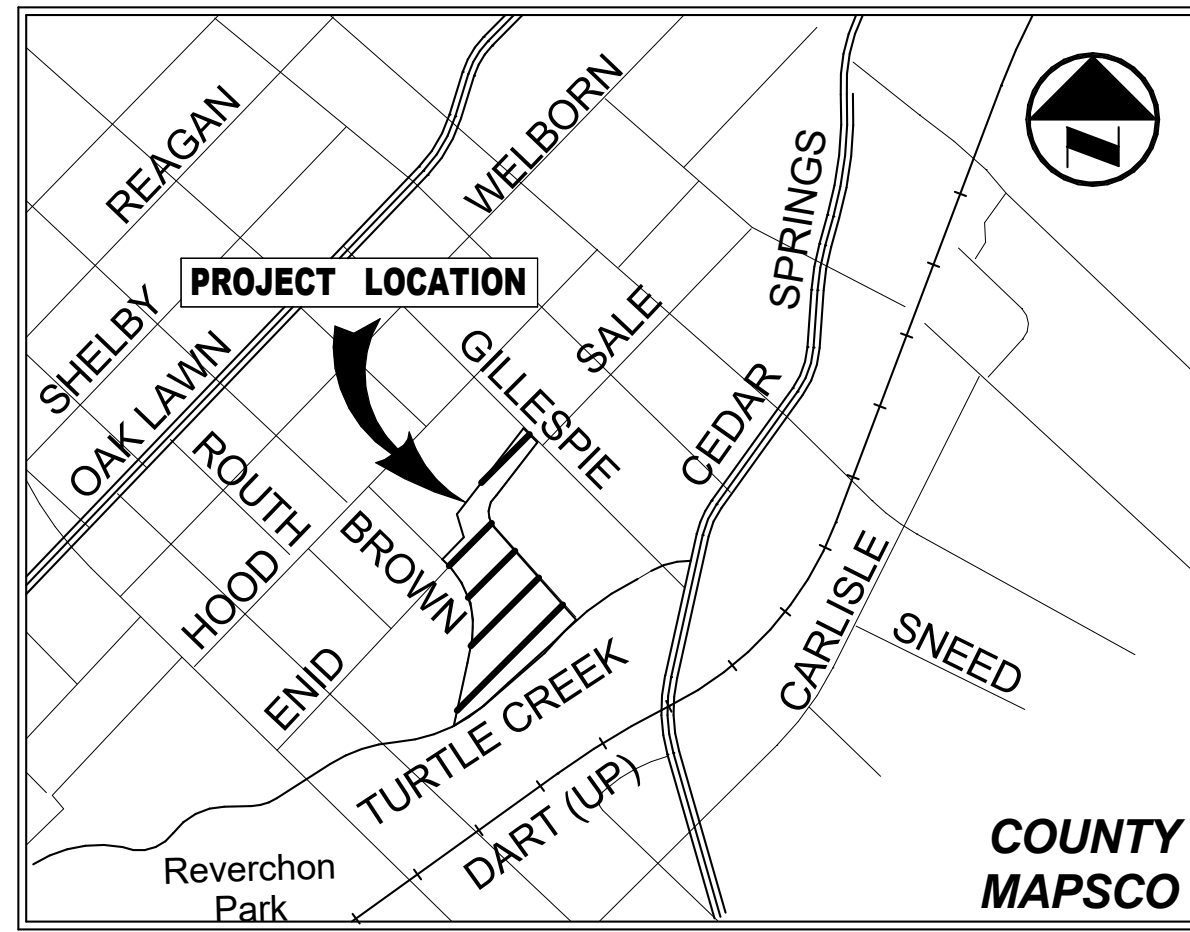


2727 TURTLE CREEK DALLAS, TX



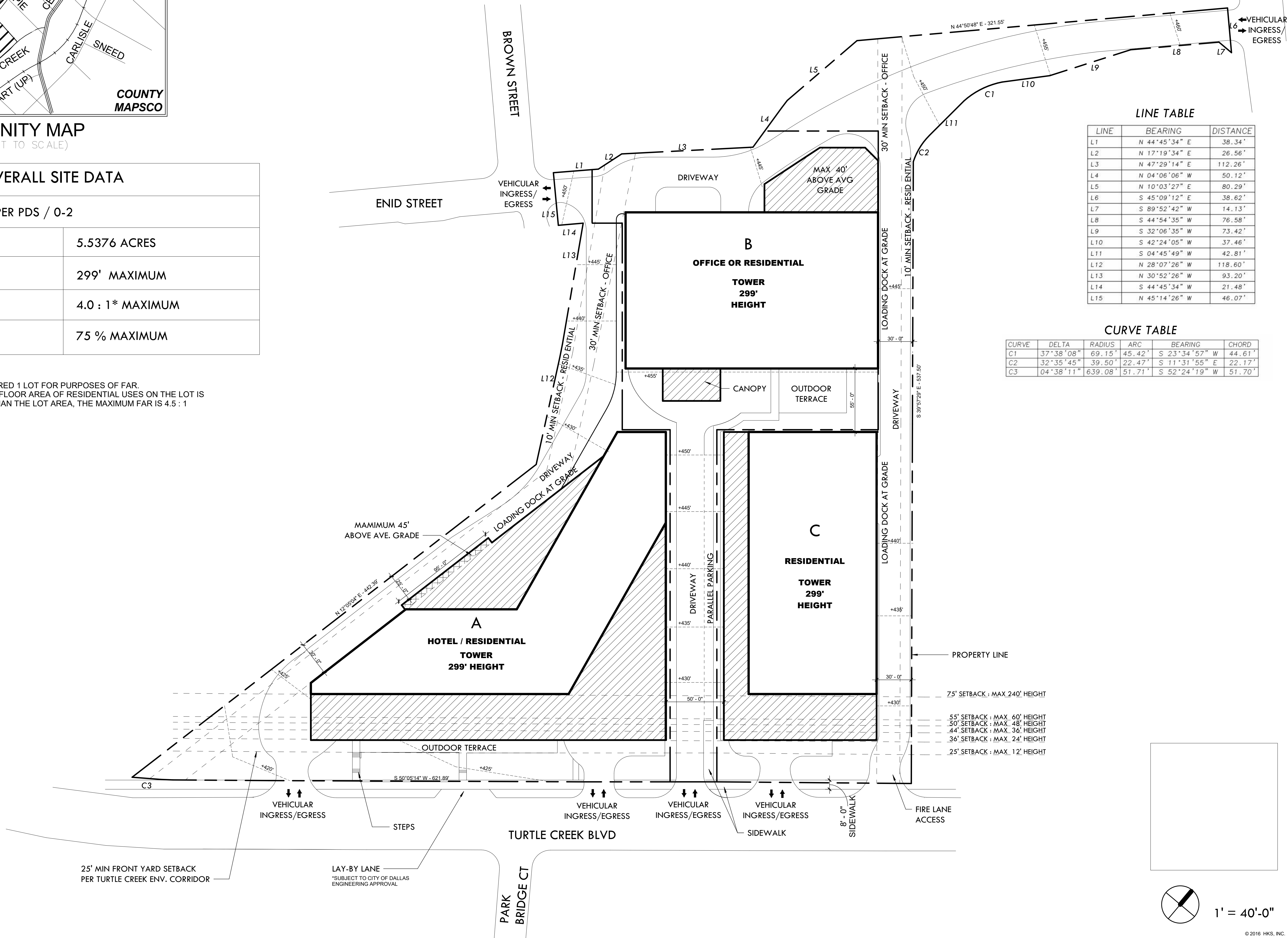
VICINITY MAP
(NOT TO SCALE)

OVERALL SITE DATA

ALLOWABLE USES PER PDS / 0-2	
SITE AREA	5.5376 ACRES
BUILDING HEIGHT	299' MAXIMUM
FLOOR AREA RATIO	4.0 : 1* MAXIMUM
LOT COVERAGE	75 % MAXIMUM

*SUBDISTRICT IS CONSIDERED 1 LOT FOR PURPOSES OF FAR.
IF THE TOTAL PERMITTED FLOOR AREA OF RESIDENTIAL USES ON THE LOT IS EQUAL TO OR GREATER THAN THE LOT AREA, THE MAXIMUM FAR IS 4.5 : 1

*CONTOURS ARE SHOWN FOR INDICATIONS OF GRADING AND FINAL GRADING MAY VARY



LINE TABLE

LINE	BEARING	DISTANCE
L1	N 44°45'34" E	38.34'
L2	N 17°19'34" E	26.56'
L3	N 47°29'14" E	112.26'
L4	N 04°06'06" W	50.12'
L5	N 10°03'27" E	80.29'
L6	S 45°09'12" E	38.62'
L7	S 89°52'42" W	14.13'
L8	S 44°54'35" W	76.58'
L9	S 32°06'35" W	73.42'
L10	S 42°24'05" W	37.46'
L11	S 04°45'49" W	42.81'
L12	N 28°07'26" W	118.60'
L13	N 30°52'26" W	93.20'
L14	S 44°45'34" W	21.48'
L15	N 45°14'26" W	46.07'

CURVE TABLE

CURVE	DELTA	RADIUS	ARC	BEARING	CHORD
C1	37°38'08"	69.15'	45.42'	S 23°34'57" W	44.61'
C2	32°35'45"	39.50'	22.47'	S 11°31'55" E	22.17'
C3	04°38'11"	639.08'	51.71'	S 52°24'19" W	51.70'

REVISION NO.	DESCRIPTION	DATE
1		4.19.2018
2		4.26.2018
3		5.14.2018
4		6.06.2018
5		6.13.2018
6		7.11.2018

DATE
07/11/18

Z178-218
DEVELOPMENT
PLAN

SHEET NO.

B1

1" = 40'-0"