CELINA TEXAS | PROSPER

MAIN ALTERNATIVE CONCEPTUAL SCHEMATIC PARVIN RD

FROM FM 1385
TO SOUTH DALLAS PARKWAY
CELINA, TEXAS
DENTON/COLLIN COUNTY
PUBLIC MEETING LAYOUT

LIMITS:	FROM FM 1385 TO SOUTH DALLAS PARKWAY
LENGTH:	4.6-MILES
AVG DAILY TRAFFIC:	FM 1385 TO W FRONTIER PKWY: TO DALLAS PKWY: XX (2040) XX (2040)

ROADWAY	DESIGN SPEED	FUNCTIONAL CLASS
PARVIN RD	45 MPH	MAJOR COLLECTOR

PROJECT LOCATION MAP
(NOT TO SCALE)

TEXAS COUNTY MAP

GENERAL NOTES:

1. PARVIN RD ORIGINAL TOPO AND AERIAL OBTAINED FROM CITY OF CELINA.
2. MAJOR CROSS STREET RADII ARE 35', MINOR CROSS STREET AND COMMERCIAL DRIVEWAY RADII ARE 35', AND RESIDENTIAL DRIVEWAY RADII ARE 15' UNLESS OTHERWISE NOTED.
3. ALL DRIVEWAYS MEET MINIMUM THROAT WIDTHS FOR RESIDENTIAL AND COMMERCIAL DRIVEWAYS BASED ON THE TXDOT ROADWAY DESIGN MANUAL. EXISTING DRIVEWAYS WIDTH IS MET WHEN WIDER THAN MINIMUM.
4. PAVEMENT DESIGN TO BE DETERMINED DURING PART 2 OF SCHEMATIC PHASE.
5. DRAINAGE DESIGN TO BE DETERMINED DURING PS&E.
6. ALL LEFT TURN/RIGHT TURN LANES AND TAPERS ARE BASED ON CITY OF CELINA STANDARDS.
7. SCHEMATIC LAYOUT BY OTHERS CSJ 1313-01-030 TAKEN FROM CITY OF CELINA DWG 380 TO FM 455 CONCEPTUAL SCHEMATIC DATED SEPTEMBER 2020.
8. AS PER MUTCD REQUIREMENTS, A TRAFFIC SIGNAL WARRANT ANALYSIS WILL BE REQUIRED AFTER INTERSECTIONS ARE CONSRUCTED TO JUSTIFY THE INSTALLATION OF TRAFFIC SINGALS.
9. OWNERSHIP INFORMATION SHOWN ON SCHEMATIC OBTAINED FROM DENTON/COLLIN COUNTY APPRAISAL DISTRICT.
10. ENVIRONMENTAL CONSTRAINTS MAPPING IN PROGRESS

INDEX OF ROLLS:

ROLL	DESCRIPTION
1.	PARVIN RD: ALTERNATIVE 1 THRU 4
2.	PARVIN RD: MAIN ALIGNMENT
3.	PARVIN RD: MAIN ALIGNMENT
4.	PARVIN RD: END OF PROJECT

PRELIMINARY
NOT INTENDED FOR CONSTRUCTION, BIDDING, OR PERMIT PURPOSES

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PREPARED UNDER THE SUPERVISION OF
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LICENSE NO. 132230
5/29/2022

HORIZONTAL 0 50 100 200
VERTICAL 0 5 10 20
GRAPHIC SCALES IN FEET

ROLL 2 OF 4

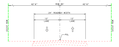
PARVIN RD (CSJ:) COLLIN/DENTON COUNTY

ROLL 2 OF 4

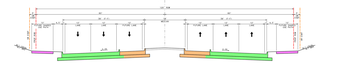
LEGEND:

- APPARENT EXISTING ROW
- EXISTING PROPERTY LINE
- EXISTING ROADWAY TO REMAIN
- FEMA FLOOD ZONE A/AE
- PROPOSED CENTERLINE
- PROPOSED RIGHT OF WAY
- PROPOSED SIDEWALK EASEMENT
- PROPOSED DRAINAGE EASEMENT
- PROPOSED CULVERT
- PROPOSED RETAINING WALL
- PROPOSED DIRECTION OF TRAVEL
- PROPOSED MAINLANES
- PROPOSED FUTURE SHARED USE PATH
- PROPOSED BRIDGE STRUCTURES
- PROPOSED DRIVEWAY
- PROPOSED CROSS STREET
- PROPOSED FUTURE LANE
- PAVEMENT REMOVAL
- EXISTING TRAFFIC SIGNAL
- PROPOSED TRAFFIC SIGNAL
- POTENTIAL DISPLACEMENT
- PROPERTY OWNERSHIP LABELS

PARCEL #:	PROPERTY OWNER	POTENTIAL IMPACT
8837	JACKSON, J & MARIE; ETAL+Qm	ROW ACQUISITION
8838	CARTER, JAMES & ANN; ETAL+Qm	ROW ACQUISITION
8964	GARZA, WINDSOR & ANN & JAMES+Qm	ROW ACQUISITION
	LAURA JEAN & CAROL; MARR +Qm	
8965	TOWN OF CELINA+Qm	NO IMPACT
8966	TOWN OF CELINA+Qm	NO IMPACT
8966	VF BONDING INVESTMENTS LLC+Qm	ROW ACQUISITION
8967	TOWN OF CELINA+Qm	NO IMPACT
8967	BUENTELLO, SALVADOR Jr. +Qm	ROW ACQUISITION
8968	BUENTELLO, SALVADOR Jr. +Qm	ROW ACQUISITION
8969	TOWN OF CELINA+Qm	NO IMPACT
8967	VF BONDING INVESTMENTS LLC+Qm	ROW ACQUISITION
8968	OPATION 184 PARTNERS LP+Qm	ROW ACQUISITION
8969	OPATION 184 PARTNERS LP+Qm	ROW ACQUISITION
8968	TOWN OF CELINA+Qm	NO IMPACT
8996	FRONTIER WEST STORAGE LLC+Qm	ROW ACQUISITION
8997	FRONTIER WEST STORAGE LLC+Qm	ROW ACQUISITION
8998	TOWN OF CELINA+Qm	NO IMPACT
8945	MERRITT/THORNTON FAMW P/S+Qm	ROW ACQUISITION
8970	PROSPER ISD	NO IMPACT



EXISTING PARVIN RD TYPICAL SECTION


4 PAVED IN
10' PUBLIC UTIL
60' R/W
10' PUBLIC UTIL
60' R/W
10' PUBLIC UTIL
60' R/W