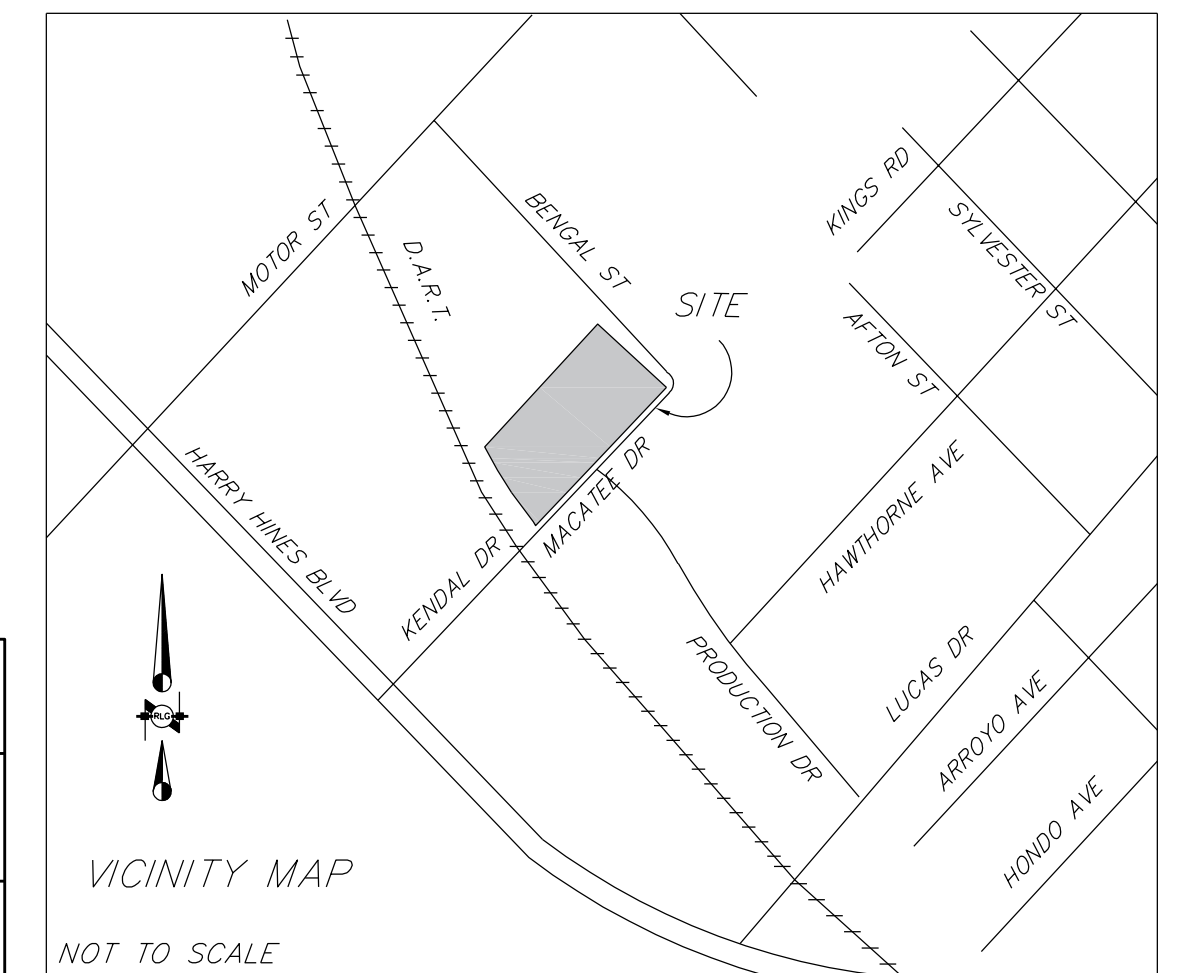
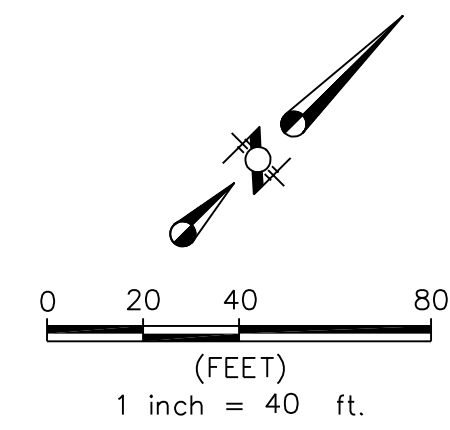


MOTOR STREET
(60' RIGHT-OF-WAY)



