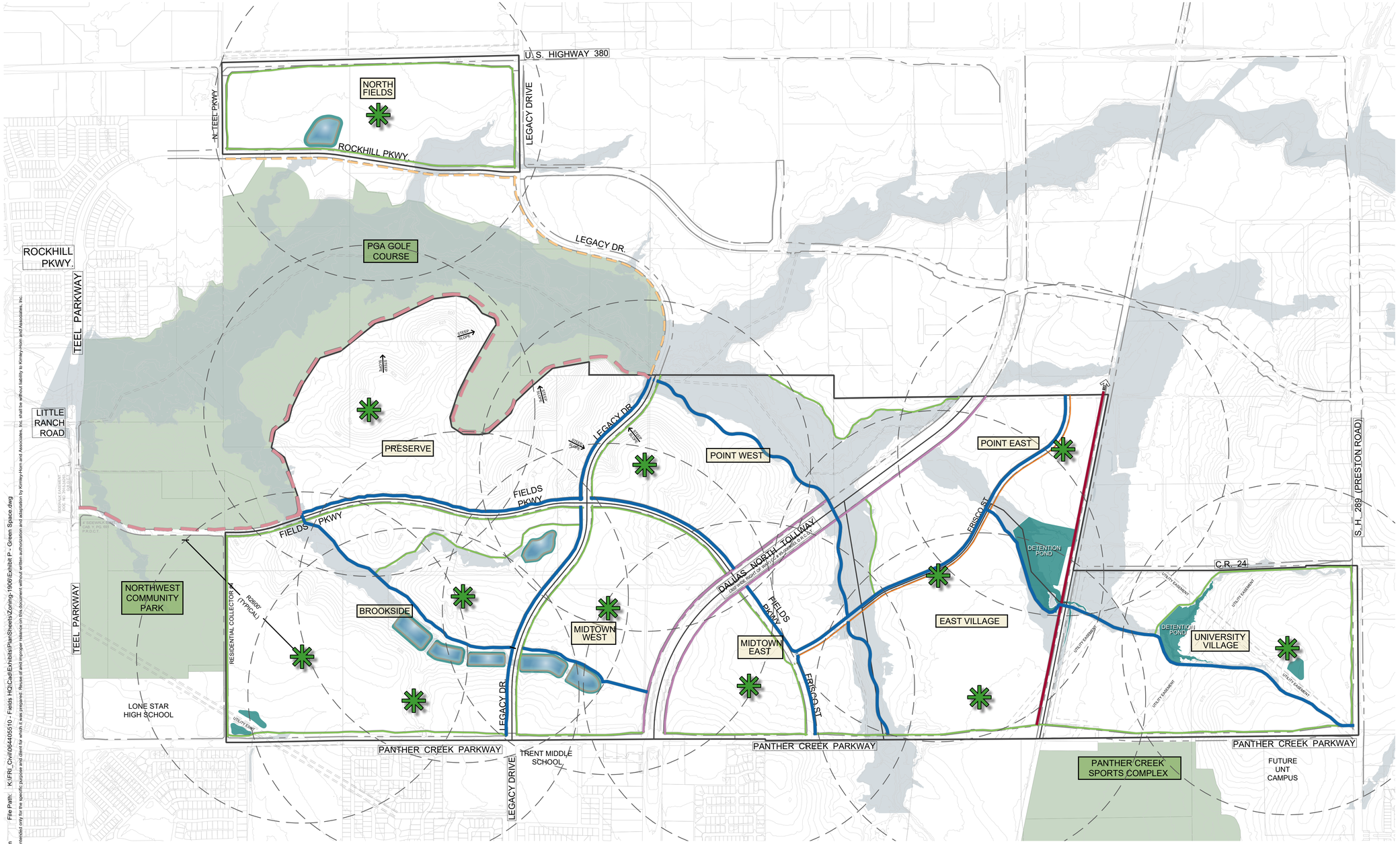

NOTES

1. Bearings shown hereon are based upon the Texas State Plane Coordinates, North Central Zone 4202 using the City of Frisco control monumentation network.
2. The thoroughfare alignments shown on this exhibit are for illustrative purposes only. The alignment of each thoroughfare will be finalized at the time of preliminary plat and will be established at the time of final plat.
3. According to Map No. 48085C0230J, dated June 2, 2009, Map No. 48085C0235J, dated June 2, 2009, Map No. 48085C0240J, dated June 2, 2009 and Map No. 48085C0245J, dated June 2, 2009 of the National Flood Insurance Program Map, Flood Insurance Rate Map of Collin County, Texas, Map No. 48121C0410G, dated April 18, 2011 and Map No. 48121C0410G, dated April 18, 2011 of the National Flood Insurance Program Map, Flood Insurance Rate Map of Denton County, Texas, Federal Emergency Management Agency, Federal Insurance Administration, portions of this property are within the following special flood hazard areas.
   - 3.1. Non-Shaded Zone X - Areas determined to be outside the 0.2% annual chance floodplain.
   - 3.2. Shaded Zone X - 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.
   - 3.3. Zone AE - Areas subject to inundation by the 1% annual chance flood with base flood elevations determined.
   - 3.4. Zone AE Floodway - Areas subject to inundation by the 1% annual chance flood with base flood elevations determined. The floodway is the channel of a stream plus any adjacent floodplain areas that must be kept free of encroachment so the 1% annual chance flood can be carried without substantial increases in flood heights.
4. 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 man-made or natural causes. This flood statement shall not create liability on the part of the surveyor.
