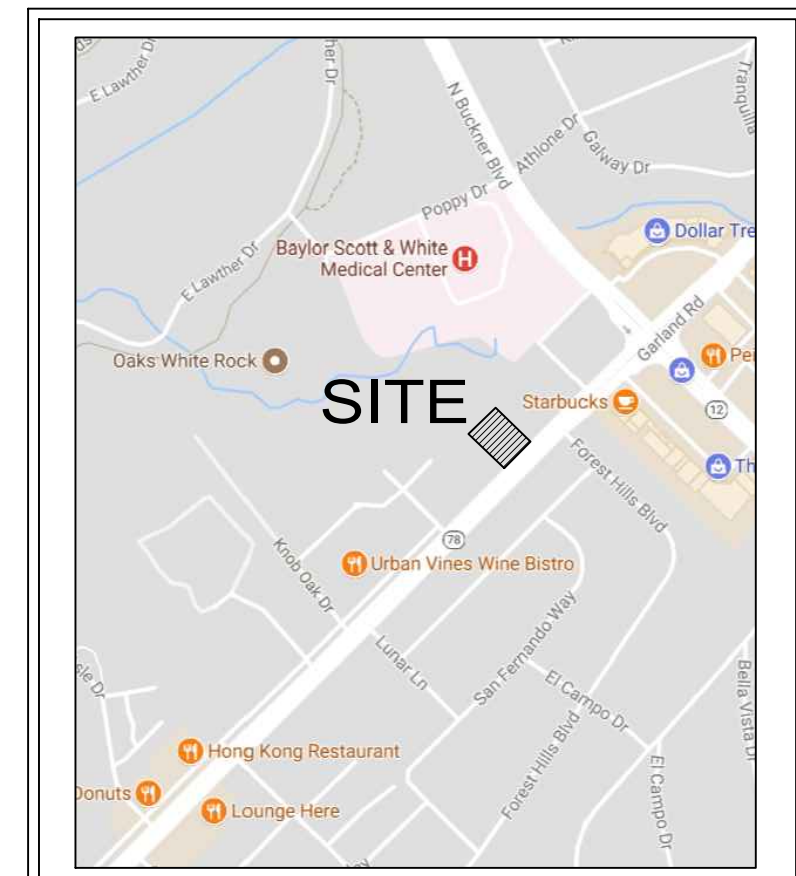
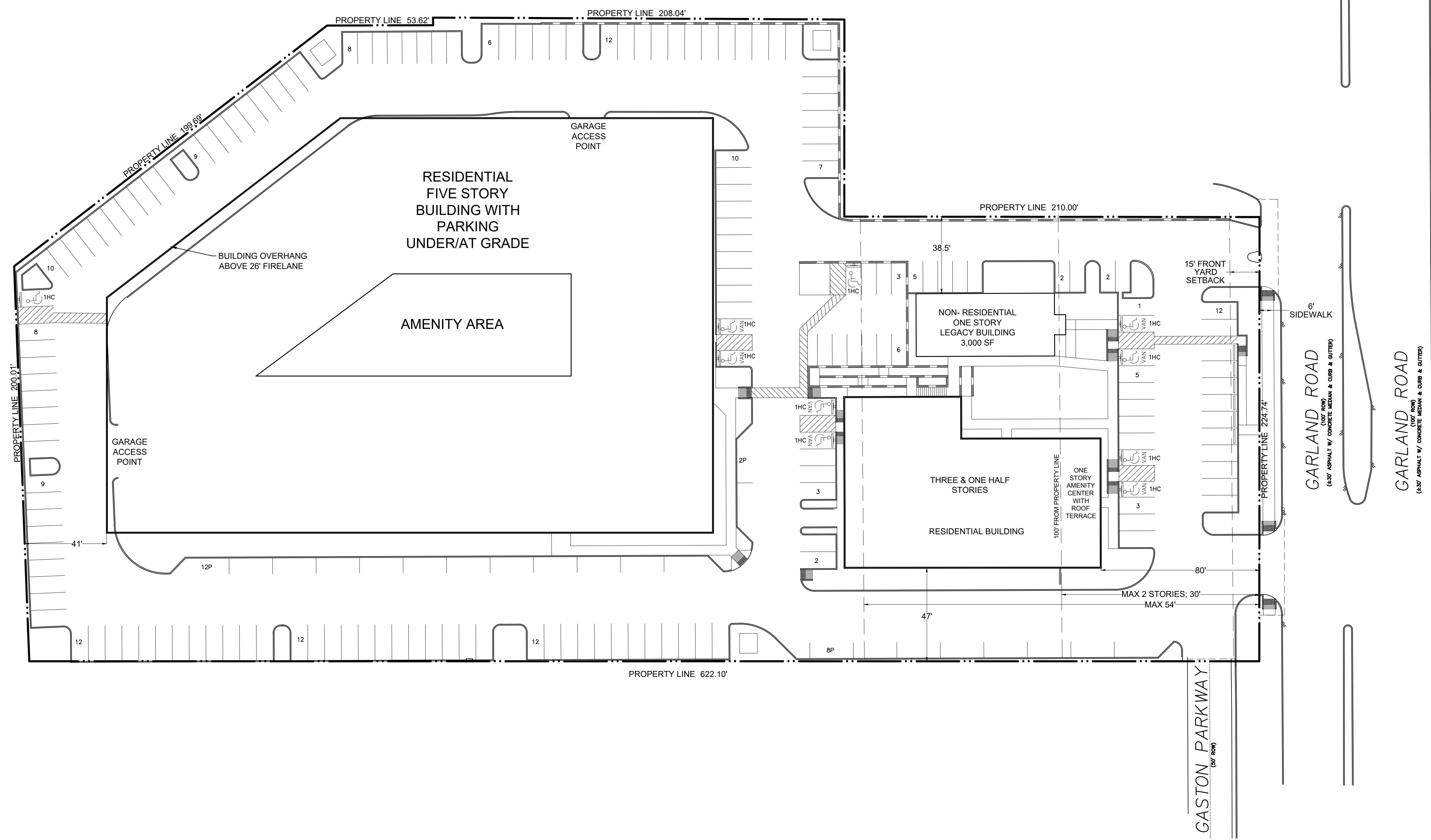
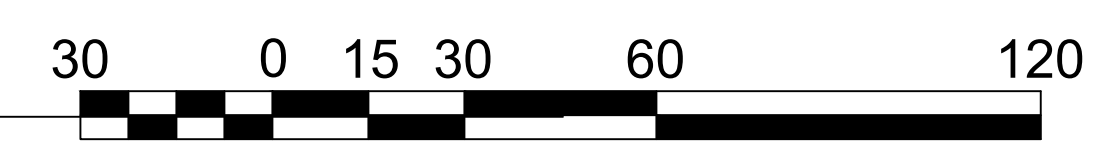




