig Ranch, an addition to the City of McKinney as recorded in Cabinet 2018, Page 858, a distance of 759.21 feet to a capped 1/2" iron rod set for corner in the southwest line of Stacy Road (a 130' R.O.W., 65' from centerline), said point being the beginning of a non-tangent curve to the right having a central angle of 28°27'21", a radius of 3435.00 feet, a tangent length of 870.97 feet, and a chord bearing S40°46'12"E, 1688.51 feet;

THENCE in a southeasterly direction along said curve to the right, and with the southwest line of Stacy Road, an arc distance of 1705.99 feet to a capped iron rod found for corner and the end of said curve;

THENCE S21°49'48"E, with the southwest line of Stacy Road, a distance of 150.01 feet to a 1/2" iron rod found for corner;

THENCE S25°23'33"E, with the southwest line of Stacy Road (75' from centerline at this point) a distance of 126.67 feet to a capped iron rod found for corner and the beginning of a curve to the right having a central angle of 89°57'47", a radius of 66.00 feet, a tangent length of 65.96 feet, and a chord bearing S19°35'20"W, 93.31 feet;

THENCE in a southwesterly direction along said curve to the right, an arc distance of 103.63 feet to a capped iron rod found for corner and the end of said curve, said point being in the aforementioned north line of Collin McKinney Parkway (70' from centerline at this point);

THENCE S64°34'10"W, with the north line of Collin McKinney Parkway, a distance of 60.48 feet to a 5/8" iron rod found for corner and the beginning of a curve to the right having a central angle of 01°44'05", a radius of 2430.00 feet, a tangent length of 36.79 feet, and a chord bearing S65°26'12"W, 73.57 feet;

THENCE in a southwesterly direction along said curve to the right, and with the north line of Collin McKinney Parkway, an arc distance of 73.57 feet to a capped 1/2" iron rod set for corner and the end of said curve;

THENCE S64°16'03"W, with the north line of Collin McKinney Parkway, a distance of 150.62 feet to a capped 1/2" iron rod set for corner, said point being the beginning of a non-tangent curve to the right having a central angle of 19°40'20", a radius of 2440.00 feet, a tangent length of 423.04 feet, and a chord bearing S79°40'37"W, 833.65 feet;

THENCE in a westerly direction along said curve to the right, and with the north line of Collin McKinney Parkway (60' from centerline at this point, an arc distance of 837.76 feet to a capped iron rod found for corner and the end of said curve;

THENCE S89°30'47"W, with the north line of Collin McKinney Parkway, a distance of 1212.75 feet to the POINT OF BEGINNING and CONTAINING 2,802,824 square feet or 64.344 acres of land.

BASIS OF BEARINGS:

The bearings shown are derived from Texas WDS RTK Network, Texas State Plane Coordinates System, Nad83, North Central Zone, Nad83 (CORS96) Epoch 2002.0, vertical positions are referenced using NAVD88 using (GEOID03).

NOTES:

All proposed lots situated in whole or in part within the city's corporate limits comply with the minimum size requirements of the governing zoning district and requirements of the subdivision ordinance.

Selling a portion of this addition by metes and bounds is violation of City ordinance and state law, and is subject to fines and withholding of utilities and building permits.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:

That, the Frisco Independent School District does hereby adopt this plat designating the herein above described property as Frisco ISD High School No. 11, Lot 1, Block A, an addition to the City of McKinney, Collin County, Texas, and does hereby dedicate to the public use forever, the streets, alleys, and public use areas shown thereon, the easements as shown, for the mutual use and accommodation of the City of McKinney and all public utilities desiring to use or using same. All and any public utility and the City of McKinney shall have the right to remove and keep removed all or parts of any buildings, fences, shrubs, trees, or other improvements or growths which in any way endanger or interfere with the construction, maintenance or efficiency of its respective systems on said easements, and the City of McKinney and all public utilities shall at all times have the right of ingress and egress to and from and upon the said easement strips 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.

Witness my hand, this the _____ day of _____, 2019.

Frisco Independent School District
Dr. Todd Fouche
Deputy Superintendent of Business and Operations

STATE OF TEXAS
COUNTY OF COLLIN

BEFORE ME, the undersigned authority, a Notary Public in and for the State of Texas, on this day personally appeared Dr. Todd Fouche, 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 therein stated.

