

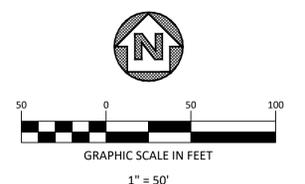
**VICINITY MAP**  
NOT TO SCALE

**SITE LEGEND**

- PROPERTY BOUNDARY
- ⊙ SIGNIFICANT TREE TO REMAIN
- ⊙ SIGNIFICANT TREE TO BE REMOVED

**SITE DATA TABLE**

TOTAL SITE AREA	671,737 SF.	15.42 AC.
ZONING	R-7.5 [A] (REZONING REQ.)	
LAND USE	MULTIFAMILY	
TOTAL FLOOR AREA	383,247 SF.	
TOTAL DENSITY	300 UNITS	
MAX. BUILDING HEIGHT	36'	
IMPERVIOUS COVER	334,378 SF.	
	MAX	PROVIDED
LOT COVERAGE	60%	19%
<b>SETBACKS</b>		
	MIN.	PROVIDED
FRONT SETBACK	15'	15'
SIDE SETBACK	10'	60'
REAR SETBACK	15'	184'
<b>PARKING</b>		
	REQ.	PROVIDED
PARKING	150 (0.5P/UNIT)	443
<b>OPEN SPACE AND PRIVATE AMENITIES</b>		
CLUBHOUSE & POOL (LAND AREA):	9786 SF.	
WALKING PATH IN LINEAR FEET:	2364'	
OPEN SPACE (RECREATION)	156,401 SF.	
OPEN SPACE (NON-AMENITY)	57,704 SF.	



**DEVELOPMENT PLAN**  
WALTON WALKER BLVD.  
DALLAS, TX