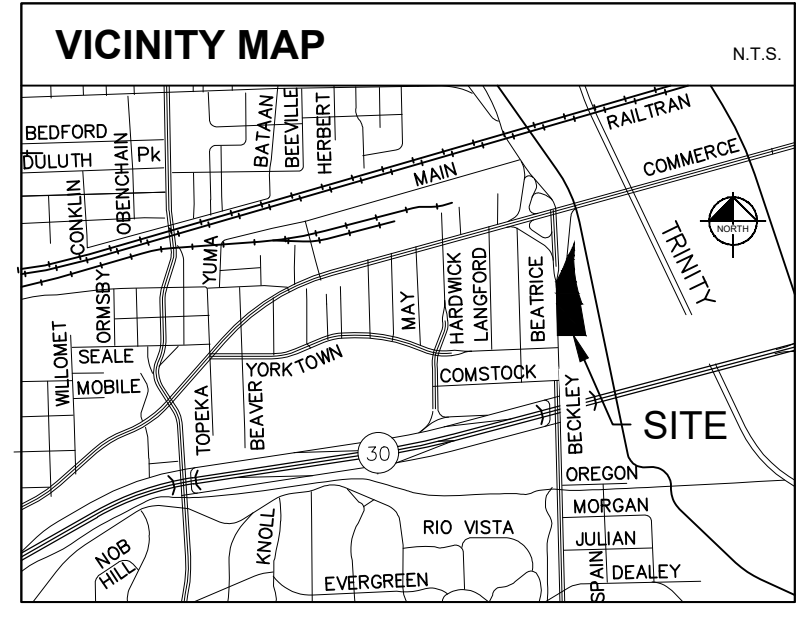
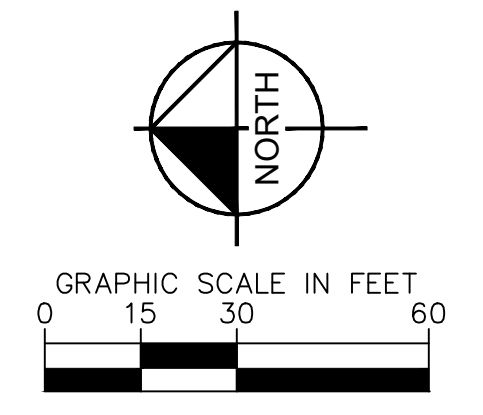
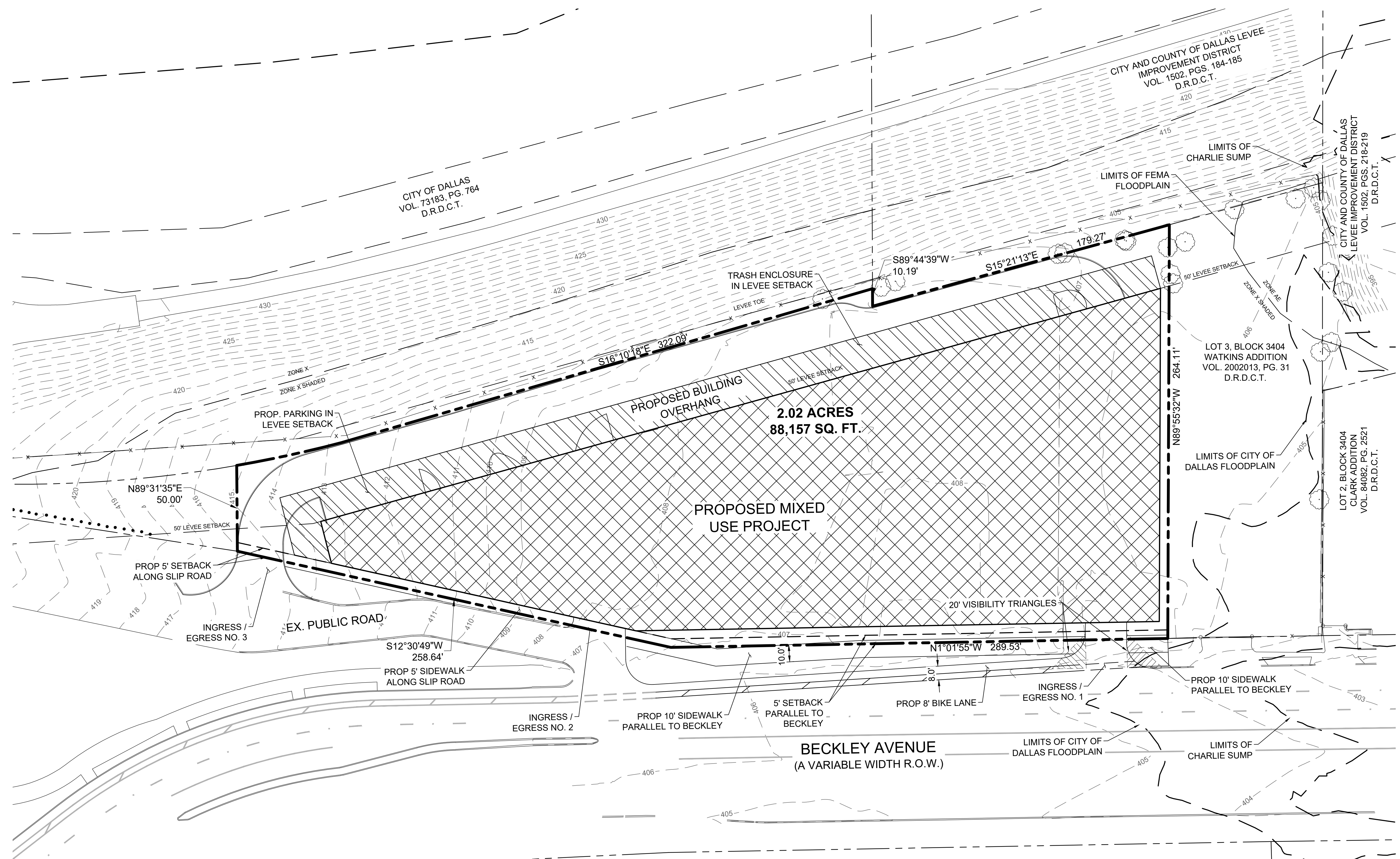


