"MAGENTA ALTERNATIVE"

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TEXAS DEPARTMENT OF TRANSPORTATION
DALLAS DISTRICT

FM 1171
PUBLIC MEETING DISPLAY
MARCH 20TH, 2018

DENTON COUNTY
CONSTRUCT NEW 6 LN URBAN ROADWAY
FROM: FM 156
TO: IH 35W
CSJ: 1311-01-055

PRELIMINARY
SUBJECT TO CHANGE

PARCEL #	OWNER'S NAME	BUSINESS NAME
1	Franklin, Colette R	
2	JMJ Real Estate Investments LLC	
3	Torrence, Rodney JR & Christine	
4	Harris, Matthew Charles	
5	Hughes, Robert J & Sharen Ake	
6	Davenport, Melissa & Chance	
7	Groll, John William & Vicki lynn	
8	Schaaf, Dyanna S & Paul A	
9	Mashburn, Dennis L & Judy U	
10	Garonzik, Allan	
11	Legacy Cattle and Land LLC	
12	Bush, Brentley & Tami	
13	Stovall, Troy & Kim	
14	Grant, Kimberly Dale	
15	Ouellette, Michael Richard & Kathleen	
16	Jeffcoat, Prentice D III & Jordan Ivey	
17	Allen, Kimberly	
18	Black, Victoria Rene	
19	Sanders, Tammy	
20	Frey, Jason C	

PARCEL #	OWNER'S NAME	BUSINESS NAME
21	Martin, Christopher Wynn & Casey Lynn	
22	Greene, Richard D & Deborah R	
23	Zane, David & Dorothea Marrow Zane	
24	Palomino, Pedro & King, Mary Lynn	
25	Lowe, Bryan & Amy	
26	Kaylor, Robert W	
27	Bevill, James M & Jennifer A	
28	Duffin, Nathan Charles	
29	Guerrero, Alexandra	
30	Allen, Alicia	
31	Wallis, Derek	
32	Watkins, William C & Mary E	
33	Olivarez, Michael & Jaime A	
34	Foster, Larry D & Peggy M	
35	Justin Assembly of God Church	
36	B&M Prop J/V	
37	Justin, City of	
38	NHJustin, LLC	
39	NHJustin, LLC	
40	Allsup's Convenience Stores Inc	Allsup's

PARCEL #	OWNER'S NAME	BUSINESS NAME
41	HA Smith Properties Co LP	
42	Henderson Brothers Partnership	
43	Harris, Douglas & Diana	
44	Henderson Brothers Partnership	
45	HA Smith Properties Co LP	
46	Henderson, Ann TR Living Trust	
47	Henderson, Ann TR Living Trust	
48	Kethcersid, Cameron B	
49	Kethcersid, Cameron B	
50	HA Smith Properties Co LP	
51	Kethcersid, Cameron B	
52	J Young Land And Cattle LTD	
53	J Young Land And Cattle LTD	
54	Denco Enterprises, LLC	QUAIL CREEK SHOOTING RANGE
55	Beall,Concrete Enterprises LTD	Beall Concrete
56	Beall,Concrete Enterprises LTD	Beall Concrete
57	Northlake Corners LLC	
58	Northlake Corners LLC	
59	Young, Jean	
60	Texas Industries INC	

PARCEL #	OWNER'S NAME	BUSINESS NAME
61	Texas Industries INC	
62	6 McFarm LLC	
63	6 McFarm LLC	
64	Keith Family LTD PS	
65	Kethcersid, Cameron B	
66	Henderson, Ann TR Living Trust	

LEGEND

EXISTING RIGHT OF WAY	GAS
PROPERTY LINES	EXISTING UTILITY EASEMENT
PROPOSED RIGHT OF WAY	SIDEWALK
SHOULDERED ROADWAY	PROPOSED RETAINING WALL
CURBED ROADWAY	FM 156 IMPROVEMENTS (UNDER CONSTRUCTION)
FM 1171 ALT MAGENTA	DRIVEWAYS
LOCAL STREETS	PARCEL IDENTIFICATION NUMBER
THOROUGHFARE PLAN	DIRECTION OF WATER FLOW
HIKE & BIKE TRAILS	FLOODPLAIN LIMITS
EQUESTRIAN TRAILS	FLOODWAY LIMITS
	CURVE NUMBER

UTILITY DISCLAIMER:
THE UTILITIES SHOWN ON THE PLANS WERE COMPILED FROM VARIOUS SOURCES AND ARE INTENDED TO SHOW THE GENERAL EXISTENCE AND LOCATION OF UTILITIES IN THE AREA OF CONSTRUCTION. THE ENGINEER ASSUMES NO RESPONSIBILITY FOR THE ACCURACY OR COMPLETENESS OF THE UTILITY INFORMATION.

FM 1171 LINE TABLE

L1	N 89° 13' 20.49" E	1,996.00'
L2	S 88° 56' 33.59" E	1,053.81'
L3	S 66° 11' 18.02" E	2,254.06'
L4	S 89° 55' 00.14" E	4,708.35'
L5	N 68° 26' 24.16" E	2,920.63'
L6	S 63° 11' 26.71" E	1,311.74'
L7	S 43° 03' 47.85" E	100.00'
L8	N 88° 20' 39.08" E	2,517.48'

FM 1171 CURVE DATA

CURVE NO.	Δ	D	R	T	L
1	1° 50' 05.93" (RT)	1° 38' 13.28"	3,500.00	56.05	112.09
2	22° 45' 15.57" (RT)	5° 12' 31.35"	1,100.00	221.34	436.85
3	23° 43' 42.13" (LT)	5° 12' 31.35"	1,100.00	231.09	455.55
4	21° 38' 35.70" (LT)	5° 12' 31.35"	1,100.00	210.27	415.52
5	48° 22' 09.13" (RT)	5° 12' 31.35"	1,100.00	494.00	928.62
6	20° 07' 38.87" (RT)	2° 51' 53.24"	2,000.00	354.95	702.58
7	48° 35' 33.07" (LT)	2° 51' 53.24"	2,000.00	902.88	1,696.20

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