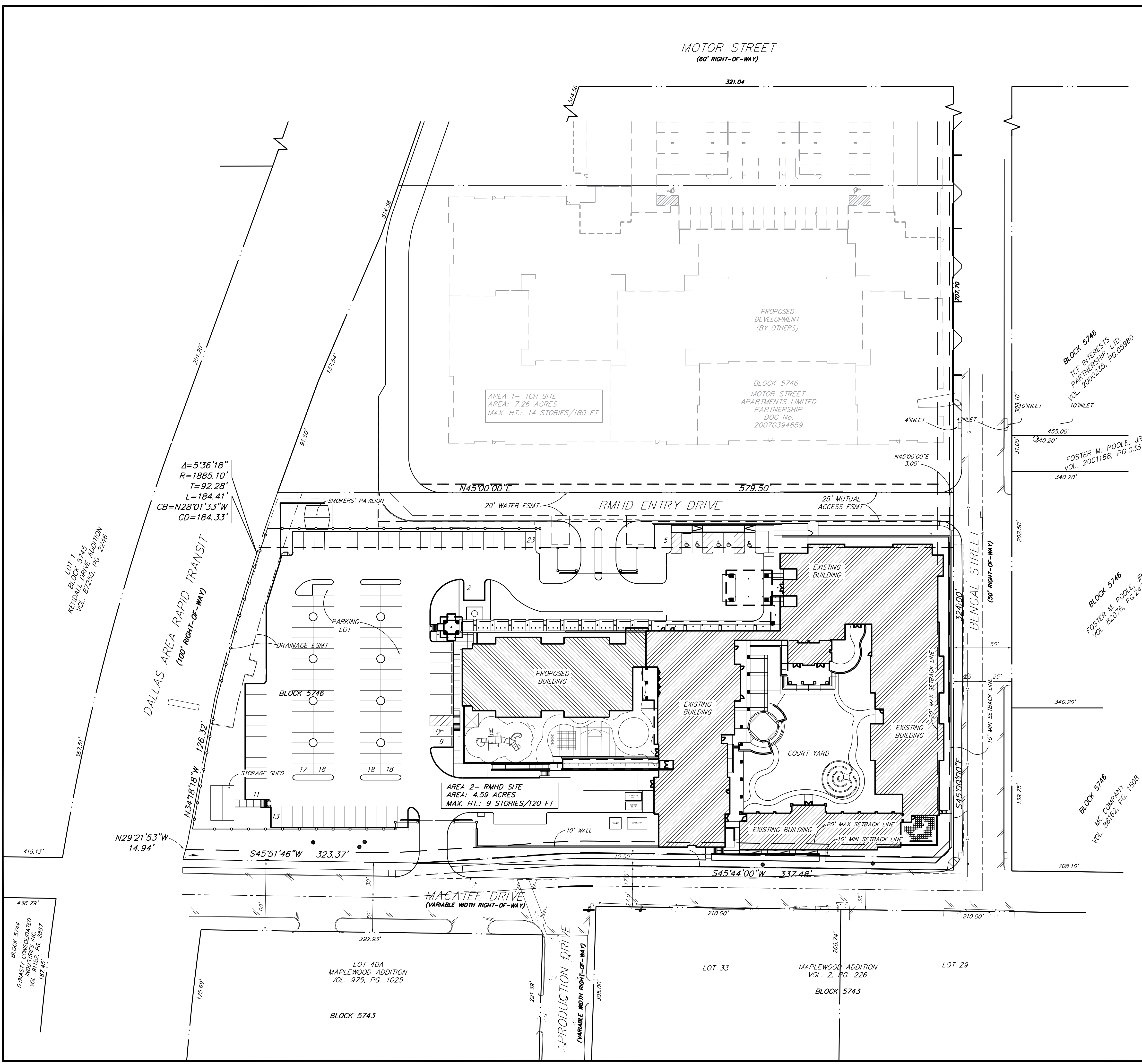
SITE DATA:

TOTAL DEVELOPMENT AREA: 11.848 ACRES
AREA 2- RONALD McDONALD HOUSE OF DALLAS (RMHD) AREA: 4.59 ACRES
PD REQUIREMENTS
<ul style="list-style-type: none"> MIN. FRONT YARD: 10 FEET FROM BACK OF STREET CURB. MAX FRONT YARD: 20 FEET NO SIDE OR REAR YARD REQUIRED. MAX. LOT COVERAGE: 80% MAX. FAR: 2.0/1 NO MAX. DWELLING UNIT DENSITY.
MAIN USE PROPOSED (AREA 2): CONVALESCENT & NURSING HOMES & RELATED INSTITUTIONS
TOTAL UNITS: 90 UNITS 20 UNITS/ACRE
LOT COVERAGE= 22.93% FAR: 0.4/1

PARKING DATA:

REQUIRED: 54 SPACES
(180 BEDS x 0.3 SPACE/BED)

PROVIDED: 134 SPACES



DEVELOPMENT PLAN

OF
RMHD

LOT 1, BLOCK C/5746

CRAWFORD GRIGSBY SURVEY, ABSTRACT NO. 533
CITY OF DALLAS, DALLAS COUNTY, TEXAS

OWNER:
RONALD McDONALD HOUSE OF DALLAS
4707 BENGAL STREET
DALLAS, TX. 75235

ARCHITECT:
HKS, INC.
350 N SAINT PAUL STREET
SUITE 100
DALLAS, TX. 75201
214-969-5599

ENGINEER:
PACHECO KOCH
7557 RAMBLER ROAD
SUITE 1400
DALLAS, TX. 75231
972-235-3031

M178-048
DATE: SEPTEMBER 7, 2018