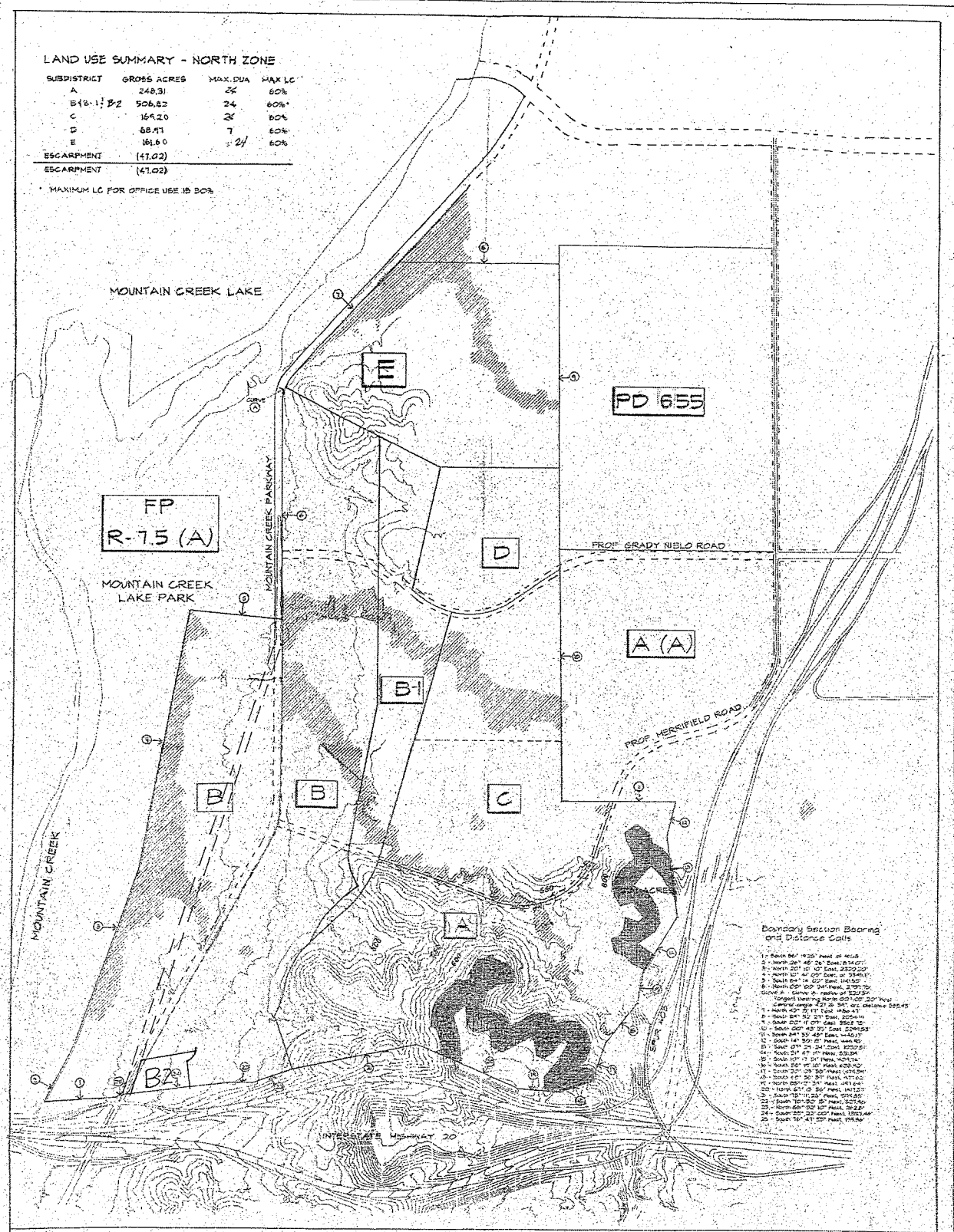


LAND USE SUMMARY - NORTH ZONE

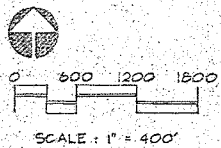
SUBDISTRICT	GROSS ACRES	MAX. DUA	MAX LC
A	248.31	2%	60%
B (B-1) B2	506.82	24	60%
C	169.20	2%	60%
D	68.41	7	60%
E	161.60	24	60%
ESCARPMENT	(47.02)		
ESCARPMENT	(47.02)		

