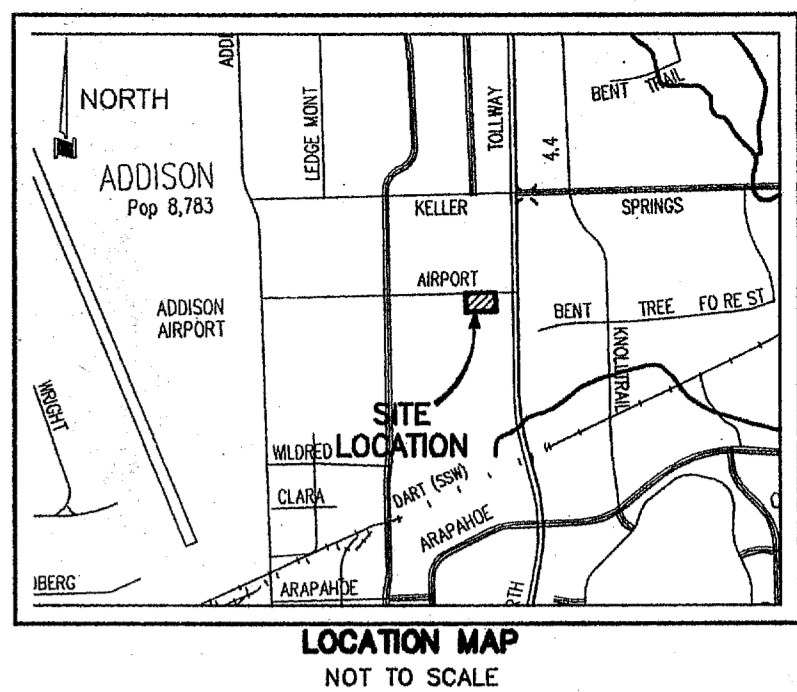
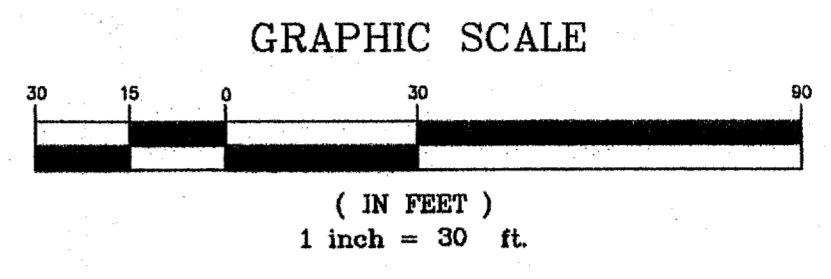