5. All bearings shown are based on grid north of the Texas Coordinate System of 1983, North Central Zone (4202), North American Datum of 1983. All dimensions shown are ground distances. To obtain a grid distance, multiply the ground distance by the Project Combined Factor (PCF) of 0.999851544.
6. The calculated area of the tract located in flood zone AE (100-Year Flood Plain) is based upon a model performed by Kimley-Horn and Associates, Inc., and is derived using the topographic features located on the ground on May 20, 2015.See Exhibit "C" for internal proposed rights of way locations and widths.

DISCLAIMER
PARK AND TRAIL LOCATIONS ARE APPROXIMATE AND WILL BE FINALIZED AT THE TIME OF FINAL DESIGN AND PLATTING.

GRAPHIC SCALE IN FEET
0 400 800 1600
1"=800' @ 22x34

EXHIBIT P

CONCEPTUAL MASTER PLAN - GREEN SPACE
EXHIBIT P for Z19-0015

FIELDS

±2,158.56 ACRES IN THE WILLIAM P. BATES SURVEY, ABSTRACT #73; REUBEN H. BATES SURVEY, ABSTRACT #68; MEMPHIS, EL PASO AND PACIFIC RAILROAD COMPANY SURVEY, ABSTRACT #941; W.H. BATES SURVEY, ABSTRACT #83; WILLIAM E. BATES SURVEY, ABSTRACT #90; CARTER JACKSON SURVEY, ABSTRACT #665; LOUISA NETHERLY SURVEY, ABSTRACT #962; JOHN T. LANDRUM SURVEY, ABSTRACT #764; JOHN R. HAGUE SURVEY, ABSTRACT #1714; CHARLES L. SMITH SURVEY, ABSTRACT #807 AND #1185; CLAYTON ROGERS SURVEY, ABSTRACT #1133; COLLIN COUNTY SCHOOL LAND SURVEY, ABSTRACT #148; WILLIAM ROGERS SURVEY, ABSTRACT #780; BEVERLY L. ROGERS SURVEY, ABSTRACT #754; BENJAMIN J. NAUGLE SURVEY, ABSTRACT #669 IN THE CITY OF FRISCO, DENTON AND COLLIN COUNTIES, TEXAS

March 2020

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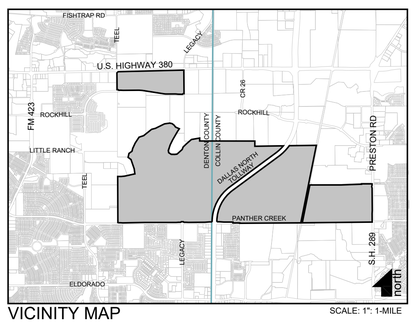
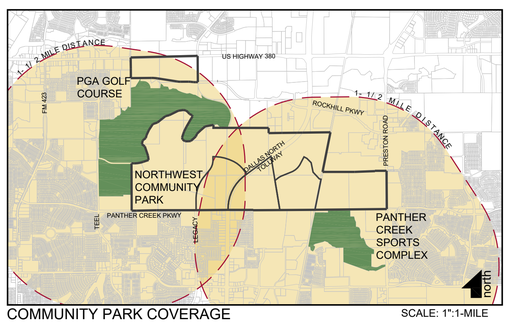
Kimley»Horn
HART HOWERTON
NEW YORK · SAN FRANCISCO