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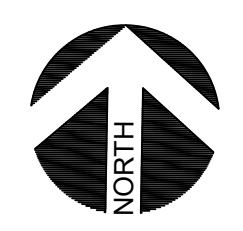
DEVELOPMENT PLAN

SCALE: 1" = 30'-0"



VICINITY MAP

NTS



PD 1011

TOTAL SITE AREA	3.96 ACRES	
LAND USE	MULTIFAMILY, NON-RESIDENTIAL	
MAX RESIDENTIAL DENSITY	220 UNITS	
	MAX.	PROVIDED
BUILDING HEIGHT	80 FT	80 FT
STORIES	5	5
LOT COVERAGE	80%	40%
NON-RESIDENTIAL FAR	3%	2%
	MIN.	PROVIDED
FRONT SETBACK: GARLAND RD	15 FT	80 FT
SIDE SETBACK: NE	20 FT	38 FT
SIDE SETBACK: SW	20 FT	42 FT
REAR SETBACK	20 FT	40 FT
PARKING		
	REQ.	PROVIDED
MULTIFAMILY 1/BEDROOM(264BEDROOMS)	264	279
LEGACY BUILDING	14	
TOTAL*	278	

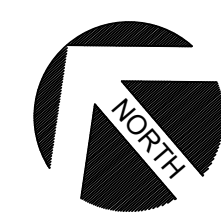
*Total provided parking to include surface and garage parking