MAXIMUM LC FOR OFFICE USE IS 30%

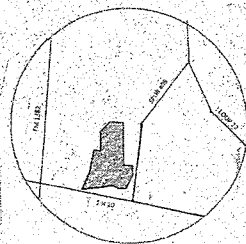


- Boundary Section Bearing and Distance Calls
- 1 - East 86° 42' 30" West 41.40'±
  - 2 - North 26° 46' 26" East 34.07'
  - 3 - North 12° 42' 00" East 230.00'
  - 4 - South 84° 59' 00" West 144.17'
  - 5 - South 84° 59' 00" West 144.17'
  - 6 - North 85° 00' 00" East 219.10'
  - 7 - South 85° 00' 00" West 219.10'
- Target bearing North 20° 00' 00" East  
 Central angle 21° 30' 00" Distance 255.45'
- 1 - North 20° 00' 00" East 180.00'
  - 2 - South 20° 00' 00" West 180.00'
  - 3 - South 20° 00' 00" West 180.00'
  - 4 - North 20° 00' 00" East 180.00'
  - 5 - South 20° 00' 00" West 180.00'
  - 6 - North 20° 00' 00" East 180.00'
  - 7 - South 20° 00' 00" West 180.00'
  - 8 - North 20° 00' 00" East 180.00'
  - 9 - South 20° 00' 00" West 180.00'
  - 10 - North 20° 00' 00" East 180.00'
  - 11 - South 20° 00' 00" West 180.00'
  - 12 - North 20° 00' 00" East 180.00'
  - 13 - South 20° 00' 00" West 180.00'
  - 14 - North 20° 00' 00" East 180.00'
  - 15 - South 20° 00' 00" West 180.00'
  - 16 - North 20° 00' 00" East 180.00'
  - 17 - South 20° 00' 00" West 180.00'
  - 18 - North 20° 00' 00" East 180.00'
  - 19 - South 20° 00' 00" West 180.00'
  - 20 - North 20° 00' 00" East 180.00'
  - 21 - South 20° 00' 00" West 180.00'
  - 22 - North 20° 00' 00" East 180.00'
  - 23 - South 20° 00' 00" West 180.00'
  - 24 - North 20° 00' 00" East 180.00'
  - 25 - South 20° 00' 00" West 180.00'

