

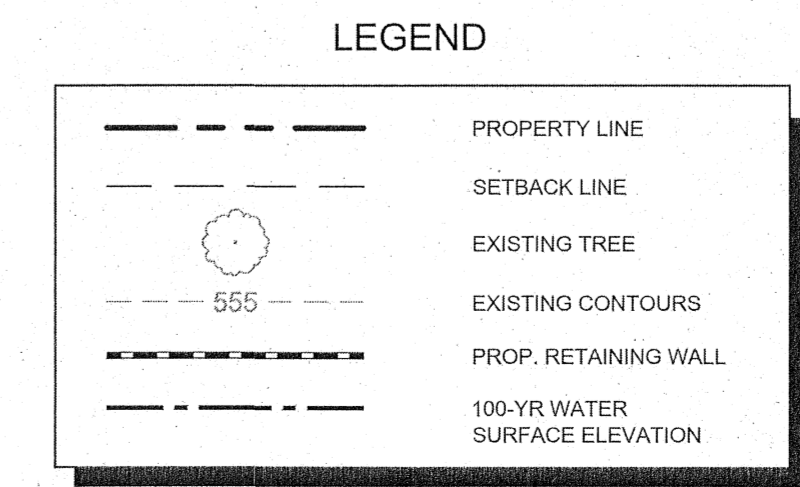
PARKING DATA		
PARKING REQUIRED	NUMBER OF UNITS	NUMBER OF PARKING SPACES
1 SPACE PER BEDROOM *A PORTION OF RESIDENTIAL PARKING WILL BE UNRESTRICTED FOR GUEST PARKING	367 BDRMS	367 SP.
BICYCLE PARKING REQUIRED		30 SP.
PARKING PROVIDED		
ON-SITE GARAGE PARKING		413 SP.
ADDITIONAL ON-SITE SURFACE PARKING		25 SP.
TOTAL PARKING PROVIDED		439 SP.
BICYCLE PARKING PROVIDED		30 SP.
HANDICAP PARKING PROVIDED		9 SP.

SITE DATA	
SITE AREA	(196,492 S.F.) 4.51 AC.
TOTAL BUILDING FOOTPRINT AREA	(84,620 S.F.) 1.94 AC.
LOT COVERAGE RATIO (MAX. 80%)	84,620 S.F. / 196,492 S.F. = 43.1%

UNIT DATA	
TOTAL NUMBER OF UNITS	307 UNITS
UNIT DENSITY (307 / 4.51 AC)	68.1 UNITS PER ACRE
GROSS UNIT SQUARE FOOTAGE	467,000 S.F. TOTAL
FLOOR AREA RATIO	467,000 S.F. / 196,492 S.F. = 2.4
TOTAL DWELLING UNITS ALLOWED PER PD 895	1,650 UNITS
EXISTING NUMBER OF UNITS IN PHASE 1	275 UNITS
NUMBER OF UNITS IN PHASE 2	307 UNITS
TOTAL NUMBER OF UNITS PHASE 1 + PHASE 2	582 UNITS

BUILDING DATA	
NUMBER OF APARTMENT STORIES	5 STORIES
NUMBER OF GARAGE STORIES	7 STORIES
HEIGHT OF APARTMENTS	MAX 75'
HEIGHT OF GARAGE	MAX 70'

LOT 2, BLOCK B/7291
MIDTOWN LOFTS ADDITION
PLANNED DEVELOPMENT DISTRICT
NO. 895
DEVELOPMENT PLAN
CASE NO. _____



NOTE: ADDITIONAL LANDSCAPE AND RETAINING WALLS MAY BE ADDED WITH FINAL DESIGN.

NO.	REVISIONS	DATE	BY

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 TEXAS REGISTERED ENGINEERING FIRM F-928

KHA PROJECT	DATE	N.T.S.	DESIGNED BY:	DRAWN BY:	CHECKED BY:
06786333	2/28/2019		SES	MM	SES

DEVELOPMENT PLAN

ALTA MIDTOWN PARK
DALLAS, TX

SHEET NUMBER
EX. 1

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