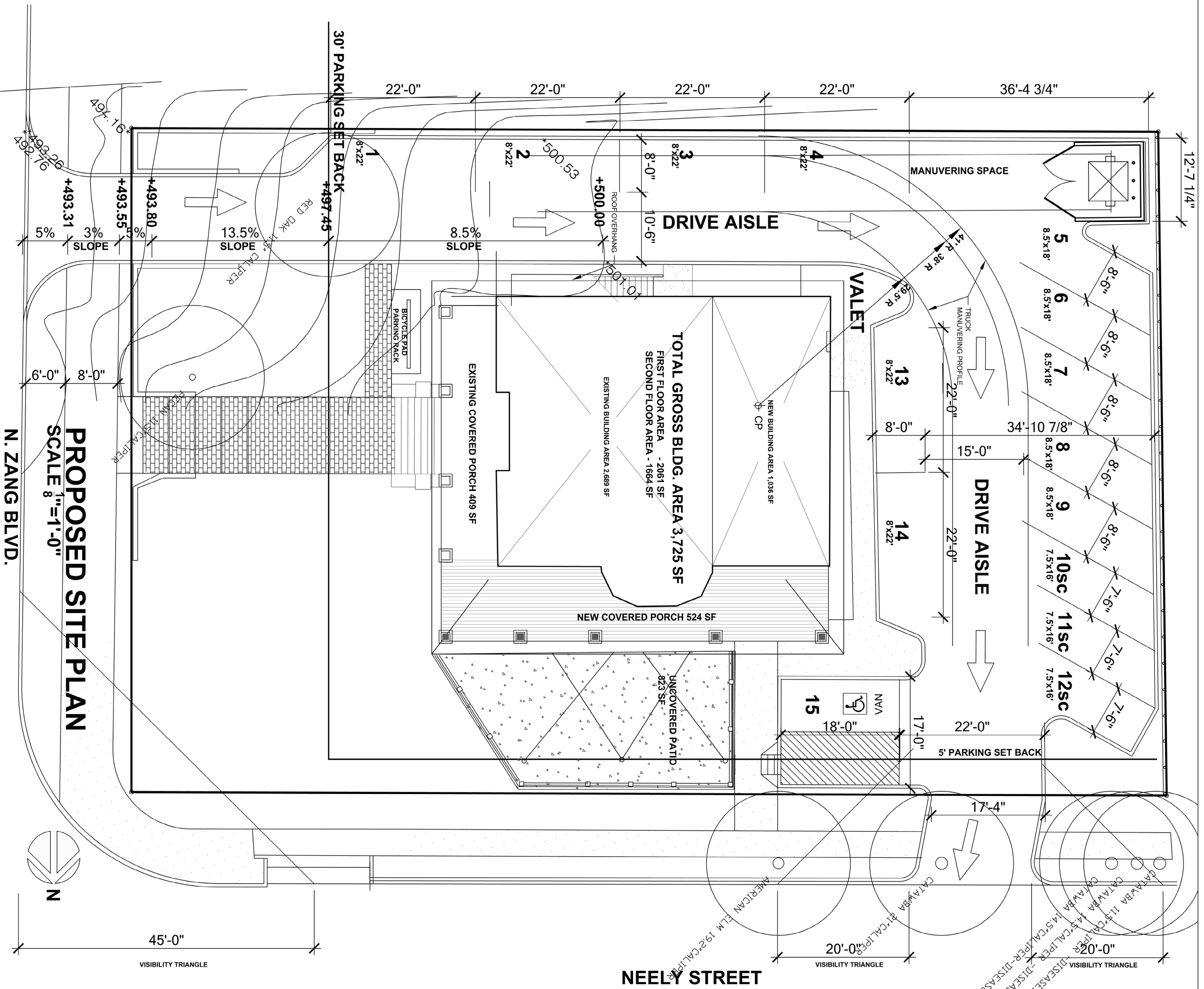


PROPOSED RE-ZONING PLAN
ZONING PD 468 OAK CLIFF GATEWAY SUB DISTRICT C - WMU-3
BUILDING AREAS- (INC. PORCHES)
TOTAL GROSS BUILDING AREA 3,725 SF
COVERAGE - (INCL. PORCHES)
SITE AREA 15,839 SF
NEW BUILDING COVERAGE 3,085 SF (19.4%)
PARKING REQUIREMENTS
GROSSAREA 3,725 sf. @ 1space:175sf = 21 spaces
 5% TROLLEY PROXIMITY CREDIT = -1space
 25% LEGACY BUILDING REDUCTION = -5spaces
 COVERED PORCH SEATING IF LESS THAN 930 SF = 0 spaces
 COMBINED COVERED/UNCOVERED IF LESS THAN 1860SF = 0 spaces
TOTAL BASE PARKING REQUIRED = 15 SPACES
TOTAL PARKING PROVIDED = 15 SPACES



PROPOSED SITE PLAN
 SCALE 1/8"=1'-0"

N. ZANG BLVD.

NEELY STREET

RE-ZONE	SHEET NUMBER	A2	MAYORS HOUSE 635 ZANG BLVD.	JIM LAKE COMPANY	FARRELL architects david@farrellarchitects.com
	PLAN NUMBER				
	CHECKED BY:				
	DATE:	073117			
	DRAWN BY:				