PD 521 CONCEPT DEVELOPMENT PLAN-NORTH ZONE



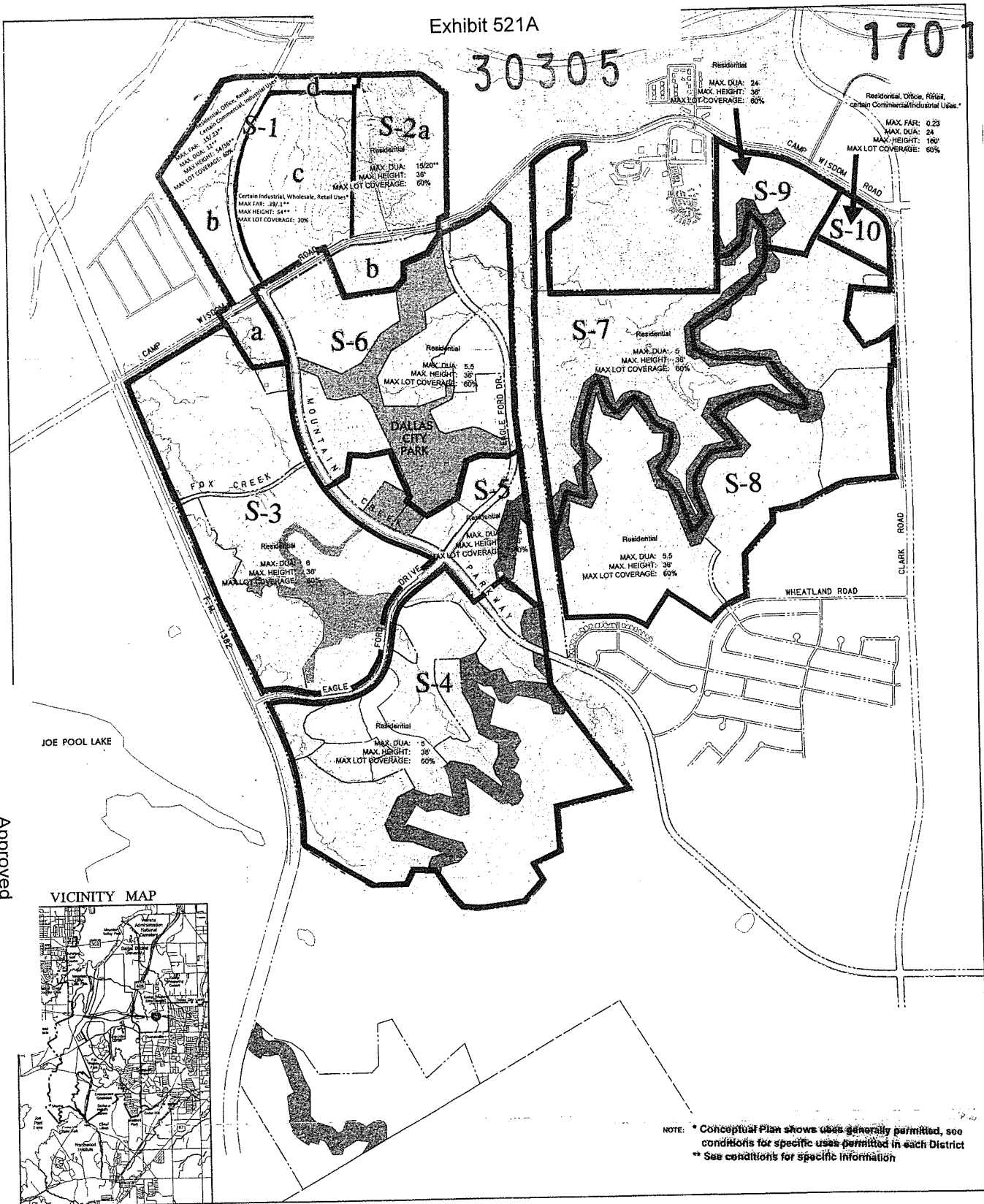
FLOOD PLAIN (hatched pattern)  
 ESCARPMENT (stippled pattern)



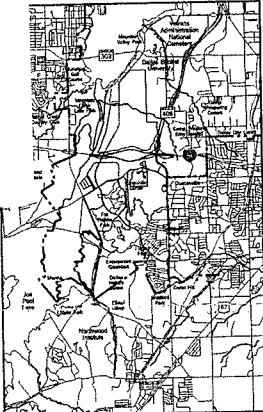
30305

Planned Development  
District No. 521

Approved  
City Plan Commission  
November 17, 2016



VICINITY MAP



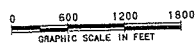
NOTE: \* Conceptual Plan shows uses generally permitted, see conditions for specific uses permitted in each District  
\*\* See conditions for specific information

**LEGEND**

	PARK, LIBRARY/PUBLIC FACILITIES
	ESCARPMENT AREA

CONCEPT DEVELOPMENT PLAN- SOUTH ZONE

Z156-327



**Carter Burgess**  
 Consultants in Engineering, Architecture,  
 Planning and the Environment  
 CARTER & BURGESS, INC.  
 3850 HUXEN STREET  
 FORT WORTH, TX 76107 - 7254

