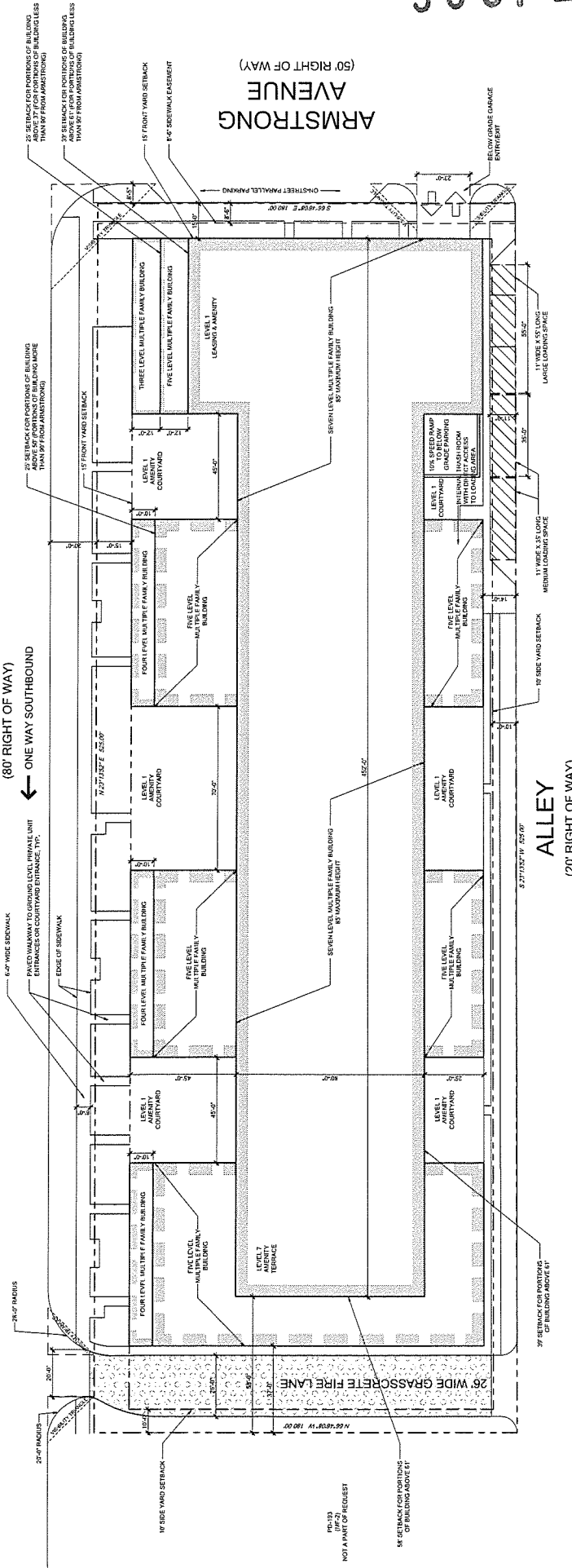
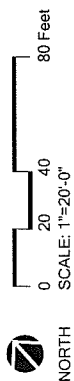


COLE AVENUE
(80' RIGHT OF WAY)
← ONE WAY SOUTHBOUND



NOTE: NO OBSTRUCTIONS OF GREATER THAN 30 INCHES IN HEIGHT INCLUDING TREES, PARKING SPACES, SIGNS, OR OTHER IMPROVEMENTS WILL BE LOCATED WITHIN VISIBILITY TRIANGLES PER CITY OF DALLAS STANDARDS.



PROJECT DATA TABLE

SITE	94,554 SF, 2.171 AC
DENSITY	335 DWELLING UNITS
LOT COVERAGE	60%
STRUCTURE HEIGHT	85'
MAXIMUM BUILDING AREA	340,000 SF
MINIMUM PRIVATE ON-SITE OPEN SPACE	6,000 SF
MINIMUM PUBLIC ON-SITE OPEN SPACE	8,000 SF
PARKING REQUIRED	503 SPACES
PARKING PROVIDED	503 SPACES

DEVELOPMENT PLAN
Alliance Cole Avenue
Dallas, Texas

Job #: 17087.00
File Name: Development Plan 5.dwg
Date: 05-19-2018
Drawn by: ELB, RR

ALLIANCE
RESIDENTIAL COMPANY

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