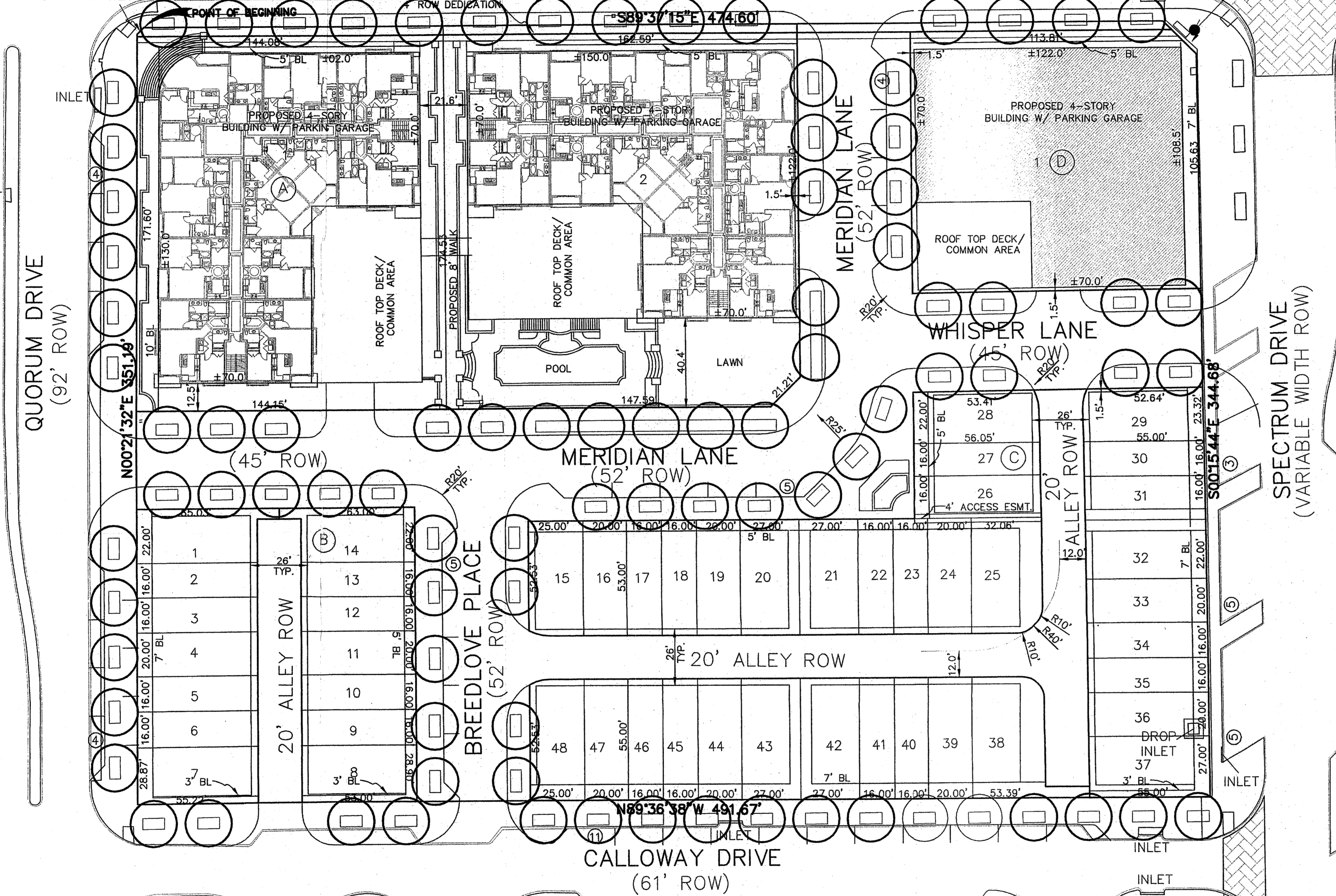