GIVEN under my hand and seal of office this the _____ day of _____, 2019.

Notary Public in and for
the State of Texas

My Commission Expires

APPROVED and ACCEPTED

City Manager,
City Of McKinney, Texas

Date

SURVEYOR'S CERTIFICATE
NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:

I, DAVID J. SURDUKAN, Registered Professional Land Surveyor, do hereby certify that I prepared this plat from an actual and accurate survey of the land and that the corner monuments shown thereon were properly placed, under my personal supervision, in accordance with the Platting Rules and Regulations of the division regulations of the City Planning and Zoning Commission of the City of McKinney, Texas.

David J. Surdukan
Registered Professional Land Surveyor
Texas Registration No. 4613

STATE OF TEXAS
COUNTY OF COLLIN

BEFORE ME, the undersigned authority, a Notary Public in and for State of Texas, on this day personally appeared DAVID J. SURDUKAN, known to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purpose and consideration therein expressed and under oath stated that the statements in the foregoing certificate are true.

GIVEN under my hand and seal of office this the _____ day of _____, 2019.

Notary Public in and For the State of Texas

SHEET 2 OF 2
PRELIMINARY FINAL PLAT

FRISCO ISD
HIGH SCHOOL 11

LOT 1, BLOCK A
64.344 Acres Situated In The
OLIVER HEDGCOXE SURVEY ~ ABST. 392
GEORGE F. LUCAS SURVEY ~ ABST. 540
McKINNEY, COLLIN COUNTY, TEXAS

Owner
Frisco Independent School District
Dr. Todd Fouche
Deputy Superintendent of Business and Operations
5515 Ohio Drive
Frisco, Texas 75035
Telephone 469 633-6000

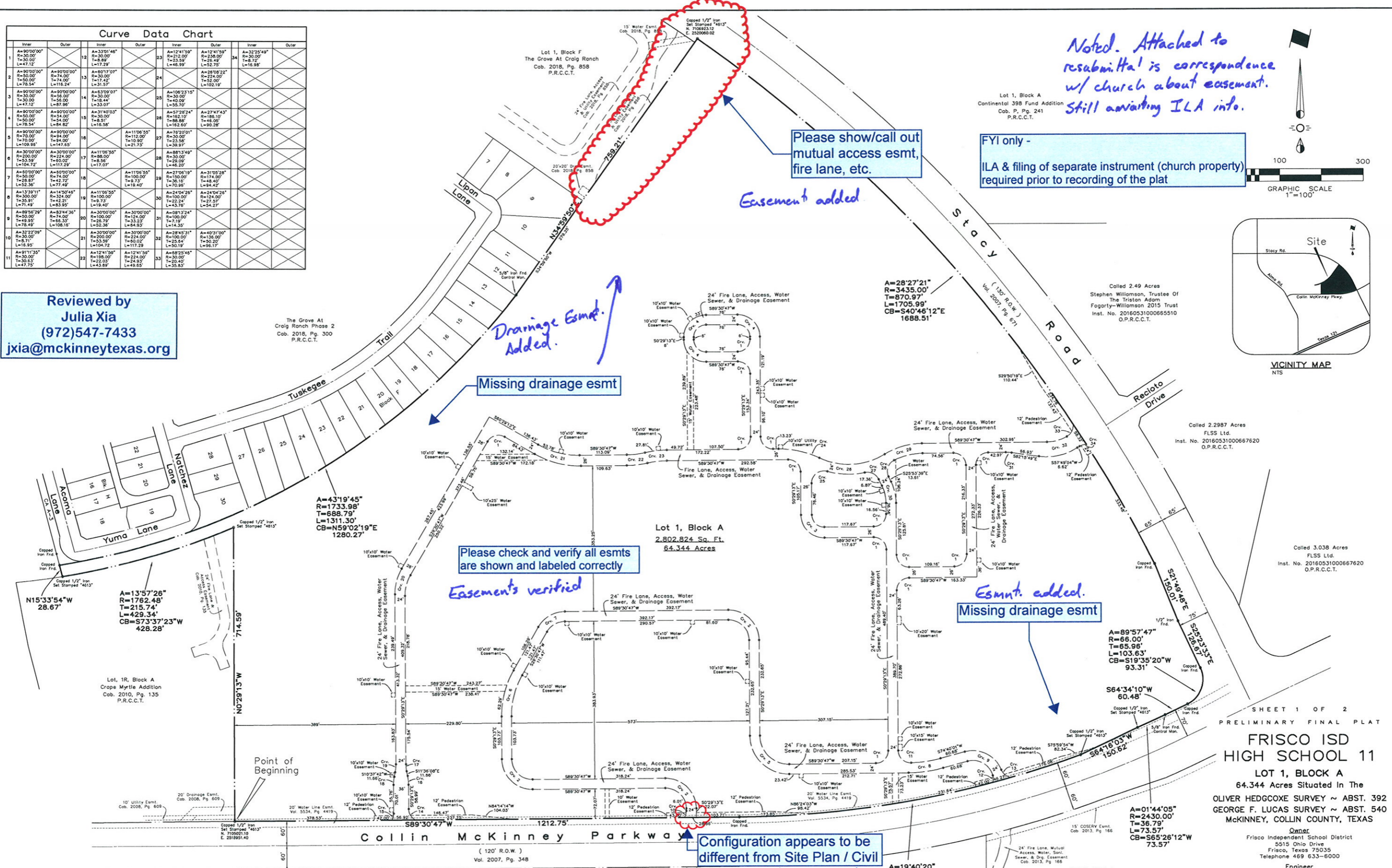
Engineer
RLK Engineering, Inc.
Texas Registration No. 579
111 West Main Street
Allen, Texas 75013
Telephone 972 359-1733

