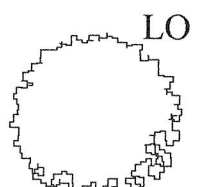
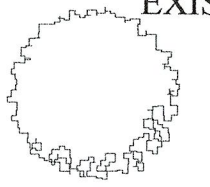
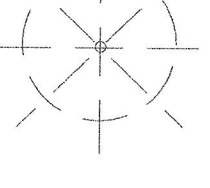




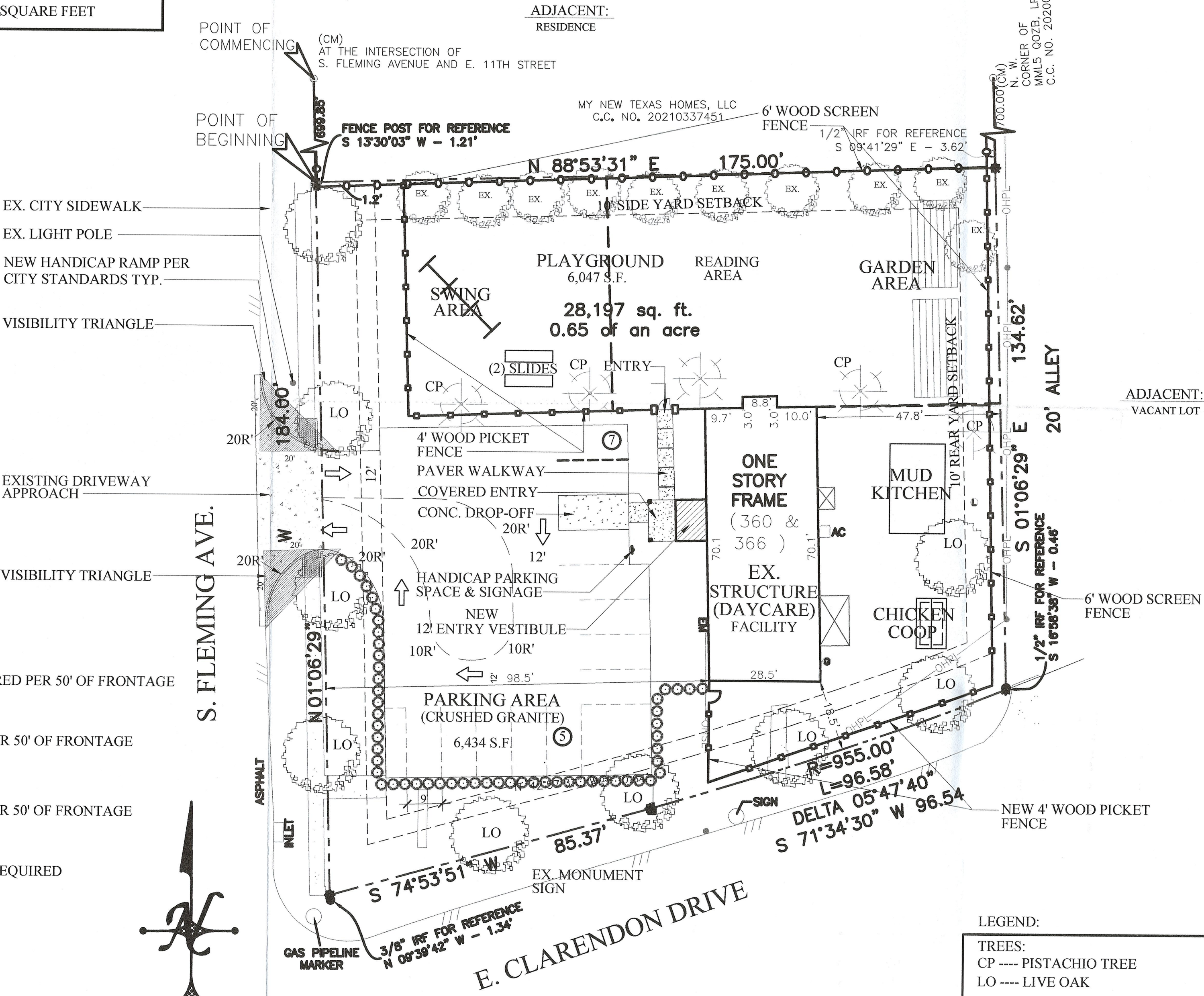
PROJECT DATA:
CURRENT ZONING PD 388 TENTH STREET HISTORIC DISTRICT PROPOSED ZONING: SUP SPECIFIC USE PERMIT
LOT AREA: 28,197 SQUARE FEET OR 0.65 OF AN ACRE EXISTING STRUCTURE: DAYCARE : 1 STORY 2,033 S.F. MAIN STRUCTURE 6,047 S.F. PLAYGROUND AREA
PARKING DATA: PARKING AREA: 5,707 S.F. DAYCARE : 1/500 PARKING SPACES PARKING SPACES REQUIRED 4 PARKING SPACES PARKING SPACES PROVIDED 12 PARKING SPACES
CHILD-CARE-FACILITY
MAXIMUM NUMBER OF CHILDREN: 53 NUMBER OF EMPLOYEES: 6 BUSINESS HOURS OF OPERATION: 6:30 A.M. TO 6:30 P.M. INDOOR FLOOR SQUARE FOOTAGE: 1950 SQUARE FEET

