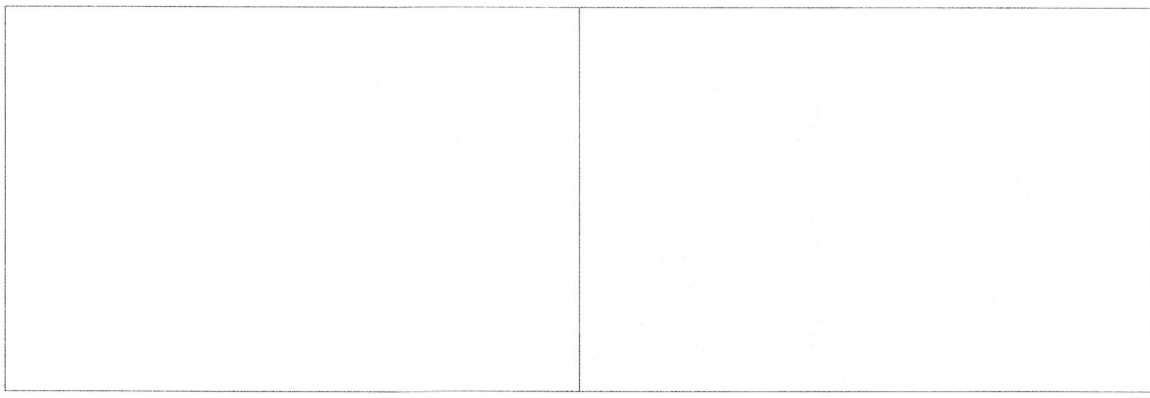


SITE DATA TABLE
PD FOR MU-1 DISTRICT USES

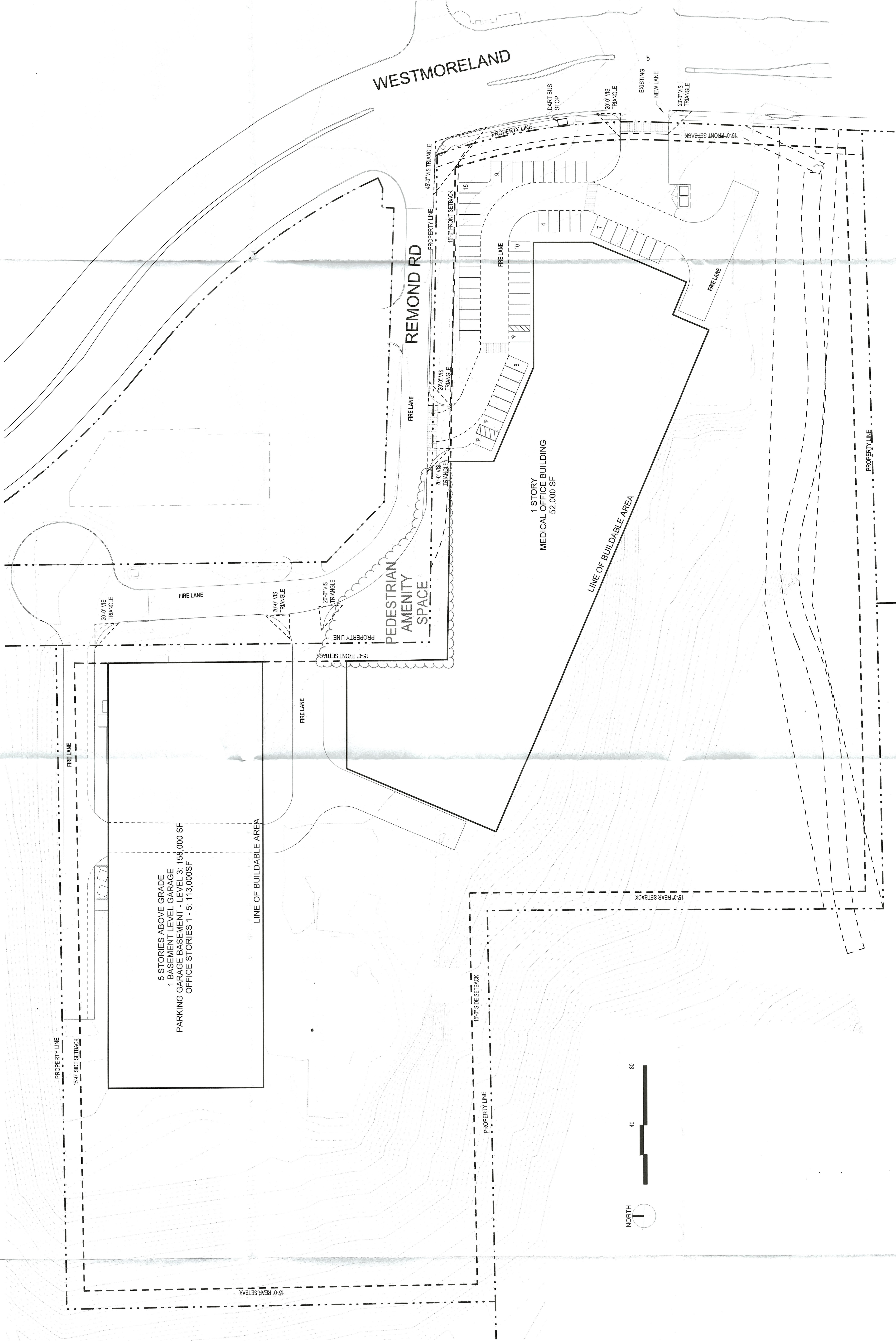
TOTAL SITE AREA	440,159 SF	10.1 AC
LAND USE	OFFICE USES	
TOTAL FLOOR AREA (SF)	165,000	
SETBACKS		
	MIN.	PROVIDED
FRONT SETBACK	15 FT	15 FT
SIDE SETBACK	15 FT	15 FT
REAR SETBACK	15 FT	15 FT
BULK STANDARDS		
	MAX.	PROVIDED
FLOOR AREA RATIO	0.8	0.4
BUILDING HEIGHT	85 FT + OVERRUNS	85 FT + OVERRUNS
BUILDING STORIES	7	5
LOT COVERAGE	80%	30%
PARKING		
		REQ.
PARKING		PER CH. 51A

* RETAINING WALLS NOT SHOWN, BUT SUBJECT TO ENGINEERING APPROVAL. RETAINING WALLS TALLER THAN 4'-0" WILL NOT BE LOCATED WITHIN A FRONT YARD SETBACK.

1353 N. WESTMORELND RD.
DALLAS, TX. 75211



AREA RESERVED FOR CITY
OF DALLAS PERMIT STAMP



1 DEVELOPMENT PLAN
1" = 40'-0"

th-a

ARCHITECTURE
INTERIOR DESIGN
LANDSCAPE ARCHITECTURE
1504 W. Griffin Street
Dallas, Texas 75215
214.522.1100 T
www.howard.com

1353 N WESTMORELAND RD DALLAS, TX 75211
HILLSIDE CAMPUS
METRO CARE SERVICES

Project Name: Hillside
DEVELOPMENT
PLAN
Project Issue Date:
03/18/2021
Drawn by: PAB
Checked by: JLB
Revision Schedule
date description

This document was issued on
03/18/21
by Todd C. Howard, Architect
State of Texas
License number 16322
Notwithstanding to whom
permits or construction

Project number: 19-029
DEVELOPMENT
PLAN
ZZ01-159

DEV 01

Exhibit 1059A, Development Plan
City Planning Commission
April 22, 2021

31897

APPROVED BY
CITY COUNCIL
JUN 09 2021
CITY CLERK

211037