Surveyor
Surdukan Surveying, Inc.
Firm No. 10069500
PO Box 126
Anna, Texas 75409
Telephone 972 924-8200
August 15, 2019

PRELIMINARY-FINAL PLAT FOR REVIEW PURPOSES ONLY

| Curve Data Chart | | | | | | | |
|------------------|---|---|--|-------|---|-------|--|
| Inner | Outer | Inner | Outer | Inner | Outer | Inner | Outer |
| 1 | A=90°00'00" R=30.00' T=50.00' L=47.12' | X | X | 23 | A=121°15'00" R=212.00' T=28.49' L=17.29' | X | X |
| 2 | A=90°00'00" R=30.00' T=50.00' L=47.12' | A=90°00'00" R=30.00' T=50.00' L=47.12' | X | X | A=28°08'22" R=30.00' T=52.00' L=102.19' | X | A=32°25'49" R=30.00' T=81.72' L=16.98' |
| 3 | A=90°00'00" R=30.00' T=50.00' L=47.12' | A=90°00'00" R=30.00' T=50.00' L=47.12' | A=63°09'01" R=56.00' T=54.00' L=87.98' | X | A=104°23'15" R=30.00' T=44.86' L=55.70' | X | X |
| 4 | A=90°00'00" R=30.00' T=50.00' L=47.12' | A=90°00'00" R=30.00' T=50.00' L=47.12' | A=31°40'03" R=30.00' T=18.44' L=16.38' | X | A=57°28'24" R=30.00' T=88.88' L=192.50' | X | A=27°47'43" R=30.00' T=23.58' L=90.28' |
| 5 | A=90°00'00" R=30.00' T=50.00' L=47.12' | A=90°00'00" R=30.00' T=50.00' L=47.12' | A=110°55'55" R=80.00' T=12.00' L=21.73' | X | A=75°20'01" R=30.00' T=33.58' L=39.97' | X | X |
| 6 | A=90°00'00" R=30.00' T=50.00' L=47.12' | A=90°00'00" R=30.00' T=50.00' L=47.12' | A=110°55'55" R=80.00' T=12.00' L=21.73' | X | A=88°34'49" R=30.00' T=29.00' L=46.50' | X | X |
| 7 | A=90°00'00" R=30.00' T=50.00' L=47.12' | A=90°00'00" R=30.00' T=50.00' L=47.12' | A=110°55'55" R=80.00' T=12.00' L=21.73' | X | A=27°06'19" R=30.00' T=30.00' L=42.40' | X | A=31°05'28" R=30.00' T=30.00' L=42.40' |
| 8 | A=90°00'00" R=30.00' T=50.00' L=47.12' | A=90°00'00" R=30.00' T=50.00' L=47.12' | A=110°55'55" R=80.00' T=12.00' L=21.73' | X | A=24°04'26" R=30.00' T=9.73' L=43.74' | X | A=24°04'26" R=30.00' T=9.73' L=43.74' |
| 9 | A=90°00'00" R=30.00' T=50.00' L=47.12' | A=90°00'00" R=30.00' T=50.00' L=47.12' | A=34°44'36" R=74.00' T=88.88' L=108.15' | X | A=30°00'00" R=100.00' T=18.40' L=64.83' | X | A=08°32'24" R=100.00' T=25.84' L=50.17' |
| 10 | A=90°00'00" R=30.00' T=50.00' L=47.12' | A=90°00'00" R=30.00' T=50.00' L=47.12' | A=30°00'00" R=100.00' T=18.40' L=64.83' | X | A=30°00'00" R=100.00' T=18.40' L=64.83' | X | A=28°43'31" R=100.00' T=25.84' L=50.17' |
| 11 | A=90°00'00" R=30.00' T=50.00' L=47.12' | A=90°00'00" R=30.00' T=50.00' L=47.12' | A=12°41'58" R=188.00' T=22.00' L=43.89' | X | A=12°41'58" R=188.00' T=22.00' L=43.89' | X | A=08°25'44" R=30.00' T=20.40' L=35.83' |

