

SQUARE FOOTAGE OF IMPERVIOUS COVERAGE:
 2,947 Bldg Footprint (1-Story Brick Bldg)
 5,673 Bldg Footprint (New Hurricanes Rec Proposed Bldg)
 16,393 Walkways / Parking Surfaces
 25,013 of (Impervious / 44,100 (Area Inside Property Line) = 0.567 is the (Impervious Surface Ratio)

LANDSCAPE WILL COMPLY

FLOOD ZONE NOTE:
 NO PART OF THE SUBJECT PROPERTY LIES WITHIN THE 100 YEAR FLOOD PLAIN - FLOOD INSURANCE RATE MAP No. 48113C01900K (effective date July 7, 2014) published by the FEDERAL EMERGENCY MANAGEMENT ADMINISTRATION FOR DALLAS

OFF-STREET PARKING
 ARTICLE IV. ZONING REGULATIONS.
 (C) Required off-street parking: If an SUP is required for this use, the off-street parking requirement may be established by the ordinance granting the SUP, otherwise three spaces for each game court and one space for each additional 150 square feet of floor area.
 1439 Sq. Ft. Other the "Game Court" + 783 Sq. Ft. Mezz Level = 2,222 / 150 = 14.814 (15 spaces required)
 18 combined spaces provided
 Existing Brick Building to be other than "Game Court" - 1 Space per 150 square feet of floor area.
 2,947 / 150 = 19.65 (20 spaces required) 20 combined spaces provided.
 38 SPACES Required, NOT being established by the ordinance granting the SUP off-street parking
 33 SPACES TOTAL PROVIDED FOR LOT

**PART OF LOT 1B,
 BLOCK A/6226**

S 89°32' 29" E - 160.07'

N 00°27' 31" E - 45.11'

S 89°32' 29" E - 14.79'

**PROPOSED
 HURRICANES BASKETBALL
 RECREATIONAL TRAINING CENTER**
 4755 WALNUT HILL LN
 5,673 GROSS Sq. Ft.

LOTS 2A, BLOCK A/6226

MARSH HILL VILLAGE SHOPPING CENTER
 Vol. 90093, Pg. 3771
 D.R.D.C.T.

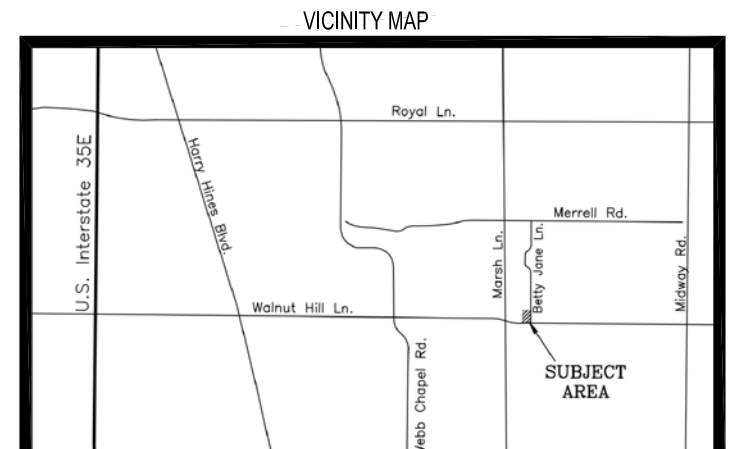
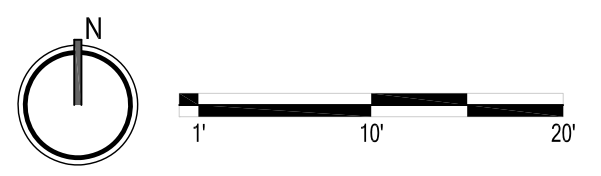
N 00°23' 14" E - 212.46'

15' ALLEY ABANDONED BY CITY ORDINANCE
 No. 20808
 VOL 90122, Pg. 4468
 D.R.D.C.T.

S 00°27' 37" W - 245.29'

BETTY JANE LANE
 (60' RIGHT-OF-WAY)

WALNUT HILL LANE
 (100' RIGHT-OF-WAY)



**3755 WALNUT HILL LN DALLAS, TEXAS
 HURRICANES BASKETBALL RECREATIONAL
 TRAINING CENTER - SITE PLAN**



2808 Fairmount Street, Suite 300
 Dallas, Texas 75201 | 214.303.1500

3300 West 7th Street, Suite 110
 Fort Worth, Texas 76107 | 817.303.1500

© Good Fulton & Farrell 2015

06.26.15 SCALE: 1" = 10'-0"