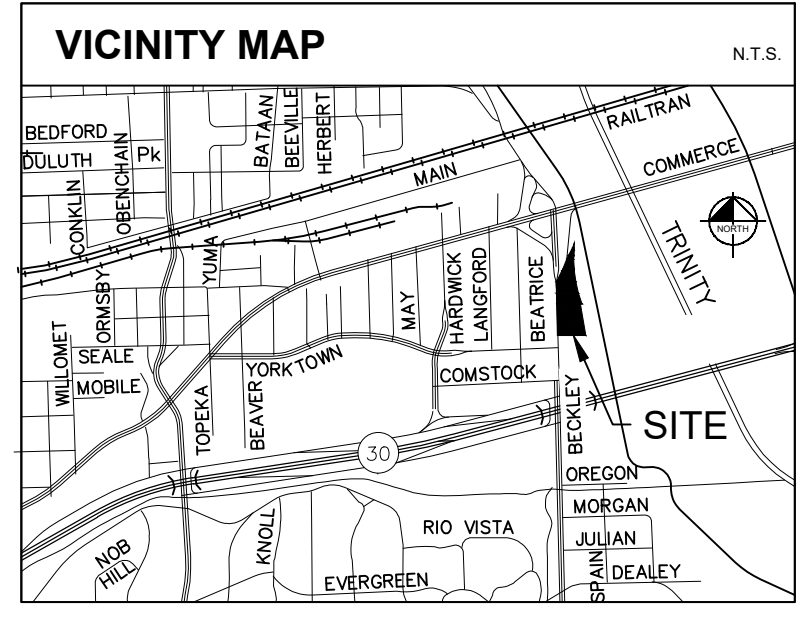
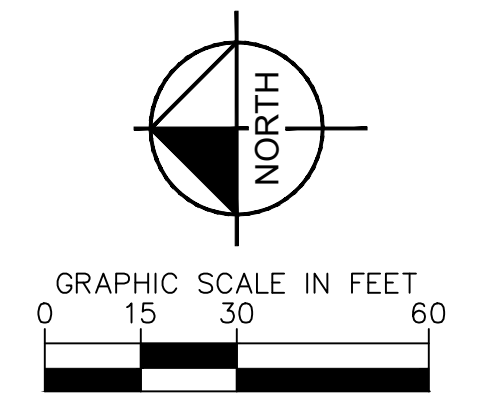
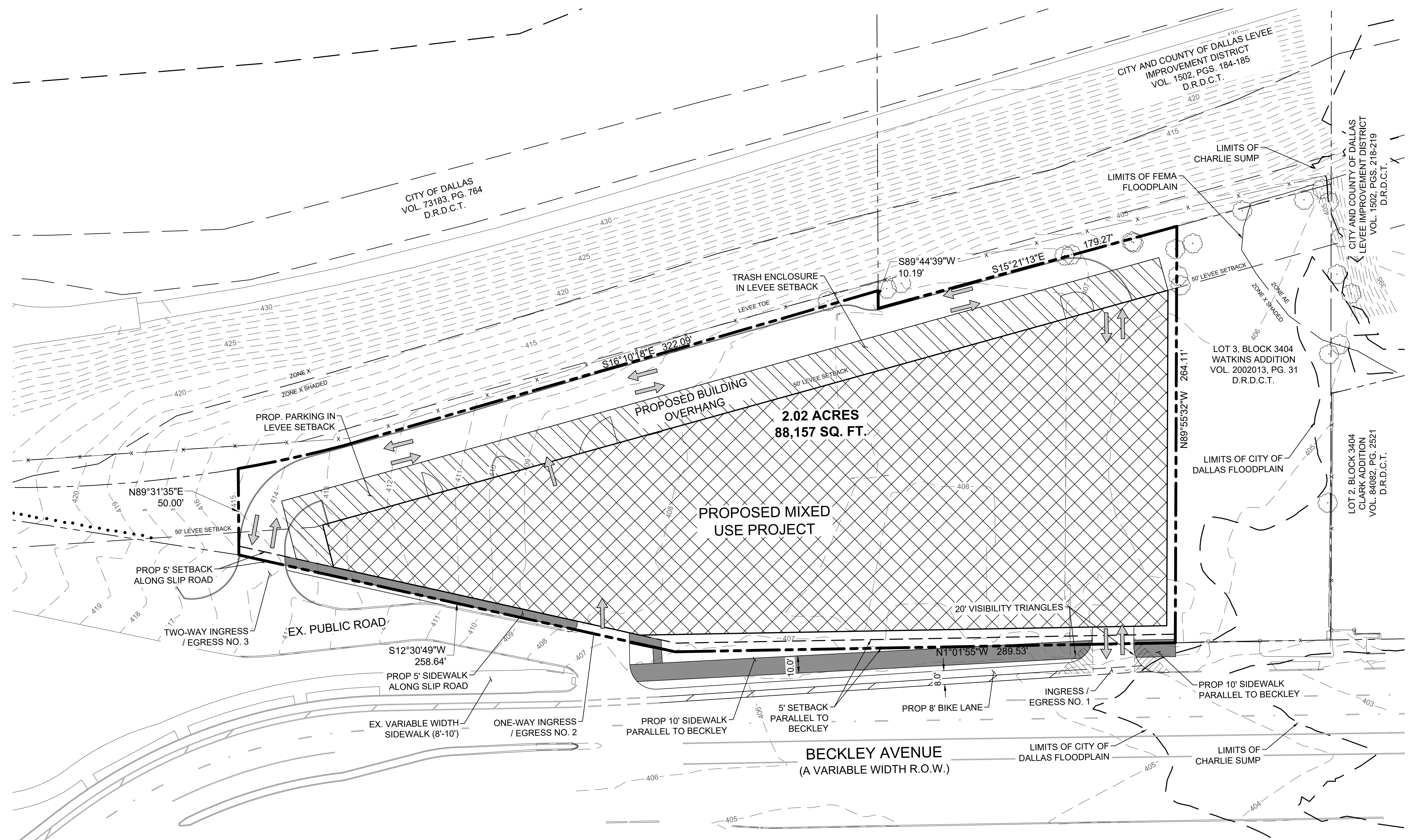


PLOTTED BY: GANSBART, JENNIFER (MOORE) 8/17/2020 9:03 AM
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LEGEND

- PROPOSED PROPERTY LINE / LIMITS OF DEVELOPMENT PLAN
- EXISTING ELEVATION CONTOURS
- PROPOSED BUILDING FOOTPRINT AT GROUND LEVEL
- PROPOSED BUILDING OVERHANG
- PROPOSED SIDEWALK

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 350
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 ENCRANCH 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: 972.262.8850
 TEXAS REGISTERED ENGINEERS FROM 1928

MODERA TRINITY

PROJECT NO.	064487003
DATE:	JULY 2020
SCALE:	AS SHOWN
DESIGNED BY:	JGG
DRAWN BY:	JMM
CHECKED BY:	SES

DEVELOPMENT PLAN

DEVELOPMENT PLAN

SHEET NUMBER
DEV

**DEVELOPMENT PLAN
FOR MODERA TRINITY
DALLAS, TEXAS**

DATE ISSUED: AUGUST 17, 2020

Z190-226