Reviewed by
Julia Xia
 (972)547-7433
 jxia@mckinneytxas.org



Noted. Attached to resubmittal is correspondence w/ church about easement. Still awaiting ILA info.

Please show/call out mutual access esmt, fire lane, etc.

FYI only -
 ILA & filing of separate instrument (church property) required prior to recording of the plat

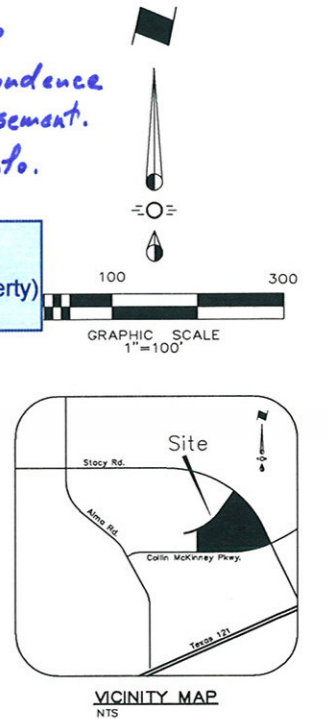
Missing drainage esmt

Please check and verify all esmts are shown and labeled correctly

Missing drainage esmt

Configuration appears to be different from Site Plan / Civil

Configuration correct. The in-lane is not a fire lane. Only the two lanes on exit side are in the fire lane.

