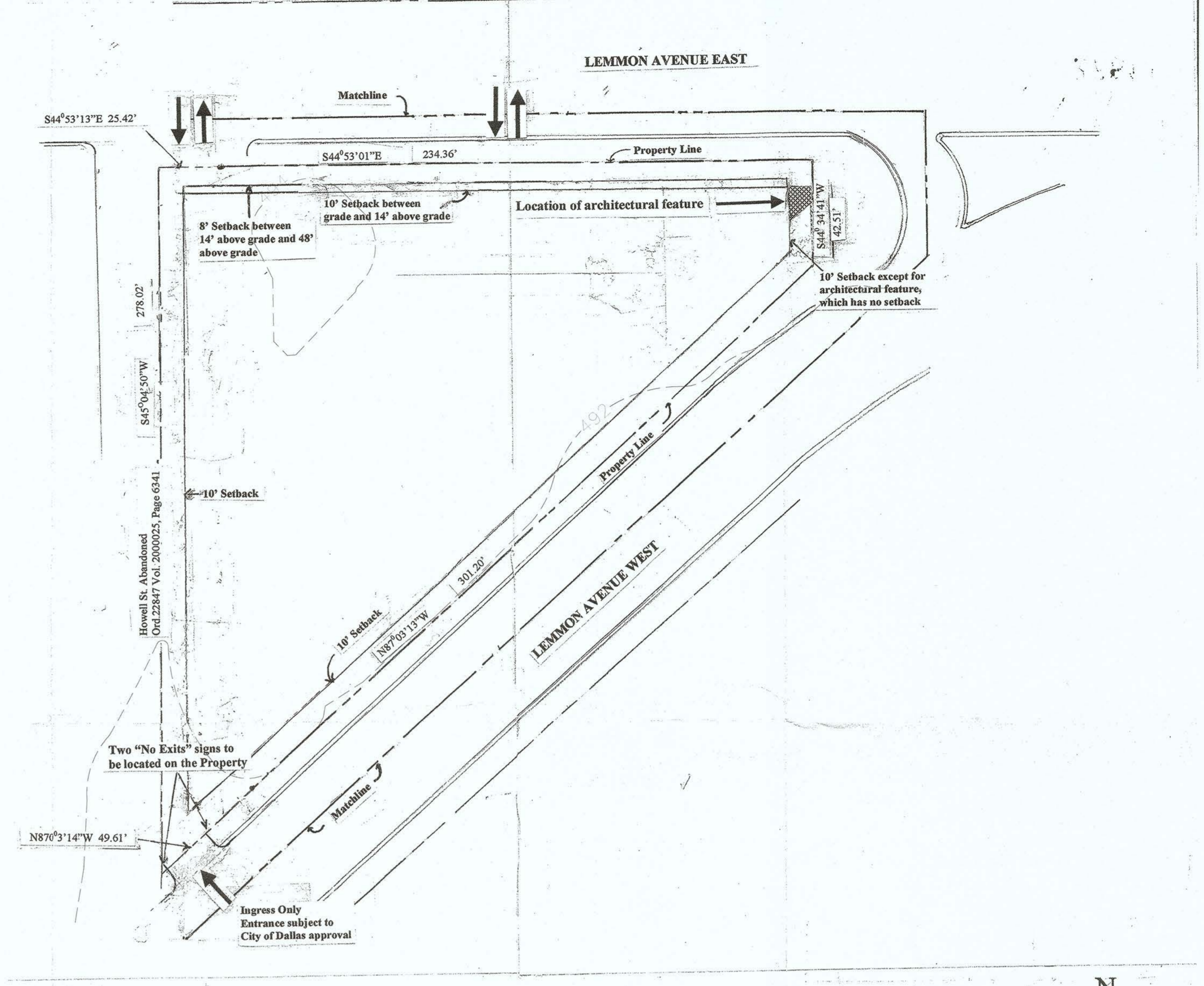


LEGEND

- ALUM DISK 3/16" aluminum disk stamped
- CITY PLACE WEST, NO. 14 OR 'Y' and '300'
- 100' ORS capped iron rod set
- 1/2" IR 1/2-inch iron rod found
- 5/8" IR 5/8-inch iron rod found
- 'v' out found
- pk nail found



Conceptual Plan: PD375, Tract II

CITYPLACE: PD375, Tract I

Subdistrict	Max Stories	Max Height	Max fAR	Land Area	Max Lot Coverage
A	20	270	5.00	109,636 SF(2.517 AC)	90%
B	43	546	8.00 *	113,278 SF(2.601 AC)	90%
C	43	546	5.00	125,402 SF(2.879 AC)	90%

CITYPLACE: PD375, Tract II

	Max Stories	Max Height	Square Footage	Land Area	Max Lot Coverage
Tract II	3	36'	23,305 SF	36,871 SF(0.8464 AC)	34%

* MULTIFAMILY FAR 4.0
 ALL OTHER USES FAR 8.0
 COMBINED FAR NOT TO EXCEED 8.0

ZONING:
 Per the City of Dallas Property is Zoned PD-375
 A. Minimum size of yards:
 (1) Front yard: 10 feet.
 (2) Side yard: 10 feet.
 (3) Rear yard: 10 feet.

CASE NO.: Z112-150(MW)

CONCEPTUAL PLAN
 CITYPLACE WEST
 CITY OF DALLAS
 DALLAS COUNTY, TEXAS

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CHECKED	DRAWN	DATE	SCALE	NOTES	FILE	NO.
SRF	SJD	03/21/18	X	X	C09041	1 of 1

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