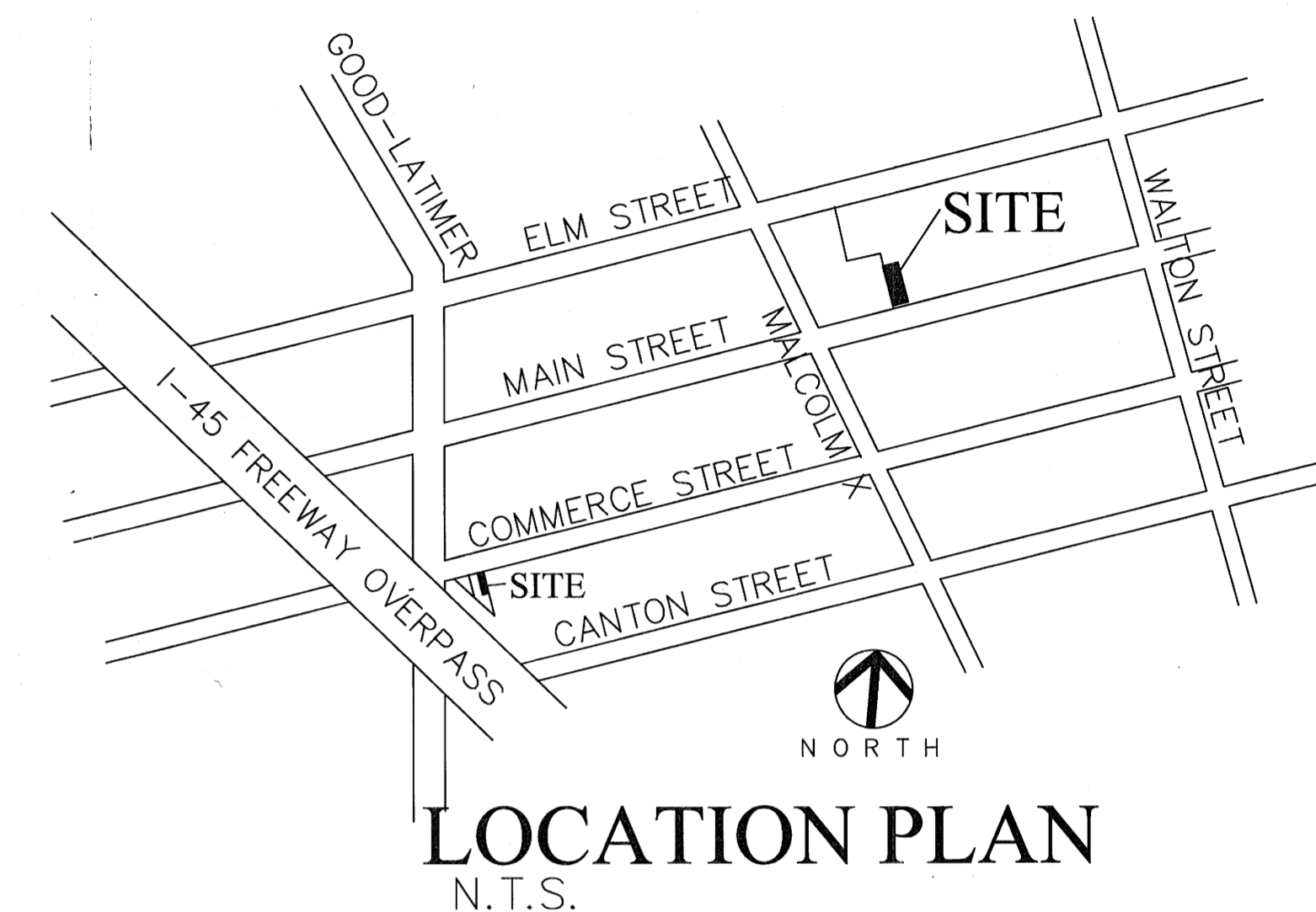


ELM STREET

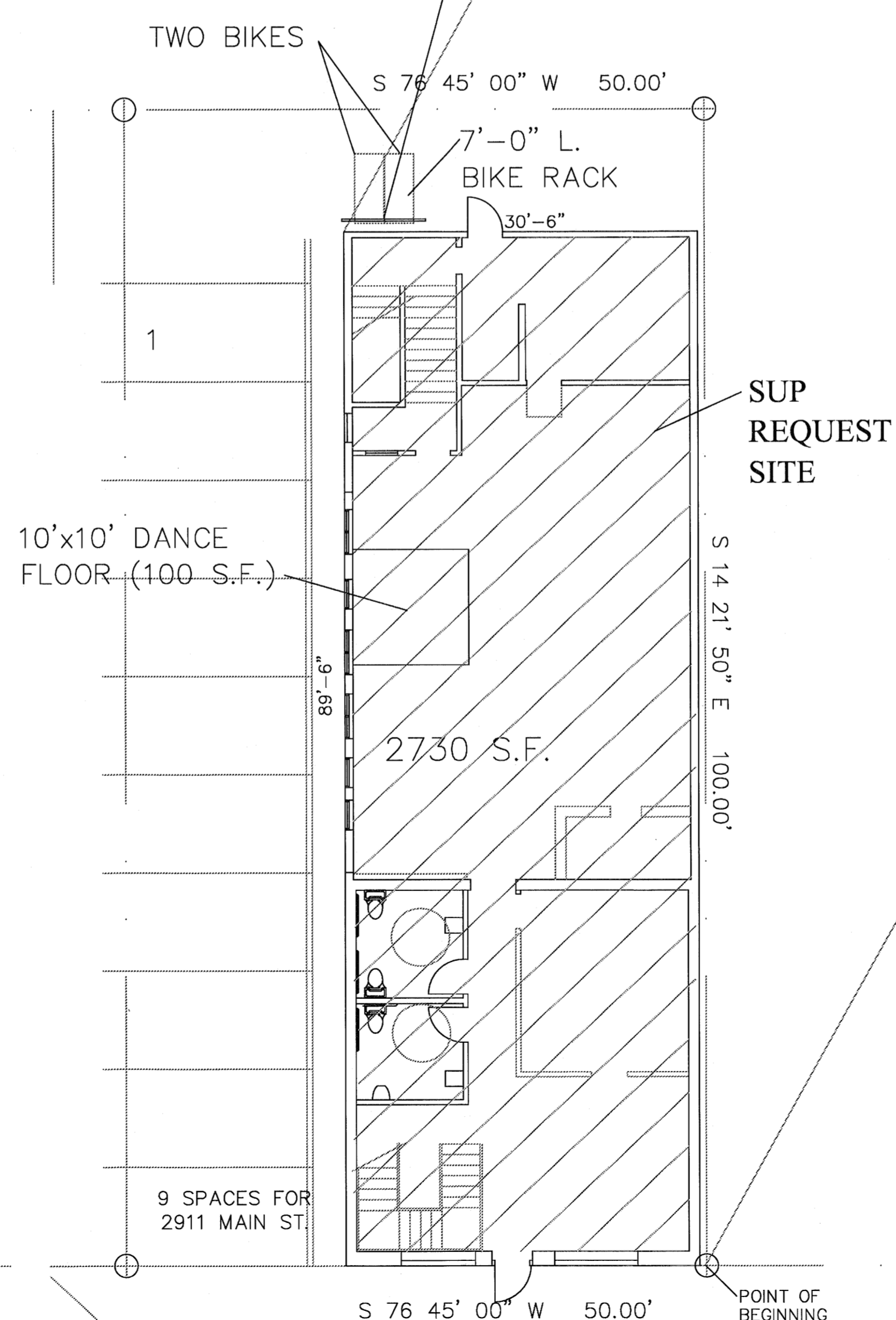