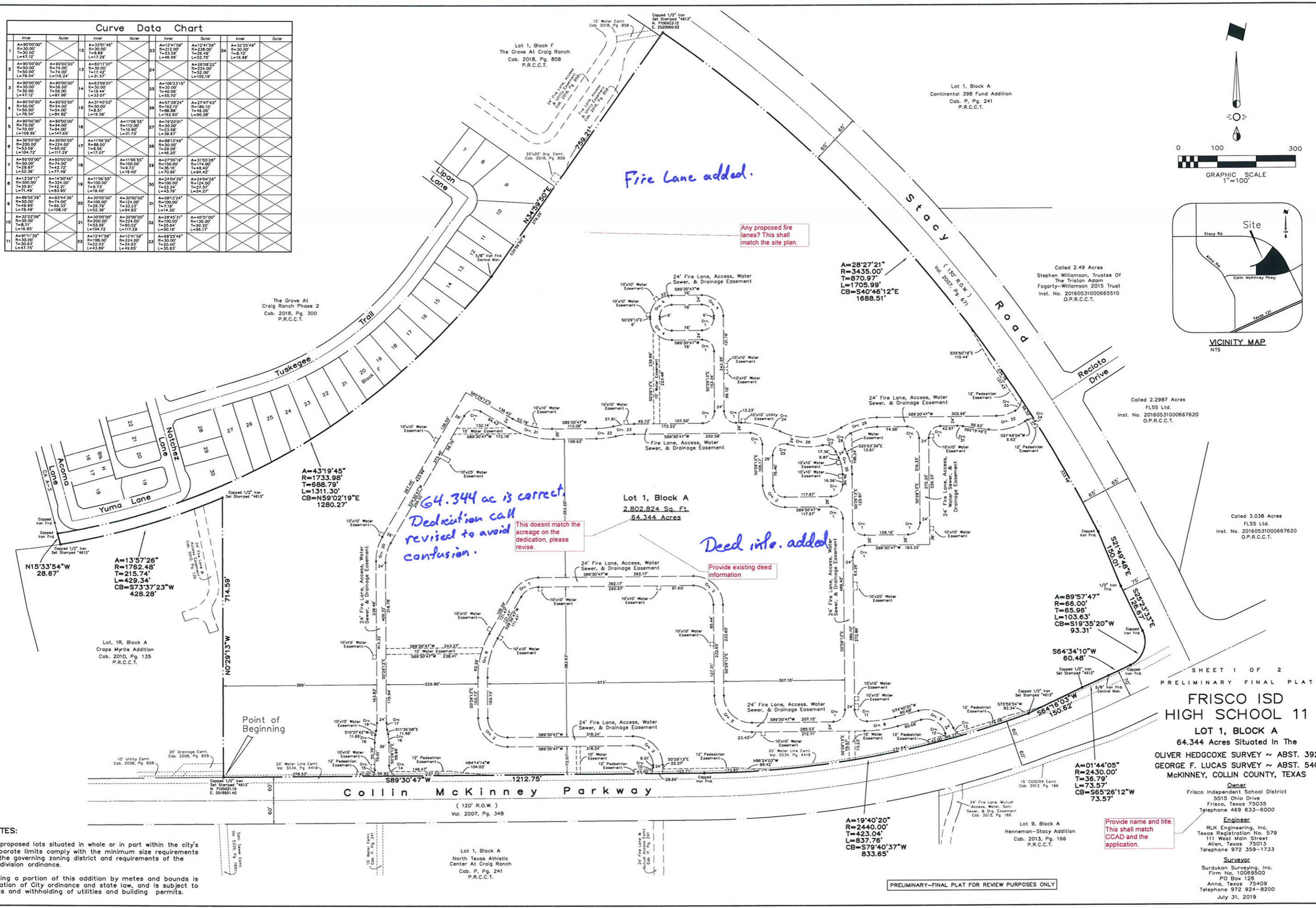
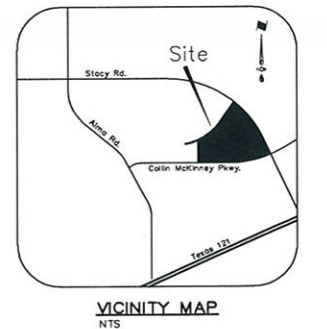
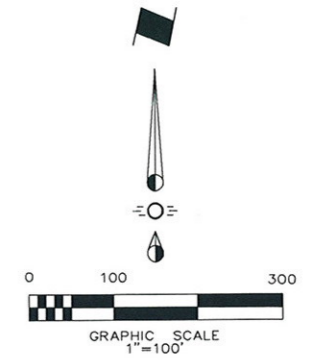


NOTES:
 All proposed lots situated in whole or in part within the city's corporate limits comply with the minimum size requirements of the governing zoning district and requirements of the subdivision ordinance.
 Selling a portion of this addition by metes and bounds is violation of City ordinance and state law, and is subject to fines and withholding of utilities and building permits.

SHEET 1 OF 2
 PRELIMINARY FINAL PLAT
FRISCO ISD HIGH SCHOOL 11
 LOT 1, BLOCK A
 64.344 Acres Situated In The
 OLIVER HEDGCOXE SURVEY ~ ABST. 392
 GEORGE F. LUCAS SURVEY ~ ABST. 540
 MCKINNEY, COLLIN COUNTY, TEXAS
 Owner
 Frisco Independent School District
 5515 Ohio Drive
 Frisco, Texas 75035
 Telephone 469-633-6000
 Engineer
 RLK Engineering, Inc.
 Texas Registration No. 579
 111 West Main Street
 Allen, Texas 75013
 Telephone 972-359-1733
 Surveyor
 Surdukan Surveying, Inc.
 Firm No. 10069500
 PO Box 126
 Anna, Texas 75409
 Telephone 972-924-8200
 July 31, 2019