NOTE: Residential parking to be open and available to residents and guests

01/15/2020

BALDWIN ASSOCIATES
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Dallas, Texas 75226
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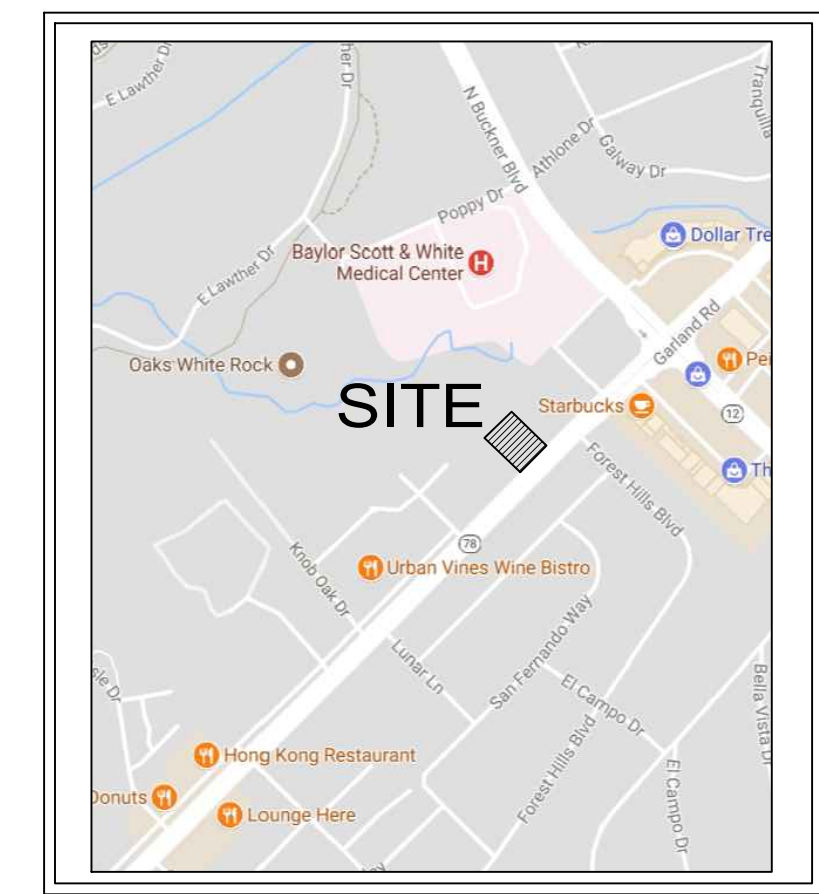
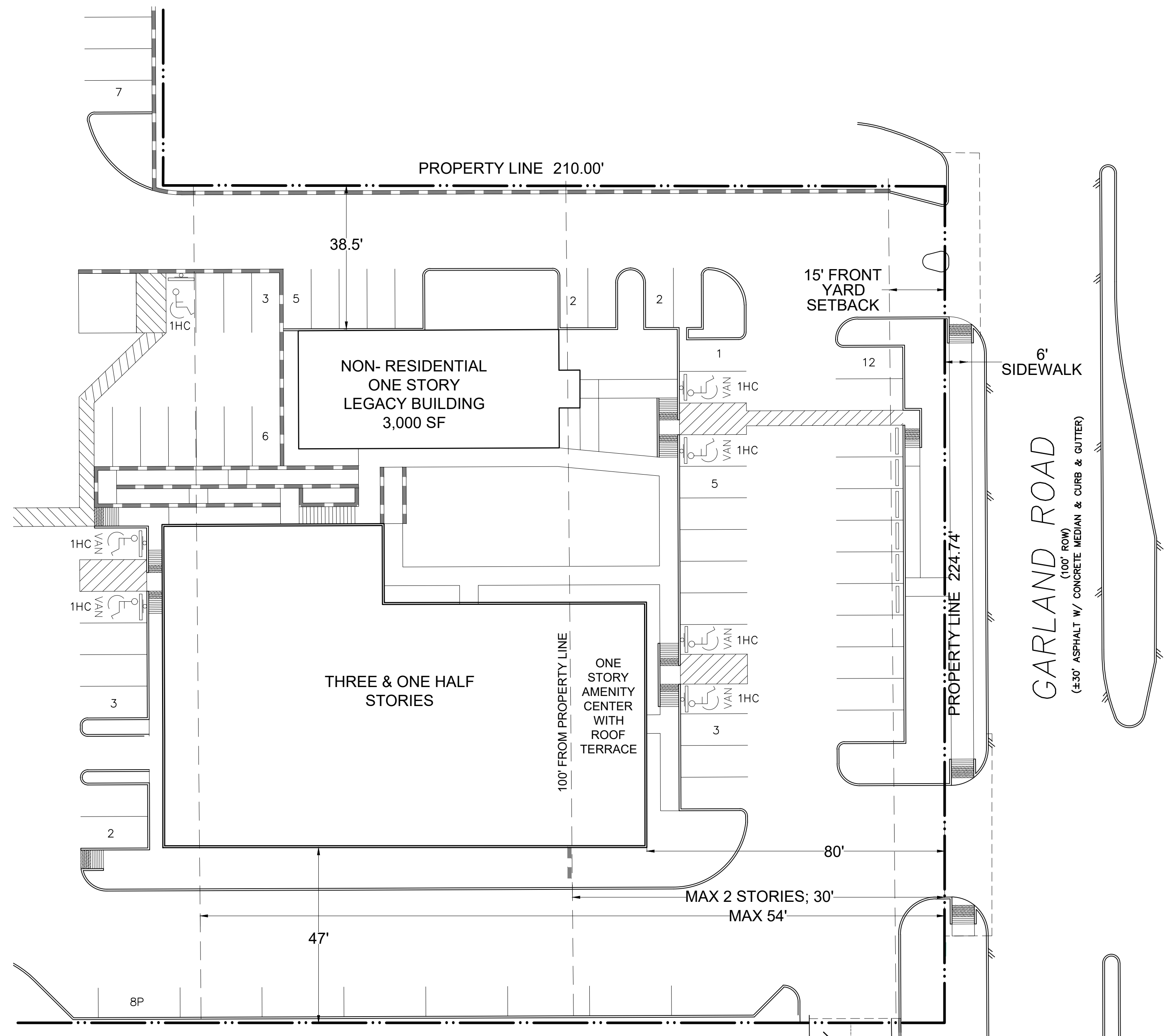
9353 GARLAND ROAD
CITY OF DALLAS, TEXAS



1

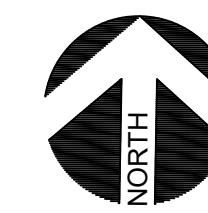
SUP SITE PLAN

SCALE: 1" = 20'-0"



VICINITY MAP

NTS



01/22/2020

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Baldwin Associates

SUP SITE AREA	47032 SF; 1.0797 ACRES	
SUP LAND USE	MICROBREWERY, MICRO-DISTILLERY, OR MICROWINERY	
FLOOR AREA	3,000 SF	
PARKING		
	REQ.	PROVIDED
LEGACY BUILDING	0	0

9353 GARLAND ROAD CITY OF DALLAS, TEXAS