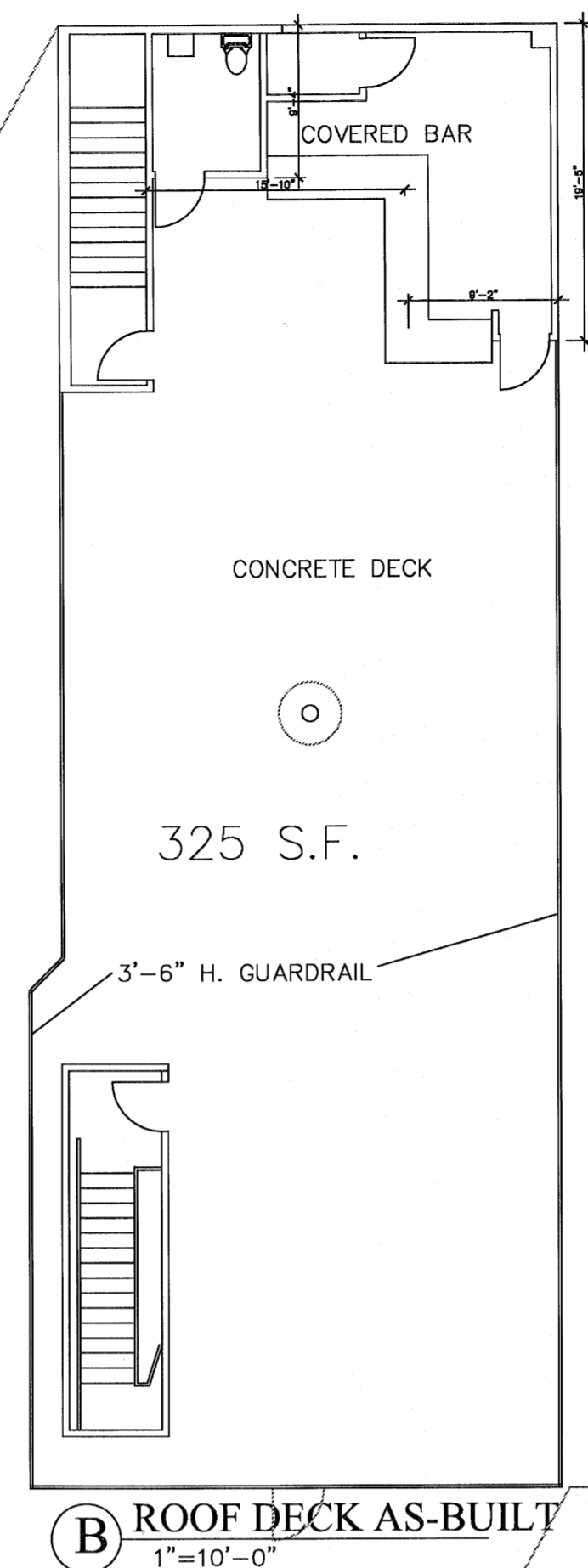
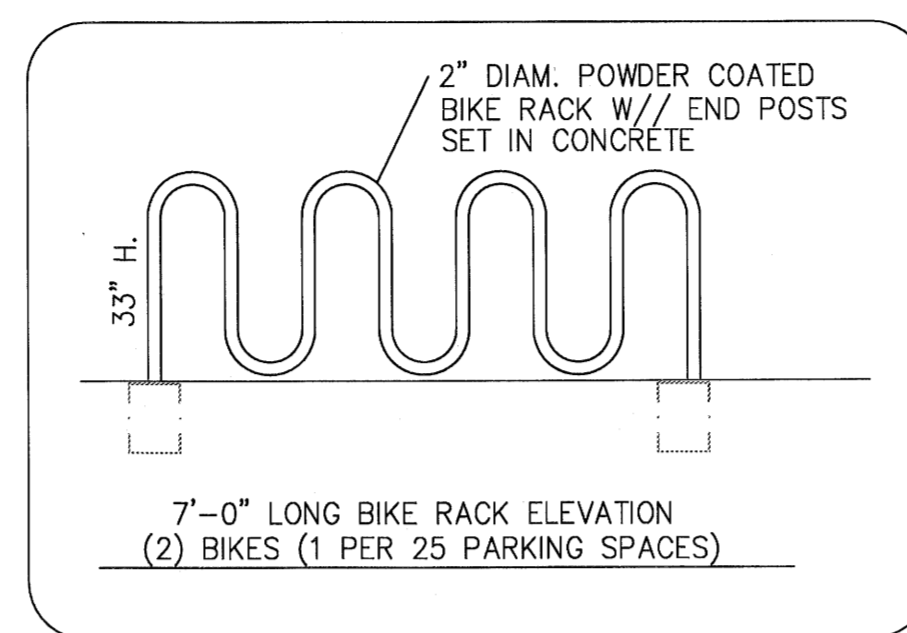
DCD