PRELIMINARY-FINAL PLAT FOR REVIEW PURPOSES ONLY

| Inner | Outer | Inner | Outer | Inner | Outer | Inner | Outer |
|---|-------|---|-------|---|-------|---|-------|
| 1 A=90°00'00" R=30.00' T=47.12' L=78.54' | | 2 A=90°00'00" R=30.00' T=47.12' L=78.54' | | 3 A=90°00'00" R=30.00' T=47.12' L=78.54' | | 4 A=90°00'00" R=30.00' T=47.12' L=78.54' | |
| 5 A=90°00'00" R=30.00' T=47.12' L=78.54' | | 6 A=90°00'00" R=30.00' T=47.12' L=78.54' | | 7 A=90°00'00" R=30.00' T=47.12' L=78.54' | | 8 A=90°00'00" R=30.00' T=47.12' L=78.54' | |
| 9 A=90°00'00" R=30.00' T=47.12' L=78.54' | | 10 A=90°00'00" R=30.00' T=47.12' L=78.54' | | 11 A=90°00'00" R=30.00' T=47.12' L=78.54' | | 12 A=90°00'00" R=30.00' T=47.12' L=78.54' | |
| 13 A=90°00'00" R=30.00' T=47.12' L=78.54' | | 14 A=90°00'00" R=30.00' T=47.12' L=78.54' | | 15 A=90°00'00" R=30.00' T=47.12' L=78.54' | | 16 A=90°00'00" R=30.00' T=47.12' L=78.54' | |
| 17 A=90°00'00" R=30.00' T=47.12' L=78.54' | | 18 A=90°00'00" R=30.00' T=47.12' L=78.54' | | 19 A=90°00'00" R=30.00' T=47.12' L=78.54' | | 20 A=90°00'00" R=30.00' T=47.12' L=78.54' | |
| 21 A=90°00'00" R=30.00' T=47.12' L=78.54' | | 22 A=90°00'00" R=30.00' T=47.12' L=78.54' | | 23 A=90°00'00" R=30.00' T=47.12' L=78.54' | | 24 A=90°00'00" R=30.00' T=47.12' L=78.54' | |
| 25 A=90°00'00" R=30.00' T=47.12' L=78.54' | | 26 A=90°00'00" R=30.00' T=47.12' L=78.54' | | 27 A=90°00'00" R=30.00' T=47.12' L=78.54' | | 28 A=90°00'00" R=30.00' T=47.12' L=78.54' | |
| 29 A=90°00'00" R=30.00' T=47.12' L=78.54' | | 30 A=90°00'00" R=30.00' T=47.12' L=78.54' | | 31 A=90°00'00" R=30.00' T=47.12' L=78.54' | | 32 A=90°00'00" R=30.00' T=47.12' L=78.54' | |
| 33 A=90°00'00" R=30.00' T=47.12' L=78.54' | | 34 A=90°00'00" R=30.00' T=47.12' L=78.54' | | | | | |



NOTES:
 All proposed lots situated in whole or in part within the city's corporate limits comply with the minimum size requirements of the governing zoning district and requirements of the subdivision ordinance.
 Selling a portion of this addition by metes and bounds is violation of City ordinance and state law, and is subject to fines and withholding of utilities and building permits.

SHEET 1 OF 2
PRELIMINARY FINAL PLAT
FRISCO ISD
HIGH SCHOOL 11
 LOT 1, BLOCK A
 64.344 Acres Situated In The
 OLIVER HEDGCOXE SURVEY ~ ABST. 392
 GEORGE F. LUCAS SURVEY ~ ABST. 540
 MCKINNEY, COLLIN COUNTY, TEXAS

Owner:
 Frisco Independent School District
 5515 Ohio Drive
 Frisco, Texas 75035
 Telephone 469 633-6000

Engineer:
 RLK Engineering, Inc.
 Texas Registration No. 579
 111 West Main Street
 Allen, Texas 75013
 Telephone 972 359-1733

Surveyor:
 Surdukan Surveying, Inc.
 Firm No. 10089500
 PO Box 128
 Anno, Texas 75409
 Telephone 972 924-8200
 July 31, 2019

