



City of Dallas

APPLICATION/APEAL TO THE BOARD OF ADJUSTMENT

Case No.: BDA 156-067

Data Relative to Subject Property:

Date: 5/6/16

Location address: 10370 N. Central Expressway Zoning District: MU-3(SAH)

Lot No.: 2 Block No.: B/7292 Acreage: 2.118 Census Tract: 0078.22

Street Frontage (in Feet): 1 215 2 413 3) \_\_\_\_\_ 4) \_\_\_\_\_ 5) \_\_\_\_\_ *NCAA*

To the Honorable Board of Adjustment:

Owner of Property/or Principal Meadow Hospitality, LP % Dhaval Patel

Applicant: Maxwell Fisher, AICP Masterplan Telephone: 214.761.9197

Mailing Address 900 Jackson Street, Suite 640 Zip Code: 75202

Represented by: - Telephone: -

Mailing Address: - Zip Code: -

Affirm that a request has been made for a Variance   , or Special Exception X, of A reduction of 16 parking spaces from the required 131 spaces for a hotel use.

Application is now made to the Honorable Board of Adjustment, in accordance with the provisions of the Dallas Development Code, to grant the described request for the following reason:

The minimum off-street parking space requirement exceeds projected parking demand.  
See attached memorandum for additional information.

Note to Applicant: If the relief requested in this application is granted by the Board of Adjustment, said permit must be applied for within 180 days of the date of the final action of the Board, unless the Board specifically grants a longer period.

Respectfully submitted: Maxwell Fisher [Signature]  
Applicant's name printed Applicant's signature

Affidavit

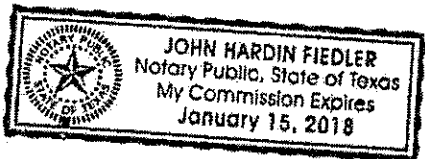
Before me the undersigned on this day personally appeared MAXWELL FISHER who on (his/her) oath certifies that the above statements are true and correct to his best knowledge and that he is the owner/or principal/or authorized representative of the subject property.

[Signature]  
Affiant (Applicant's signature)

Subscribed and sworn to before me this 9th day of MAY, 2016

[Signature]  
Notary Public in and for Dallas County, Texas

(Rev. 08-20-09)



**MEMORANDUM OF  
ACTION TAKEN BY THE  
BOARD OF ADJUSTMENT**

Date of Hearing \_\_\_\_\_

Appeal was--Granted OR Denied \_\_\_\_\_

Remarks \_\_\_\_\_

Chairman

**Building Official's Report**

I hereby certify that Maxwell Fisher

did submit a request for a special exception to the parking regulations  
at 10370 N. Central Expressway

BDA156-067. Application of Maxwell Fisher for a special exception to the parking regulations at 10370 N. Central Expressway. This property is more fully described as Lot 2 Block B/7292, and is zoned MU-3(SAH), which requires parking to be provided. The applicant proposes to construct a nonresidential structure for a hotel or motel use and provide 115 of the required 131 parking spaces which will require a 16 space special exception (12% reduction) to the parking regulation.

