

BUILDING / SITE INFORMATION

SITE AREA: 2,004,600.0 GSF (46.01 ACRES)

NEW BUILDING (PHASE I):
 FIRST FLOOR AREA : 217,046 GSF
 SECOND FLOOR AREA : 24,476 GSF
 TOTAL AREA : 241,522 GSF
 ALTERNATE BID : 17,410 GSF
 F.A.R. = 0.120

NEW BUILDING (PHASE II) : 206,750 GSF

SITE PARKING INFORMATION

OCCUPANCY	AREA (GSF)	RATIO (SPACES/SF)	TOTAL	SPACES REQUIRED		
				REG.	HC	
WAREHOUSE	106,823	1:1000	107	-	-	
OFFICE	72,841	1:333	219	-	-	
LT. INDUST.	45,513	1:500	91	-	-	
RETAIL	16,345	1:200	82	-	-	
TOTAL	241,522		498	487	11	
SPACES PROVIDED				503	474	29

LEGAL DESCRIPTION TRACT 12 OF PD 508

Being a 46.0055 acre tract of land out of the E. Horton Survey, Abstract No. 604, City of Dallas, Dallas County, Texas, and being PART OF DHA\7135 tract and more particularly described by metes and bounds as follows:

BEGINNING at a 1/2" iron rod set for corner at the intersection of the North right-of-way line of Singleton Boulevard and the East right-of-way line of Westmoreland Avenue;

THENCE departing the North right-of-way line of said Singleton Boulevard, North along said East right-of-way line of Westmoreland Road a distance of 1675.16 feet to a 1/2 inch iron rod set for the Northwest corner of the herein described tract;

THENCE departing said right-of-way line of Westmoreland Road South 89 degrees 42 minutes 00 seconds East a distance of 1199.86 feet to a 1/2 inch rod set for the Northeast corner of the herein described tract;

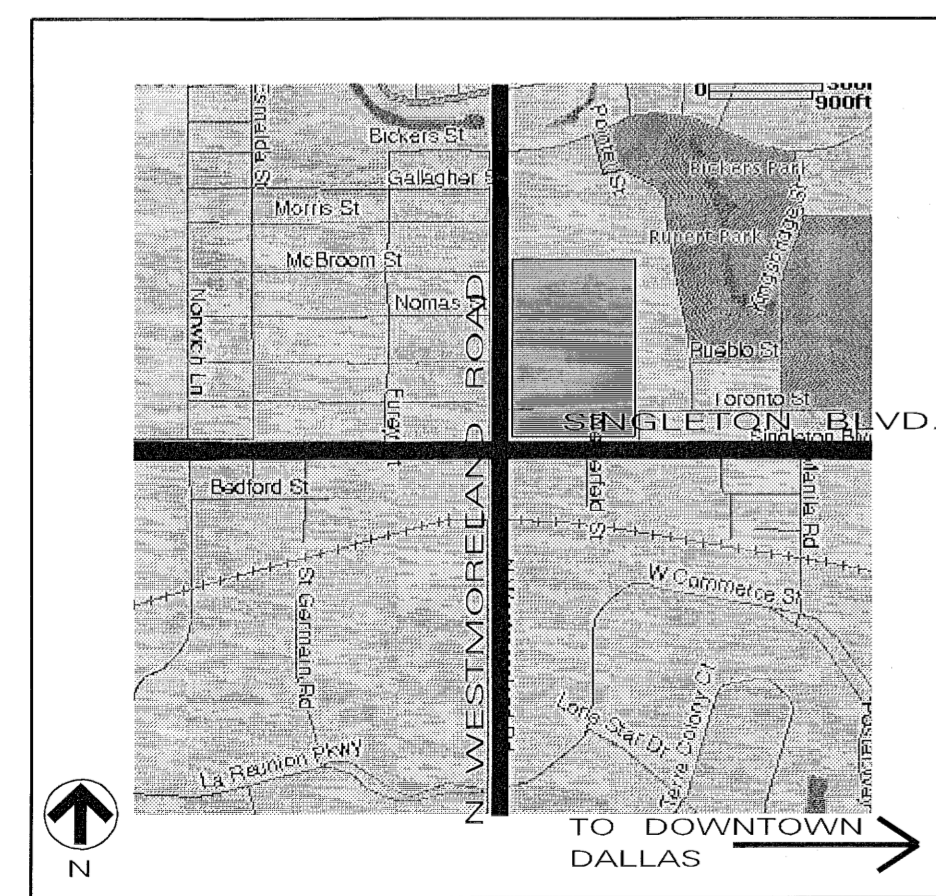
THENCE South, a distance of 1660.16 feet to a 1/2 inch iron rod set for the Southeast corner of the herein described tract, said rod being at a point in the North right-of-way line of said Singleton Boulevard;

THENCE North 89 degrees 42 minutes 00 seconds West, along the said right-of-way line of Singleton Boulevard, a distance of 162.33 feet to a 1/2 inch rod set; said rod being the point of curvature of a curve to the left having a radius of 3063.11 feet a central angle of 03 degrees 16 minutes 27 seconds, a chord bearing of South 88 degrees 39 minutes 46 seconds West, and a chord distance of 175.02 feet;

THENCE continuing along said right-of-way line of Singleton Boulevard, and along said curve to the left an arc distance of 175.04 feet to a 1/2 inch iron rod set for the point of curvature of a curve to the right having a radius of 6126.64 feet, a central angle of 03 degrees 16 minutes 27 seconds, a chord bearing of South 88 degrees 39 minutes 47 seconds West, and a chord distance of 350.06 feet;

