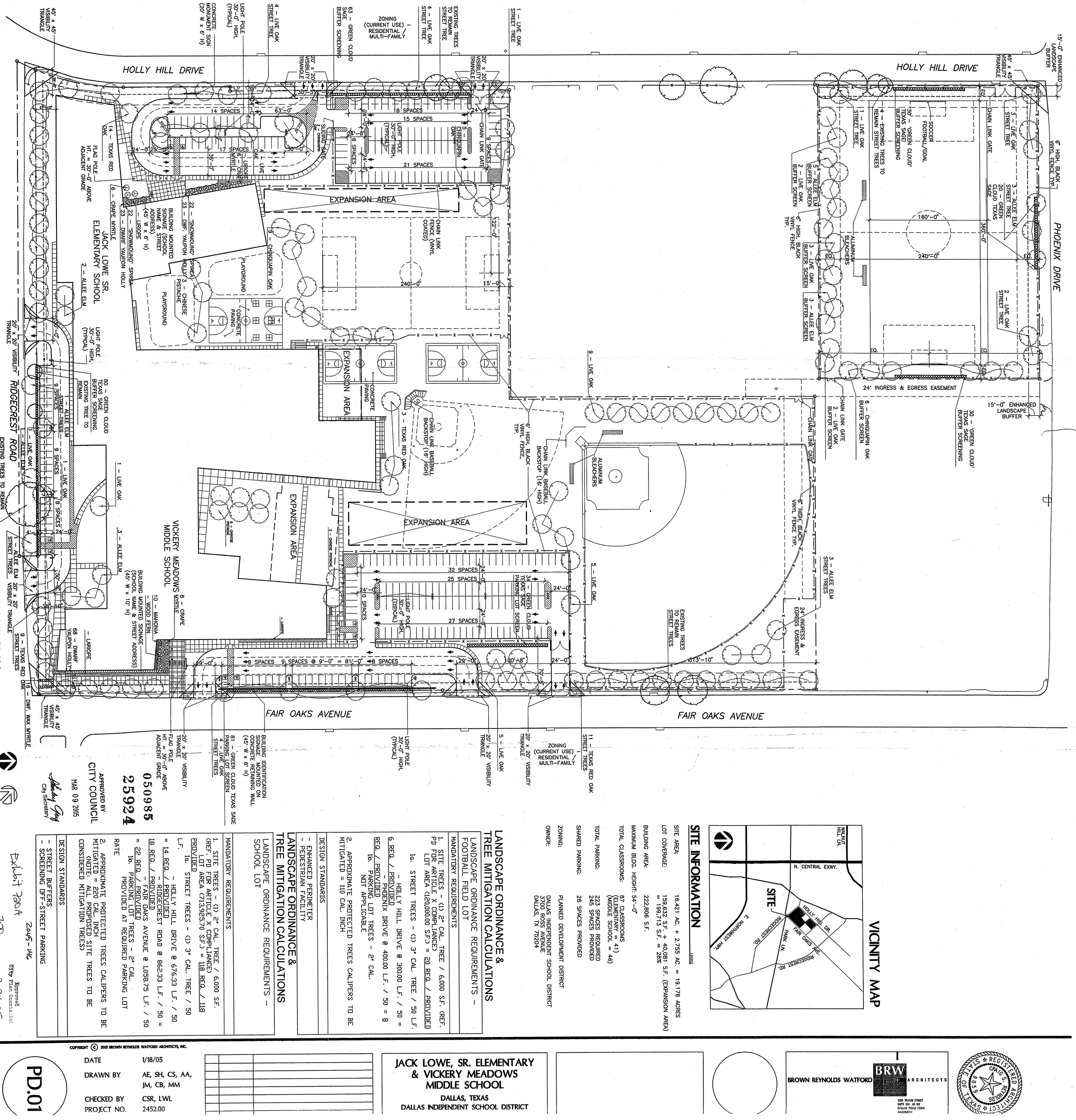
EXHIBIT 720A



1 DEVELOPMENT PLAN
1" = 50'-0"

VICINITY MAP

SITE INFORMATION

SITE AREA:	16.421 AC. + 2.755 AC. = 19.176 ACRES
LOT COVERAGE:	159,632 S.F. + 40,081 S.F. (EXPANSION AREA) = 199,713 S.F. = 28%
BUILDING AREA:	222,806 S.F.
MAXIMUM BLDG. HEIGHT:	54'-0"
TOTAL CLASSROOMS:	87 CLASSROOMS (ELEMENTARY = 41) (MIDDLE SCHOOL = 46)
TOTAL PARKING:	223 SPACES REQUIRED 245 SPACES PROVIDED
SHARED PARKING:	26 SPACES PROVIDED
ZONING:	PLANNED DEVELOPMENT DISTRICT
OWNER:	DALLAS INDEPENDENT SCHOOL DISTRICT 3700 ROSS AVENUE DALLAS, TX 75204

LANDSCAPE ORDINANCE & TREE MITIGATION CALCULATIONS

LANDSCAPE ORDINANCE REQUIREMENTS - FOOTBALL FIELD LOT

MANDATORY REQUIREMENTS

1. SITE TREES - (1) 2" CAL. TREE / 6,000 S.F. (REF. PD FOR ARTICLE X COMPLIANCE) LOT AREA (120,000.00 S.F.) = 20 REQ. / PROVIDED
   1a. STREET TREES - (1) 3" CAL. TREE / 50 L.F.
   - HOLLY HILL DRIVE @ 300.00 L.F. / 50 = 6 REQ. / PROVIDED
   - PHOENIX DRIVE @ 400.00 L.F. / 50 = 8 REQ. / PROVIDED
   1b. PARKING LOT TREES - 2" CAL. NOT APPLICABLE
2. APPROXIMATE PROTECTED TREES CALIPERS TO BE MITIGATED = 110 CAL. INCH

DESIGN STANDARDS
- ENHANCED PERIMETER
- PEDESTRIAN FACILITY

LANDSCAPE ORDINANCE & TREE MITIGATION CALCULATIONS

LANDSCAPE ORDINANCE REQUIREMENTS - SCHOOL LOT

