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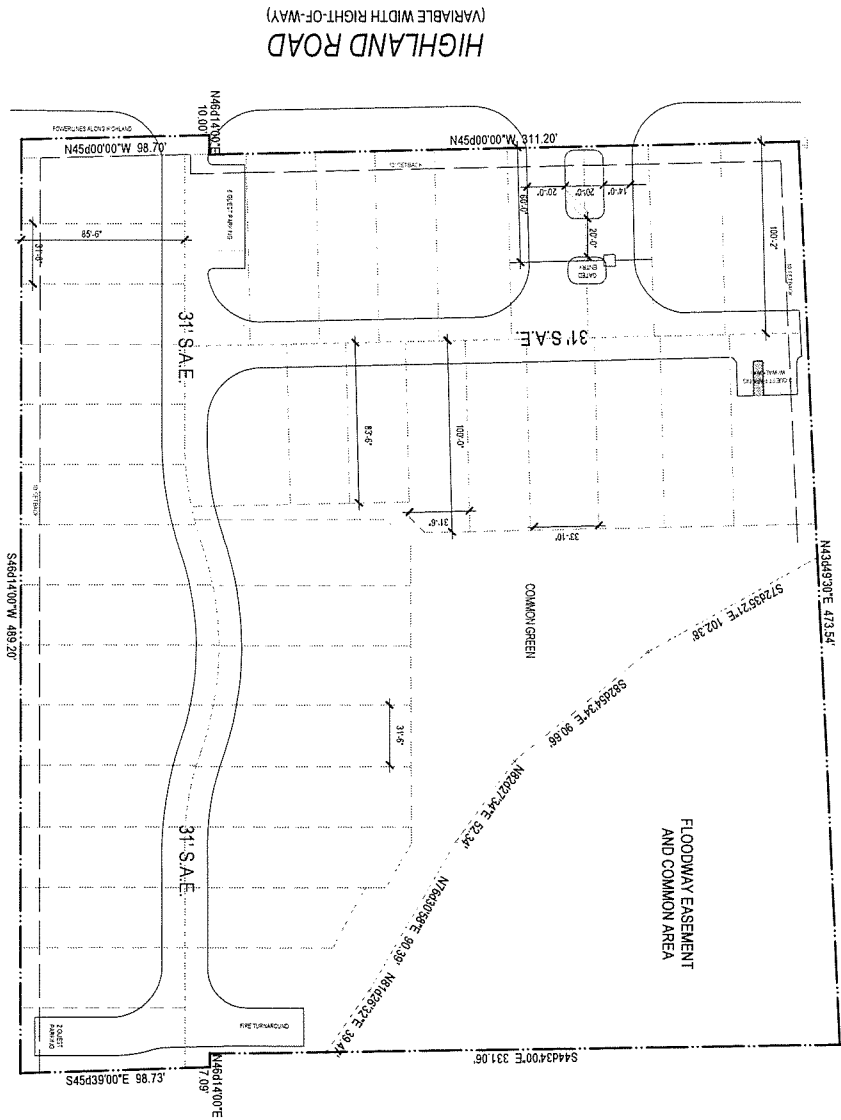
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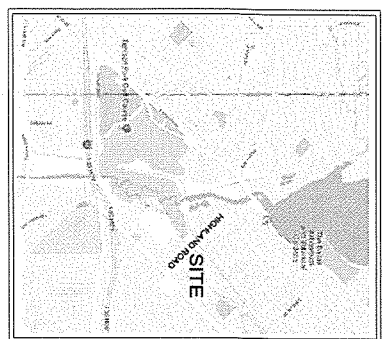
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CONCEPTUAL PLAN

SCALE: 1" = 20'-0"



Agenda Item# 74
Z178-315(JM)



TOTAL SITE AREA	4.59 ACRES
LAND USE	SINGLE FAMILY
TOTAL DENSITY	35 UNITS
MIN. LOT SIZE	2,250 SF
MAX. BUILDING HEIGHT	36 FT
MAX. LOT COVERAGE	70%
MINIMUM SETBACKS	
FRONT SETBACK: HIGHLAND RD	10 FT
SIDE SETBACK	10 FT
REAR SETBACK	5 FT
PARKING	
PARKING	REQ.
GUEST PARKING REQUIRED	2 / UNIT
GUEST PARKING PROVIDED	0.25 / UNIT
	11

NOTE:
ACCESSORY COMMUNITY CENTER (PRIVATE) MAY BE LOCATED IN THE COMMON AREA. A DEVELOPMENT PLAN IS NOT REQUIRED FOR STRUCTURES WITHIN AN ACCESSORY COMMUNITY CENTER (PRIVATE).

Exhibit 574A
Planned Development
District No. 574

PARK PLACE @ WHITE ROCK
CITY OF DALLAS, TEXAS

Baldwin
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