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LEGEND

- PROPOSED PROPERTY LINE / LIMITS OF DEVELOPMENT PLAN
- - - - - EXISTING ELEVATION CONTOURS
- [Cross-hatched] PROPOSED BUILDING FOOTPRINT AT GROUND LEVEL
- [Diagonal lines] PROPOSED BUILDING OVERHANG

SITE DATA

SITE AREA (SF)	88,157
SITE ACREAGE (AC)	2.02
LOT COVERAGE	80%
BUILDING HEIGHT (FT)	MAX 160' (14 STORIES)
MULTI-FAMILY UNIT COUNT	MAX 280
MAX NON-RESIDENTIAL F.A.R.	1.00

PARKING RATIOS

SEE PD FOR PARKING REQUIREMENTS

PROVIDED PARKING TO MEET THE REQUIREMENTS

- NOTES**
- CURB CUT LOCATIONS ARE APPROXIMATE AND ARE SUBJECT TO FINAL CONSTRUCTION REQUIREMENTS
 - SETBACKS SHOWN ARE MEASURED FROM THE EXISTING PROPERTY LINE
 - PER THE PD, BALCONIES, RAMPS, STOOPS, AND STEPS MAY ENCRACH 5' INTO THE FRONT YARD SETBACK.

NO.	REVISIONS	DATE	BY

Kimley»Horn

13455 NOEL ROAD, TWO GALLERIA OFFICE TOWER, SUITE 700
 DALLAS, TEXAS 75240
 PHONE: 972.770.3000 FAX: 972.268.8800
 TEXAS REGISTERED ENGINEERS FROM 1928

PROJECT No. 064487003

DATE: JUNE 2020

SCALE: AS SHOWN

DESIGNED BY: JGG

DRAWN BY: JMM

CHECKED BY: SES

MODERA TRINITY

DEVELOPMENT PLAN

SHEET NUMBER
DEV

DEVELOPMENT PLAN FOR MODERA TRINITY DALLAS, TEXAS

DATE ISSUED: JUNE 29, 2020

Z190-226