MANDATORY REQUIREMENTS

1. SITE TREES - (1) 2" CAL. TREE / 6,000 S.F. (REF. PD FOR ARTICLE X COMPLIANCE) LOT AREA (713,925.70 S.F.) = 118 REQ. / 118 PROVIDED
   1a. STREET TREES - (1) 3" CAL. TREE / 50 L.F.
   - HOLLY HILL DRIVE @ 676.33 L.F. / 50 = 14 REQ. / PROVIDED
   - RIDGECREST ROAD @ 862.33 L.F. / 50 = 18 REQ. / PROVIDED
   - FAIR OAKS AVENUE @ 1,058.75 L.F. / 50 = 22 REQ. / PROVIDED
   1b. PARKING LOT TREES - 2" CAL. PROVIDED AT REQUIRED PARKING LOT RATE
2. APPROXIMATE PROTECTED TREES CALIPERS TO BE MITIGATED = 220 CAL. INCH (NOTE: ALL PROPOSED SITE TREES TO BE CONSIDERED MITIGATION TREES)

DESIGN STANDARDS
- STREET BUFFERS
- SCREENING OFF-STREET PARKING

0509850
259240

APPROVED BY CITY COUNCIL
MAR 09 2005
City Secretary

Approved
City Plan Commission
3-24-05

Exhibit 720A
2005-146

PLANNED DEVELOPMENT DISTRICT NO. 720

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DATE	1/18/05
DRAWN BY	AE, SH, CS, AA, JM, CB, MM
CHECKED BY	CSR, LWL
PROJECT NO.	2452.00

JACK LOWE, SR. ELEMENTARY & VICKERY MEADOWS MIDDLE SCHOOL
DALLAS, TEXAS
DALLAS INDEPENDENT SCHOOL DISTRICT

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SUITE 250 LB 102
DALLAS TEXAS 75204
214.528.8704

REGISTERED ARCHITECT CRAIG S. REYNOLDS 8059 STATE OF TEXAS

PD.01