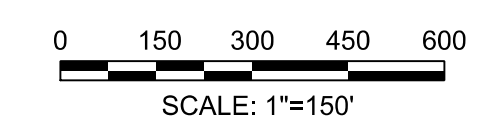


LOCATION MAP
NOT TO SCALE



SITE DATA TABLE	
CURRENT ZONING	AGRICULTURAL
EXISTING LAND USE	RESIDENTIAL
PROPOSED LAND USE	WAREHOUSE DISTRIBUTION
LOT AREA	106.55 ACRES
BUILDING SLAB AREA	1,750,000 SF
MAXIMUM LOT COVERAGE	55%
PROPOSED LOT COVERAGE	37.7 %
MAXIMUM BUILDING HEIGHT	200 FEET
PROPOSED BUILDING HEIGHT	45 FEET
FRONT YARD SETBACK	50 FEET
SIDE YARD SETBACK	25 FEET
REAR YARD SETBACK	25 FEET
PARKING PROVIDED	453 SPACES

EXHIBIT A
CONCEPT PLAN
PLANNED DEVELOPMENT DISTRICT
NO. XXX
Z156-354
CROW/CEDARDALE ADDITION
BLOCK 8310
GEORGE FLOYD SURVEY
ABSTRACT NO. 463
CITY OF DALLAS, DALLAS COUNTY TEXAS

PREPARED BY:
HALFF

SCALE: 1" = 150' AVO: 31676 DATE: NOVEMBER, 2016

10/27/2016 00:23 AM 64HALFF\131000s\31676\CADD\Sheets\EBT3_00\EBT PLAN 31676.dwg MON_FW_MF_300.plt