PRELIMINARY-FINAL PLAT FOR REVIEW PURPOSES ONLY

OWNERS CERTIFICATE

Call revised

STATE OF TEXAS
COUNTY OF COLLIN

WHEREAS, the Frisco Independent School District is the owner of a tract of land situated in the Oliver Hedgcock Survey, Abstract No. 392, and the George F. Lucas Survey, Abstract No. 540, City of McKinney, Collin County, Texas, and being all of a called 64.344 acre tract conveyed to the Frisco I.S.D. as recorded in County Clerks No. 20140319000257630, Collin County, Texas and being more particularly described as follows:

BEGINNING at a capped 1/2" iron rod set for corner in the north line of Collin McKinney Parkway (a 120' R.O.W., 60' from centerline) said point being the southeast corner of Lot 1R, Block A, Crape Myrtle Addition, an addition to the City of McKinney as recorded in Cabinet 2010, Page 135, Plat Records of Collin County, Texas;

THENCE N00°29'13"W, leaving Collin McKinney Parkway, and with the east line of said Crape Myrtle Addition, a distance of 714.59 feet to a capped 1/2" iron rod set for corner, said point being the northeast corner of said Crape Myrtle Addition, and being the beginning of a non-tangent curve to the right having a central angle of 13°57'26", a radius of 1762.48 feet, a tangent length of 215.74 feet, and a chord bearing S73°37'23"W, 428.28 feet;

THENCE in a southwesterly direction along said curve to the right, and with the north line of said Crape Myrtle Addition, an arc distance of 429.34 feet to a capped 1/2" iron rod set for corner and the end of said curve;

THENCE N15°33'54"W, a distance of 28.67 feet to a capped iron rod found for corner in the south line of The Grove At Craig Ranch Phase 2, an addition to the City of McKinney as recorded in Cabinet 2018, Page 300, Plat Records of Collin County, Texas, said point being the beginning of a non-tangent curve to the left having a central angle of 43°19'45", a radius of 1733.98 feet, a tangent length of 688.79 feet, and a chord bearing N59°02'19"E, 1280.27 feet;

THENCE in a northeasterly direction along said curve to the left, and with the south line of The Grove At Craig Ranch Phase 2, an arc distance of 1311.30 feet to a 5/8" iron rod found for corner and the end of said curve;

THENCE N34°59'50"E, with the south line of The Grove At Craig Ranch Phase 2, and the south line of Lot 1, Block F, The Grove At Craig Ranch, an addition to the City of McKinney as recorded in Cabinet 2018, Page 858, a distance of 759.21 feet to a capped 1/2" iron rod set for corner in the southwest line of Stacy Road (a 130' R.O.W., 65' from centerline), said point being the beginning of a non-tangent curve to the right having a central angle of 28°27'21", a radius of 3435.00 feet, a tangent length of 870.97 feet, and a chord bearing S40°46'12"E, 1688.51 feet;

THENCE in a southeasterly direction along said curve to the right, and with the southwest line of Stacy Road, an arc distance of 1705.99 feet to a capped iron rod found for corner and the end of said curve;

THENCE S21°49'48"E, with the southwest line of Stacy Road, a distance of 150.01 feet to a 1/2" iron rod found for corner;

THENCE S25°23'33"E, with the southwest line of Stacy Road (75' from centerline at this point) a distance of 126.67 feet to a capped iron rod found for corner and the beginning of a curve to the right having a central angle of 89°57'47", a radius of 66.00 feet, a tangent length of 65.96 feet, and a chord bearing S19°35'20"W, 93.31 feet;

THENCE in a southwesterly direction along said curve to the right, an arc distance of 103.63 feet to a capped iron rod found for corner and the end of said curve, said point being in the aforementioned north line of Collin McKinney Parkway (70' from centerline at this point);

THENCE S64°34'10"W, with the north line of Collin McKinney Parkway, a distance of 60.48 feet to a 5/8" iron rod found for corner and the beginning of a curve to the right having a central angle of 01°44'05", a radius of 2430.00 feet, a tangent length of 36.79 feet, and a chord bearing S65°26'12"W, 73.57 feet;

THENCE in a southwesterly direction along said curve to the right, and with the north line of Collin McKinney Parkway, an arc distance of 73.57 feet to a capped 1/2" iron rod set for corner and the end of said curve;

THENCE S64°16'03"W, with the north line of Collin McKinney Parkway, a distance of 150.62 feet to a capped 1/2" iron rod set for corner, said point being the beginning of a non-tangent curve to the right having a central angle of 19°40'20", a radius of 2440.00 feet, a tangent length of 423.04 feet, and a chord bearing S79°40'37"W, 833.65 feet;

THENCE in a westerly direction along said curve to the right, and with the north line of Collin McKinney Parkway (60' from centerline at this point, an arc distance of 837.76 feet to a capped iron rod found for corner and the end of said curve;

THENCE S89°30'47"W, with the north line of Collin McKinney Parkway, a distance of 1212.75 feet to the POINT OF BEGINNING and CONTAINING 2,802,824 square feet or 64.344 acres of land.