OFFICE OF THE  
BUILDING OFFICIAL

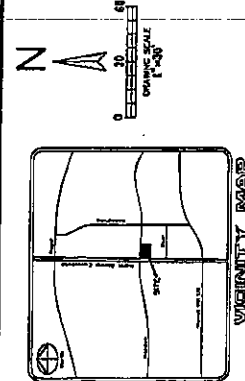
Sincerely,

*Philip Sikes*  
Philip Sikes, Building Official

**Cumulus Design**  
 2000 N. Highway 360, Suite 240  
 Grand Prairie, Texas 75050  
 Tel: 214.255.0367

**LOT 2 SITE PLAN**  
 HILTON GARDEN INN U.S. 75 NEAR MEADOW ROAD  
 CITY OF DALLAS  
 DALLAS COUNTY, TEXAS

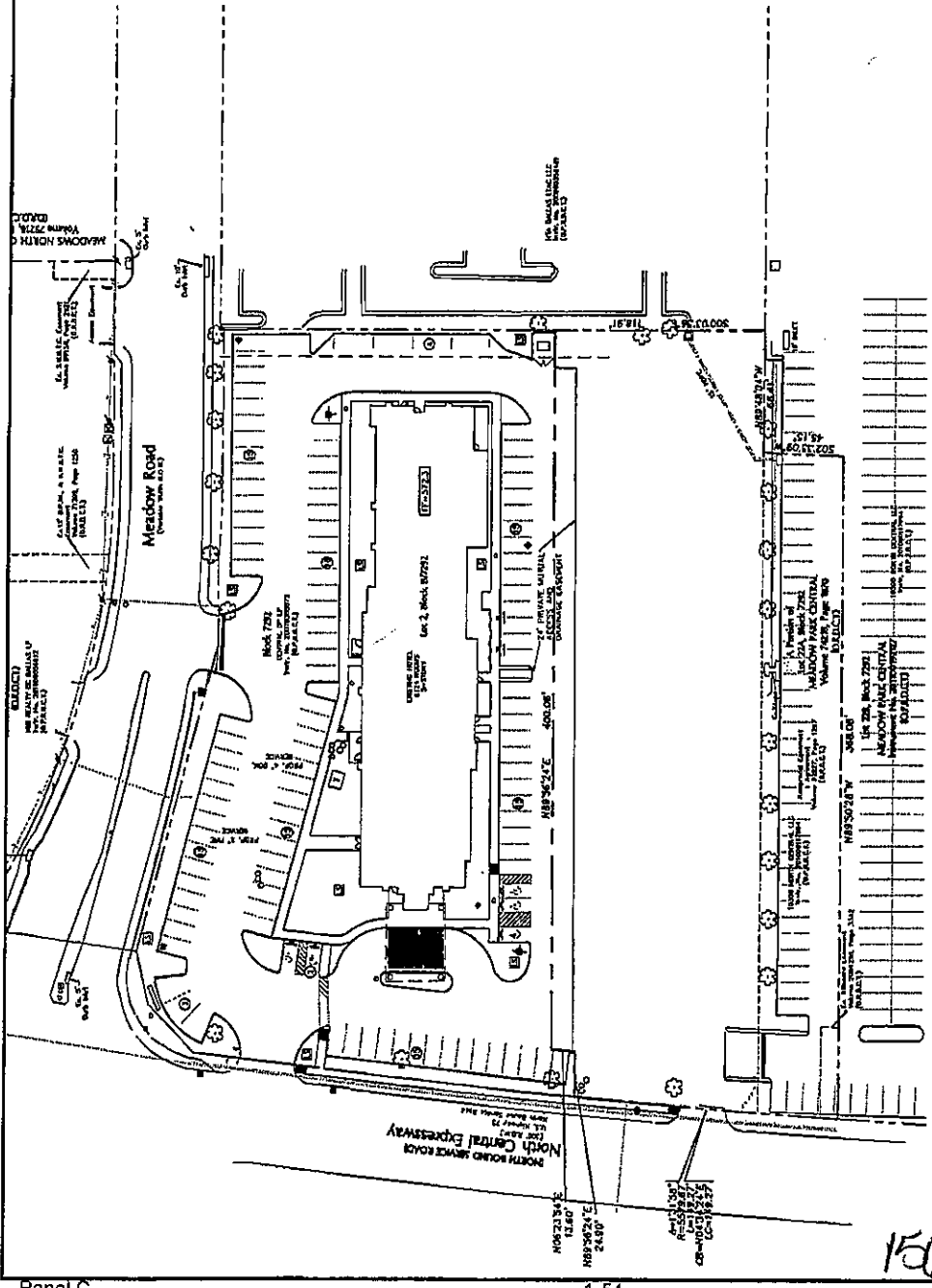
**LOT 2**  
 SHEET NUMBER  
 PROJECT ADDRESS  
 CITY AND STATE  
 SCALE  
 DATE



- LEGEND**
- - - EXISTING CURB
  - - - PROPOSED CURB
  - PAVING SPACES IN A ROW
  - PAVED LANDSCAPING AREA

**NOTES**

1. ALL DIMENSIONS ARE TO FACE OF CURB, EDGE OF PAVEMENT, FACE OF EXISTING OR PROPOSED CURB.
2. ALL DIMENSIONS ARE TO FACE OF CURB, EDGE OF PAVEMENT, FACE OF EXISTING OR PROPOSED CURB.
3. THE SITE IS NOT LOCATED IN A FLOOD PLAIN, ESCAPEMENT, NEAR ANY MAJOR HIGHWAY, BRIDGE, CANAL, DAM, OR OTHER STRUCTURE.
4. THE SITE IS NOT LOCATED IN A FLOOD PLAIN, ESCAPEMENT, NEAR ANY MAJOR HIGHWAY, BRIDGE, CANAL, DAM, OR OTHER STRUCTURE.



**PARKING DATA TABLE**

LOT	SPACES
LOT 2	131 SPACES
110 SPACES	110 SPACES
124 SPACES	124 SPACES
7 SPACES	7 SPACES
131 SPACES	131 SPACES

**III. CAUTION III.**  
 UNDESIGNED UTILITIES  
 UNDESIGNED UTILITIES ARE SHOWN ON THESE PLANS HAVE BEEN LOCATED FROM RECONSTRUCTION INFORMATION PROVIDED BY VARIOUS AGENCIES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING THE ACCURACY AND DEPTH OF ALL UTILITIES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING THE ACCURACY AND DEPTH OF ALL UTILITIES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING THE ACCURACY AND DEPTH OF ALL UTILITIES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING THE ACCURACY AND DEPTH OF ALL UTILITIES.

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