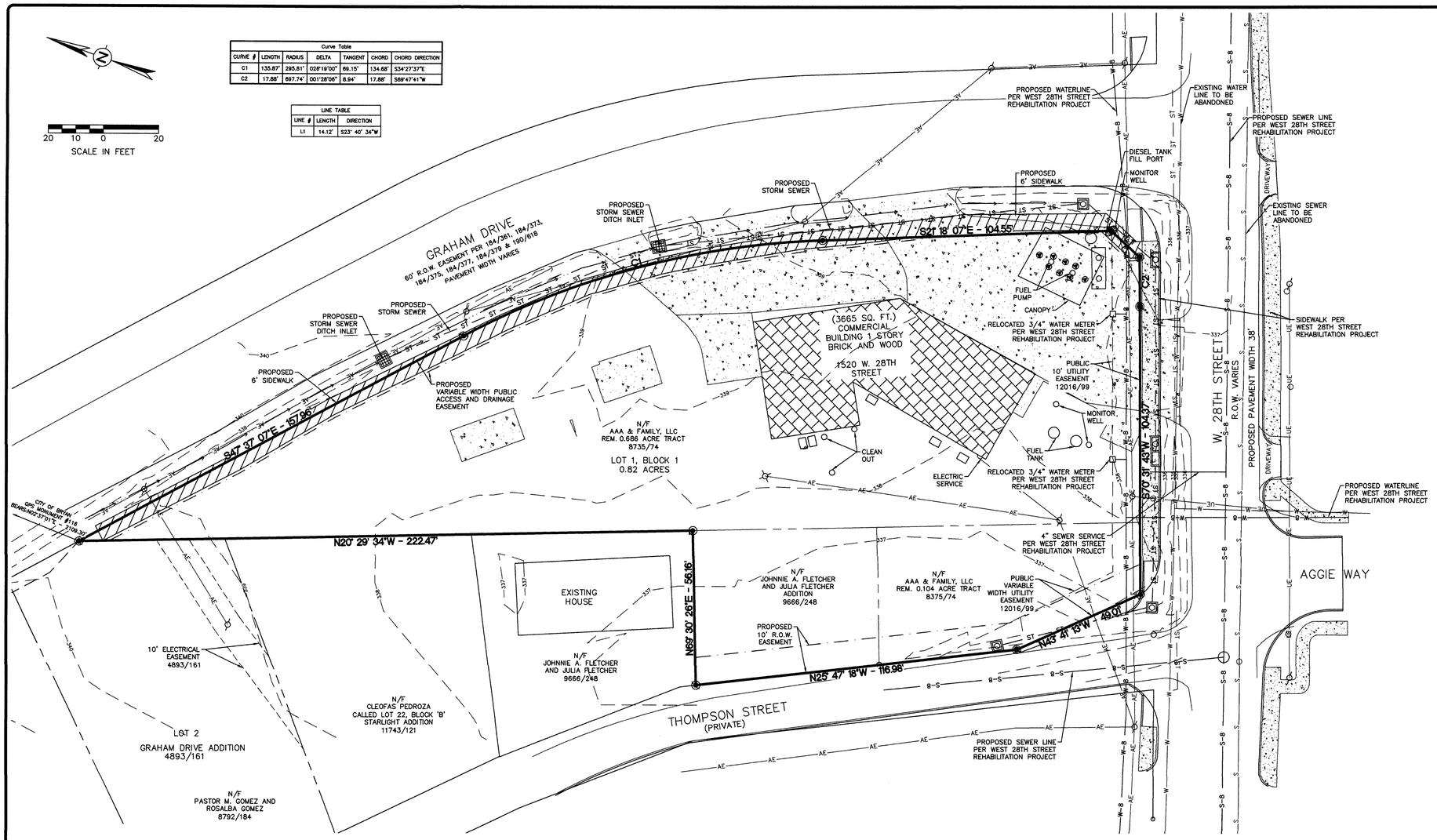
Curve Table						
CURVE #	LENGTH	RADIUS	DELTA	TANGENT	CHORD	CHORD DIRECTION
C1	135.87'	285.81'	028°19'00"	69.15'	134.68'	S34°27'37"E
C2	17.88'	697.74'	001°28'06"	8.94'	17.88'	S69°47'41"W

LINE TABLE		
LINE #	LENGTH	DIRECTION
L1	14.12'	S23° 40' 34"W



NOTES:

1. BEARING SYSTEM SHOWN HEREON IS BASED ON GRID NORTH AS ESTABLISHED FROM GPS OBSERVATION.
2. THE TOPOGRAPHY SHOWN IS FROM FIELD SURVEY DATA.
3. NO PORTION OF THIS TRACT IS WITHIN THE 100 YEAR FLOODPLAIN ACCORDING TO THE F.E.M.A. FLOOD INSURANCE RATE MAP FOR BRAZOS COUNTY AND INCORPORATED AREAS, MAP NO. 48041C0195E, EFFECTIVE DATE: JULY 7, 2014.
4. ZONING FOR THIS TRACT IS PLANNED DEVELOPMENT DISTRICT (PD).
5. SETBACK REQUIREMENTS WILL BE IN ACCORDANCE WITH THE PD ZONING
6. ELECTRIC SERVICE AND STREET LIGHTING FOR THIS SUBDIVISION WILL BE PROVIDED BY BRYAN TEXAS UTILITIES (BTU).
7. STREET, DRAINAGE, SIDEWALK AND UTILITY IMPROVEMENTS FOR THE WEST 28TH STREET REHABILITATION PROJECT CURRENTLY UNDER CONSTRUCTION ARE SHOWN ON THIS PLAN.

LEGEND

- BOLLARD
- LIGHT POLE
- UTILITY POLE
- GUY WIRE ANCHOR
- AE — AERIAL ELECTRIC LINES
- W — EXISTING WATER LINE
- W-8 — PROPOSED WATER LINE
- S — EXISTING SEWER LINE
- SEWER SERVICE LINE
- S-8 — PROPOSED SEWER LINE
- PROPOSED SIDEWALK
- SIDEWALKS WEST 28TH STREET PROJECT

PRELIMINARY PLAN
NOT FOR RECORD

PRELIMINARY PLAN

TOMMY'S DRIVE-IN SUBDIVISION

0.82 ACRES - LOT 1, BLOCK 1

STEPHEN F. AUSTIN LEAGUE NO.9, A-62
BRYAN, BRAZOS COUNTY, TEXAS

MAY 13 2015

SCALE: 1" = 20'
MAY 2015

OWNER/DEVELOPER:

OWNER
AAA & FAMILY LLC
% SHAMSUDDIN KASAMALI
305 LANDSBURG LN
COLLEGE STATION, TX
77845-3901

SURVEYOR:

Brad Kerr, RPLS No. 4502
Kerr Surveying, LLC
409 N. Texas Ave.
Bryan, TX 77803
(979) 268-3195

ENGINEER:

Schultz Engineering, LLC
TBPE NO. 12327
2730 LONGMIRE, SUITE A
College Station, Texas 77845
***
(979) 764-3900

P:__13-281 18th Street C Store\PRELIMINARY PLAN\TOMMY'S DRIVE-IN SUBDIVISION.dwg