DESIGN
COLLABORATIVE
DALLAS
ARCHITECTURE
INTERIOR DESIGN

6722 NORTHPORT DRIVE
DALLAS, TEXAS 75230
jddekker56@gmail.com
214-549-4747



SCALE 0' 5' 15' 40'	NORTH
DATE: 07/18/14 REVISED 08/18/14 REVISED 03/23/16	
SITE PLAN- 2911 MAIN STREET, DEEP ELLUM, DALLAS TX.	
USES-BAR, TAVERN OR LOUNGE; COMMERCIAL AMUSEMENT (INSIDE) AND DANCE HALL	
GROUND FLOOR AREA = 2730 S.F.	
ONE STORY BUILDING, 19'-0" H.	
SECOND FLOOR ROOF BAR / STAIRS = 325 S.F.	
TOP OF SECOND FLOOR COVERED BAR/STAIRS - 28'-0" H.	
TOTAL S.F. = 3055 S.F.	
PARKING: BAR / DANCE HALL 2955 S.F. FIRST 2500 S.F.- NO PARKING REQUIRED AS PER 51P-269.105(j)(1)(E)(ii). REMAINING 455 S.F. @1/100=5 SPACES DANCE FLOOR 100 S.F. @ 1/25 = 4 SPACES TOTAL PARKING REQUIRED = 9 SPACES + (2) BICYCLE SPACES PURSUANT TO 51A-4.333	
ZONING DISTRICT : PD 269 (DEEP ELLUM)	
PATIO RAIL HEIGHT = 3'-6" HIGH	
FRONT BUILDING SET BACK- 0'-0"	
SIDE YARD SETBACK-0'-0"	



A GROUND FLOOR PLAN
2911 MAIN STREET, DALLAS TEXAS
1"=10'-0"

MAIN STREET

MALCOLM X BLVD