AIRPORT PARKWAY  
(60' ROW)

N45°35'09"E 4.23'

S44°56'29"E 14.22'

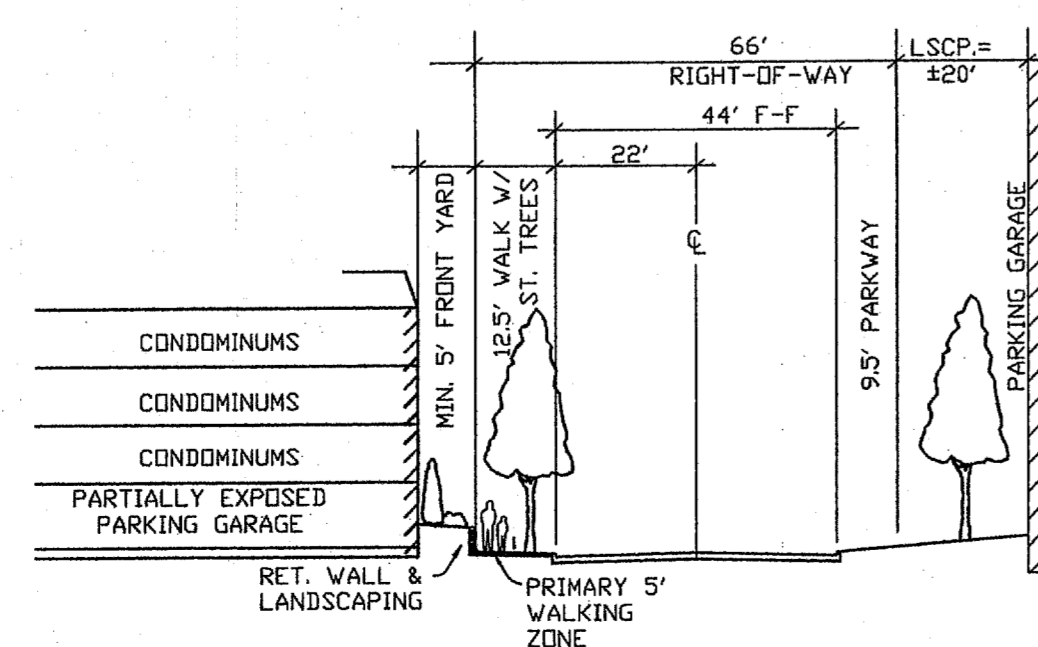


**SITE DATA SUMMARY:**

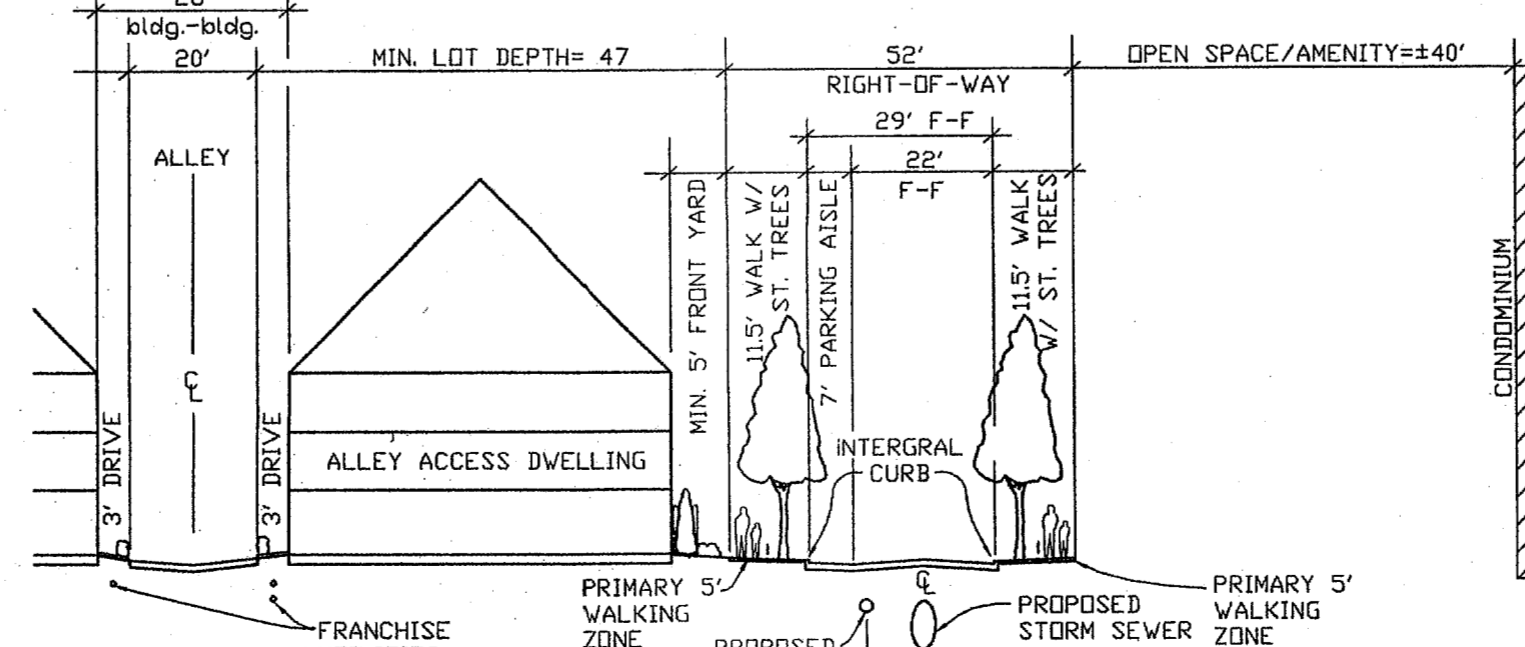
- EXISTING ZONING: UC - URBAN CENTER PROPOSED ZONING: UC
- TOTAL SITE AREA ± 4.0 ACRES
- RESIDENTIAL DWELLINGS: TH-ALLEY ACCESS=48 CONDO-GARAGE ACCESS=92
- RESIDENTIAL DENSITY (DWELLING UNITS/ACRE): 35.7
- AREA REGULATIONS:

	TH-ALLEY ACCESS:	CONDO-STREET ACCESS:
MIN. LOT WIDTH	16'	-
MIN. LOT DEPTH	47'	-
MIN. LOT AREA	752 SF	-
MAX. LOT COVERAGE	85%	-
MIN. FRONT YARD	5'	5'
MIN. GARAGE SET-BACK	3'	-
MIN. REAR YARD	3'	0'
MIN. DIST. BETWEEN GARAGE FACES	26' (SEE NOTE 7)	N/A
MIN. SIDE YARD	0'	0'
MIN. PERIMETER CORNER SIDE YARD	3'	5'
MIN. BLDG. SEPARATION	10'	20'
MAX. UNITS PER BLDG	8	-
- ON-STREET GUEST PARKING PROVIDED: ±41 or ± 0.3:1

- NOTES:**
- ALL DIMENSIONS ARE FACE TO FACE UNLESS OTHERWISE NOTED.
  - ALL CURB RADII AT STREET INTERSECTIONS ARE 20.0' UNLESS OTHERWISE NOTED.
  - THE ARE APPROXIMATELY 140 DWELLING UNITS ASSOCIATED WITH THIS PLAN.
  - BRICK LEDGES, 2nd AND 3rd FLOOR LIVING AREAS, BALCONY'S, CHIMNEYS AND OTHER ORNAMENTAL PROJECTIONS OR ARCHITECTURAL FEATURES MAY PROJECT IN TO THE FRONT, SIDE AND REAR YARDS A MAXIMUM OF 3 FEET, PROVIDED THEY DO NOT IMPED FIRE ACCESS.
  - ALL BUILDINGS SHALL NOT BE LESS THAN 10-FEET APART, EXCLUSIVE OF ORNAMENTAL PROJECTIONS OR ARCHITECTURAL FEATURES WHICH SHALL NOT BE LESS THAN 3 FEET APART.
  - ALL GARAGE DOORS SHALL NOT BE LESS THAN 26 FEET APART.



AIRCRAFT PKWY. SECTION



MERIDIAN LANE SECTION

**LAND OWNER:**  
ADDISON URBAN  
DEVELOPMENT PARTNERS, LLC  
500 W. LOOKOUT ROAD  
RICHARDSON, TX 75080  
CONTACT: STEVE KING  
972.248.2147 OFFICE  
972.713.6269 FAX  
steve@savannahdevelopers.com

**APPLICANT/PLANNER/ENGINEER:**  
DOWDEY, ANDERSON & ASSOC.  
5225 VILLAGE CREEK DRIVE, STE. 200  
PLANO, TX 75093  
CONTACT: MATTHEW ALEXANDER  
972.931.0894, ext. 1129 OFFICE  
972.931.9538 FAX  
malexander@daa-civil.com

DEVELOPMENT PLAN						
MERIDIAN SQUARE 148 TH & 92 CONDO'S!						
8 AC., G.W. FISHER SURVEY, ABSTRACT No. 482						
TOWN OF ADDISON, DALLAS COUNTY, TEXAS						
<b>DOWDEY, ANDERSON &amp; ASSOCIATES, INC.</b> 5225 Village Creek Drive, Suite 200 Plano, Texas 75093 972-931-0694						
DESIGN	DRAWN	CHECKED	DATE	SCALE	JOB	SHEET
MWA	MWA	MWA	09/22/08	1"=30'	07031B	1