VICINITY MAP
SCALE: 1": 1-MILE



COMMUNITY PARK COVERAGE
SCALE: 1":1-MILE

LEGEND

- APPROXIMATE LOCATION OF PARKS
- 14' HIKE AND BIKE (BY OTHERS)
- 12' HIKE AND BIKE TRAIL
- 10' VELOWEB REGIONAL TRAIL
- 8' PARKWAY TRAIL
- 8' TRAIL (BY OTHERS)
- 6' SIDEWALK
- 5' SIDEWALK

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Date: December 20, 2019 09:20:02am
Plotted By: Bussell, Allen
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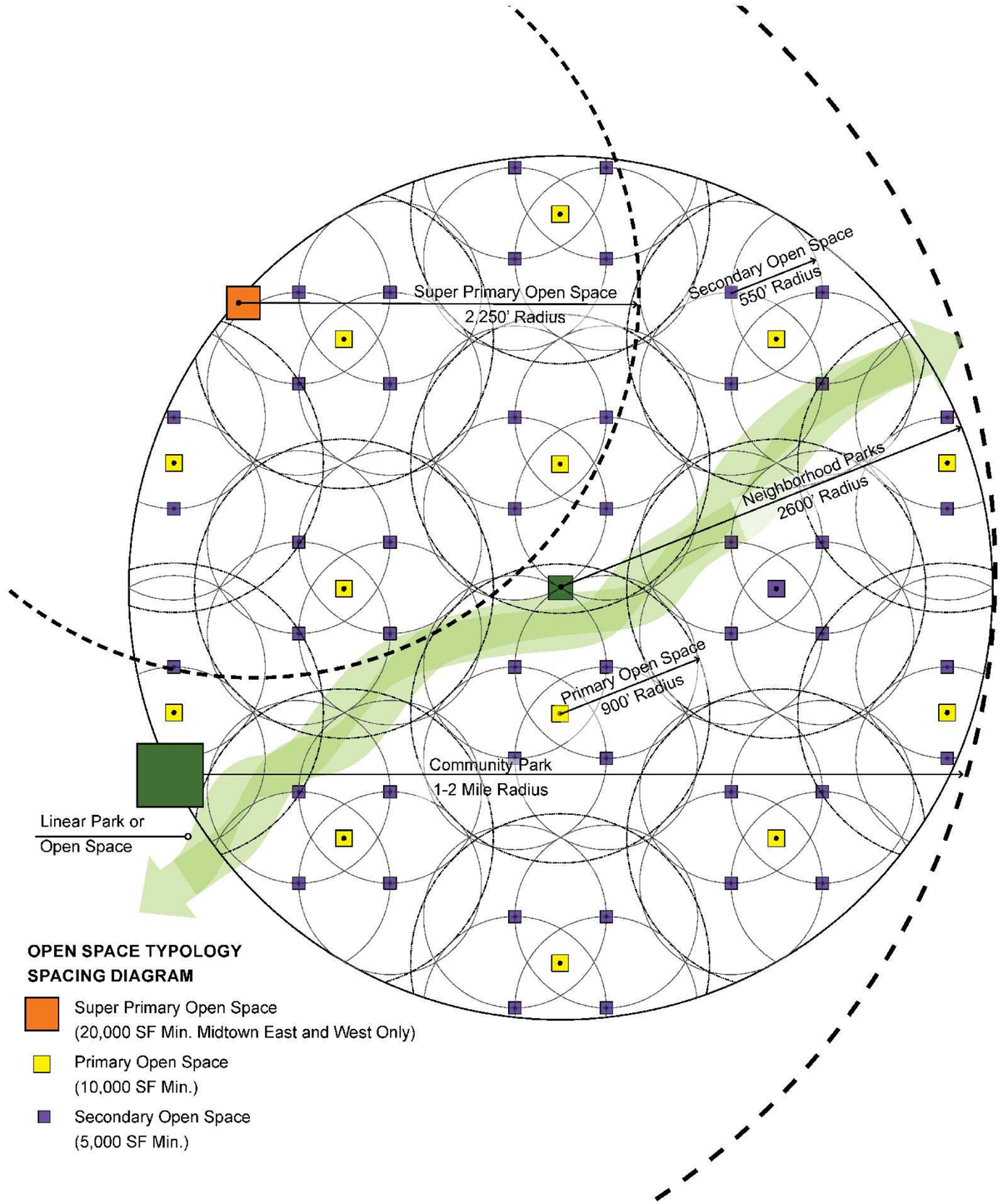

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CONCEPTUAL MASTER PLAN - GREEN SPACE
EXHIBIT P for Z19-0015

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