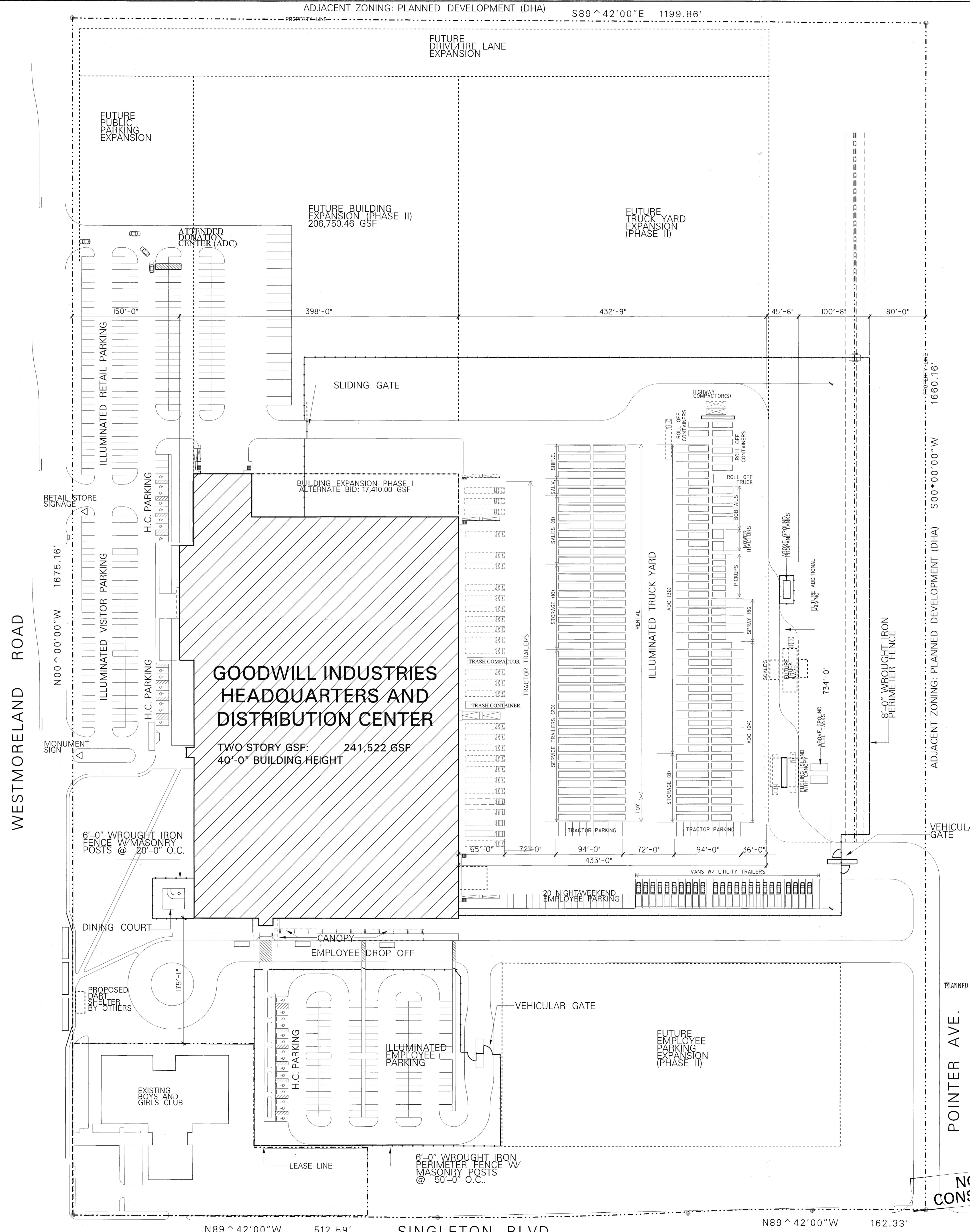
THENCE continuing along said right-of-way line of Singleton Boulevard, and along said curve to the right an arc distance of 350.11 feet to a 1/2 inch iron rod set;

THENCE continuing along said right-of-way line of Singleton Boulevard North 89 degrees 42 minutes 00 seconds West, a distance of 512.59 feet to the POINT OF BEGINNING containing 2,004,000 square feet or 46.0055 acres of land more or less.



AREA MAP/PLAN

01 ARCHITECTURAL DEVELOPMENT PLAN
 SCALE: 1" = 80'-0"



Planned Development District No. 508
 Approved City Plan Commission
 May 18, 2000

NOT FOR CONSTRUCTION

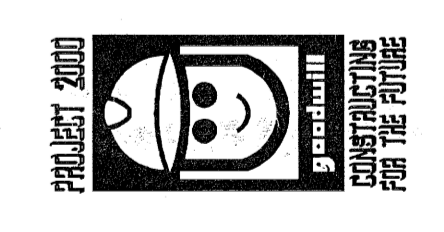
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ISSUES

05/08/00	50% PROGRESS PRINTING
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REVISIONS

GOODWILL INDUSTRIES OF DALLAS
 HEADQUARTERS AND DISTRIBUTION CENTER
 WESTMORELAND ROAD & SINGLETON BLVD.
 DALLAS, TEXAS



DEVELOPMENT PLAN

Job 98332.01
 Date 08 MAY 00
 Drawn AKB
 Check RAF
 PRF
 Sheet
ADP
 Of

BILLING: 112248
 SENDER: 112248
 REF: 112248
 DSN: 112248
 FILE: 112248