BASIS OF BEARINGS:

The bearings shown are derived from Texas WDS RTK Network, Texas State Plane Coordinates System, Nad83, North Central Zone, Nad83 (CORS98) Epoch 2002.0, vertical positions are referenced using NAVD88 using (GEOID03).

NOTES:

All proposed lots situated in whole or in part within the city's corporate limits comply with the minimum size requirements of the governing zoning district and requirements of the subdivision ordinance.

Selling a portion of this addition by metes and bounds is violation of City ordinance and state law, and is subject to fines and withholding of utilities and building permits.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:

That, the Frisco Independent School District does hereby adopt this plat designating the herein above described property as Frisco ISD High School No. 11, Lot 1, Block A, an addition to the City of McKinney, Collin County, Texas, and does hereby dedicate to the public use forever, the streets, alleys, and public use areas shown thereon, the easements as shown, for the mutual use and accommodation of the City of McKinney and all public utilities desiring to use or using same. All and any public utility and the City of McKinney shall have the right to remove and keep removed all or parts of any buildings, fences, shrubs, trees, or other improvements or growths which in any way endanger or interfere with the construction, maintenance or efficiency of its respective systems on said easements, and the City of McKinney and all public utilities shall at all times have the right of ingress and egress to and from and upon the said easement strips 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.

Witness my hand, this the _____ day of _____, 2019.

Frisco Independent School District
XXXXXXXXXX
XXXXXXXXXXXX

Provide name and title.
This shall match
CCAD and the
application.r

*Info. added of District
Rep. that will sign Plat.*

STATE OF TEXAS
COUNTY OF COLLIN

BEFORE ME, the undersigned authority, a Notary Public in and for the State of Texas, on this day personally appeared, _____, 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 therein stated.

GIVEN under my hand and seal of office this the _____ day of _____, 2019.

Notary Public in and for
the State of Texas

My Commission Expires _____

APPROVED and ACCEPTED

City Manager,
City Of McKinney, Texas

Date

SURVEYOR'S CERTIFICATE
NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:

I, DAVID J. SURDUKAN, Registered Professional Land Surveyor, do hereby certify that I prepared this plat from an actual and accurate survey of the land and that the corner monuments shown thereon were properly placed, under my personal supervision, in accordance with the Platting Rules and Regulations of the division regulations of the City Planning and Zoning Commission of the City of McKinney, Texas.

David J. Surdukan
Registered Professional Land Surveyor
Texas Registration No. 4613

STATE OF TEXAS
COUNTY OF COLLIN

BEFORE ME, the undersigned authority, a Notary Public in and for State of Texas, on this day personally appeared DAVID J. SURDUKAN, known to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purpose and consideration therein expressed and under oath stated that the statements in the foregoing certificate are true.

GIVEN under my hand and seal of office this the _____ day of _____, 2019.

Notary Public in and For the State of Texas

SHEET 2 OF 2
PRELIMINARY FINAL PLAT

FRISCO ISD
HIGH SCHOOL 11

LOT 1, BLOCK A
64.344 Acres Situated In The
OLIVER HEDGCOXE SURVEY ~ ABST. 392
GEORGE F. LUCAS SURVEY ~ ABST. 540
MCKINNEY, COLLIN COUNTY, TEXAS

Owner
Frisco Independent School District
5515 Ohio Drive
Frisco, Texas 75035
Telephone 489 633-6000

Engineer
RK Engineering, Inc.
Texas Registration No. 579
111 West Main Street
Allen, Texas 75013
Telephone 972 359-1733

Surveyor
Surdukan Surveying, Inc.
Firm No. 10069500
PO Box 126
Anna, Texas 75409
Telephone 972 924-8200
July 31, 2019

PRELIMINARY-FINAL PLAT FOR REVIEW PURPOSES ONLY