PLANT SCHEDULE

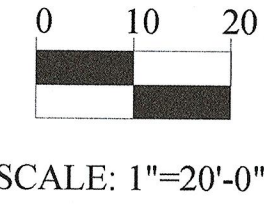
EVERGREEN TREES	QTY	COMMON NAME	BOTANICAL NAME	CONT	CAL	SIZE
	9	Live Oak	Quercus virginiana	100 gal	4" Cal	12-15' H
	10	Live Oak	Quercus virginiana	EX.	EX.	
	6	Chinese Pistachio	Pistacia chinensis	EX.	4" Cal	
SHRUBS						
	65	Dwarf Burford Holly	Ilex cornuta 'Dwarf Burford'	24" @ INSTALLION		
GROUND COVERS						
	1,806 sf	Bermuda Grass	Cynodon dactylon	Sod		

- NOTES:
1. PLANT QUANTITIES ARE LISTED FOR CONVENIENCE ONLY. IN CASES OF DISCREPANCIES, QUANTITIES SHOWN ON PLAN DRAWINGS SHALL GOVERN.
 2. NO SUBSTITUTION OF LANDSCAPE MATERIALS REGARDING QUANTITY, TYPE OR SIZE SHALL BE PERMITTED WITHOUT WRITTEN APPROVAL FROM DESIGNER.
 3. ALL PLANTS SHALL BE IRRIGATED BY AN UNDERGROUND AUTOMATED IRRIGATION SYSTEM EQUIPPED WITH A FREEZE GUARD AND RAIN SENSOR.
 4. ALL LANDSCAPE BEDS SHOULD HAVE STEEL EDGING.
 5. THE PROPERTY OWNER IS RESPONSIBLE FOR REGULAR WEEDING, MOWING, IRRIGATION, FERTILIZING, PRUNING AND OTHER MAINTENANCE OF ALL PLANTINGS. THE REQUIRED LANDSCAPING MUST BE MAINTAINED IN A HEALTHY GROWING CONDITION AT ALL TIMES.

- STREET BUFFER ZONE
- (1) 3" LARGE OR MEDIUM TREE REQUIRED PER 50' OF FRONTAGE
 - (2) TREES MINIMUM REQUIRED
- S. FLEMING AVENUE:
- (4) LARGE CANOPY TREE REQUIRED PER 50' OF FRONTAGE
 - (4) TREES PROVIDED
- E. CLARENDIN DRIVE
- (4) LARGE CANOPY TREE REQUIRED PER 50' OF FRONTAGE
 - (4) TREES PROVIDED
- SITE TREES
- (1) 2" TREE PER 4000 SF OF PROPERTY REQUIRED
 - (5) TREES MINIMUM REQUIRED
 - (5) TREES PROVIDED



- LEGEND:
- TREES:
 - CP ---- PISTACHIO TREE
 - LO ---- LIVE OAK
 - RT ---- RED TIP BUSHES
 - CRUSHED GRANITE
 - VEHICULAR CIRCULATION



LANDSCAPE PLAN

SUP: Z223-308 (LC)
LOT 1 OF 119/3102 OAK CLIFF ORIGINAL ADDITION
TO THE CITY OF DALLAS, TEXAS AND BEING A TRACT
CONVEYED TO REV. WALTER BREWER AND WIFE, FLORENCE
BREWER RECORDED IN VOLUME 2003066. PAGE 1289 DEED
RECORDS DALLAS COUNTY, TEXAS (D.R.D.C.T.)

PREPARED: DEC. 04, 2023

PREPARER: JOSEPH N. ANTHONY
6205 TOWER COURT
PLANO, TX 75074

APPLICANT / OWNER: GONZALES JESSICA I & IVAN
3619 BLUE RIDGE BLVD
DALLAS, TEXAS 75233

LA ESCUELITA SPANISH
IMMERSION PRESCHOOL
366 S. FLEMING AVE.
DALLAS, TX