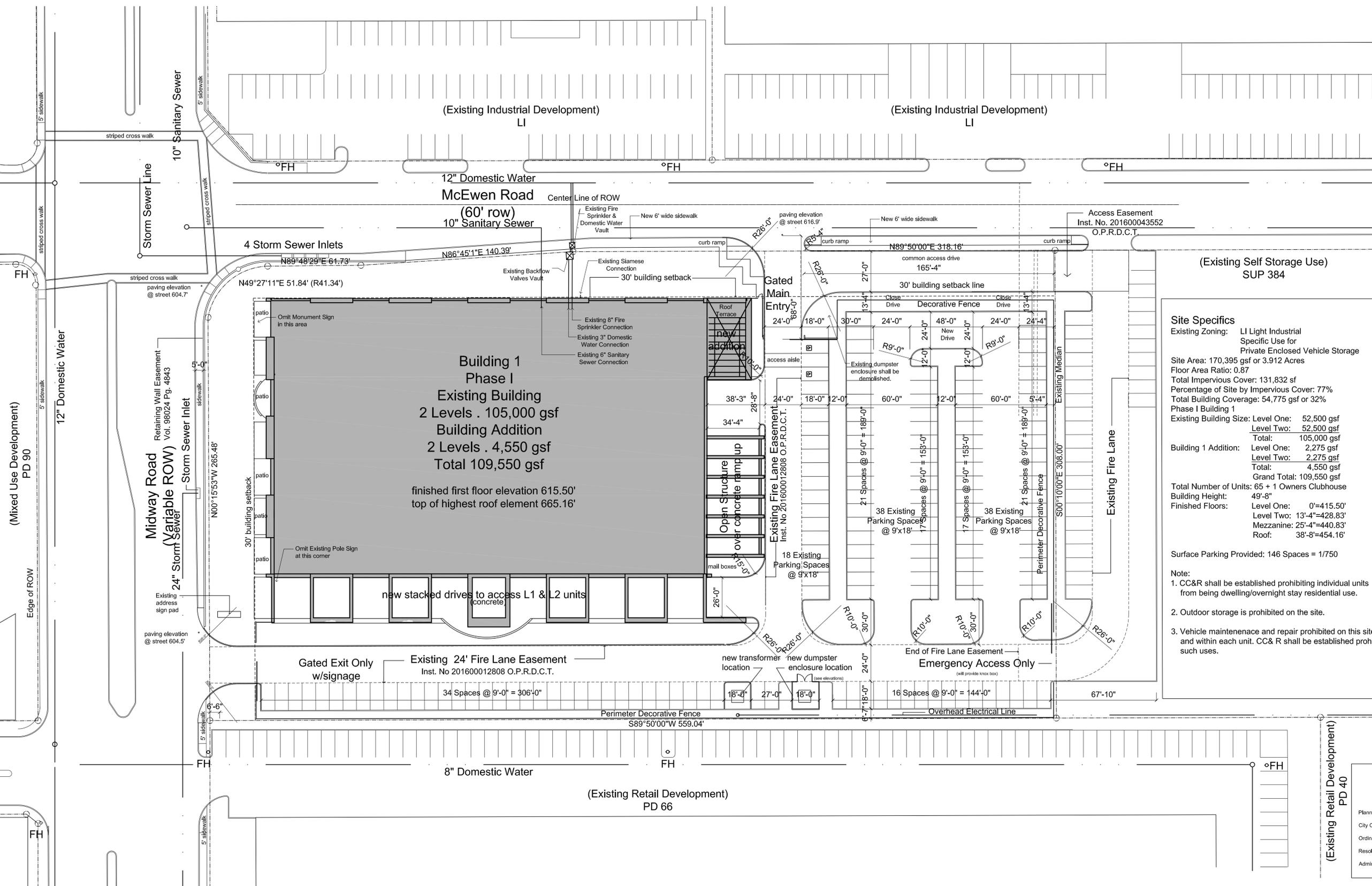
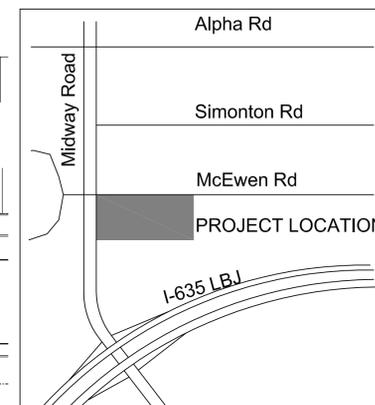


Vicinity Map

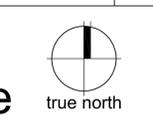


**Site Specifics**  
 Existing Zoning: LI Light Industrial  
 Specific Use for Private Enclosed Vehicle Storage  
 Site Area: 170,395 gsf or 3.912 Acres  
 Floor Area Ratio: 0.87  
 Total Impervious Cover: 131,832 sf  
 Percentage of Site by Impervious Cover: 77%  
 Total Building Coverage: 54,775 gsf or 32%  
 Phase I Building 1  
 Existing Building Size: Level One: 52,500 gsf  
 Level Two: 52,500 gsf  
 Total: 105,000 gsf  
 Building 1 Addition: Level One: 2,275 gsf  
 Level Two: 2,275 gsf  
 Total: 4,550 gsf  
 Grand Total: 109,550 gsf  
 Total Number of Units: 65 + 1 Owners Clubhouse  
 Building Height: 49'-8"  
 Finished Floors: Level One: 0'=415.50'  
 Level Two: 13'-4"=428.83'  
 Mezzanine: 25'-4"=440.83'  
 Roof: 38'-8"=454.16'

Surface Parking Provided: 146 Spaces = 1/750  
 Note:  
 1. CC&R shall be established prohibiting individual units from being dwelling/overnight stay residential use.  
 2. Outdoor storage is prohibited on the site.  
 3. Vehicle maintenance and repair prohibited on this site and within each unit. CC& R shall be established prohibit such uses.

DATE	ACTION

Planning & Zoning Commission Date: \_\_\_\_\_  
 City Council Date: \_\_\_\_\_  
 Ordinance No: \_\_\_\_\_  
 Resolution No: \_\_\_\_\_  
 Administrative Approval Date: \_\_\_\_\_



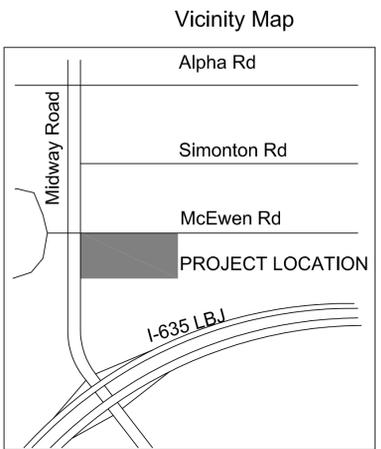
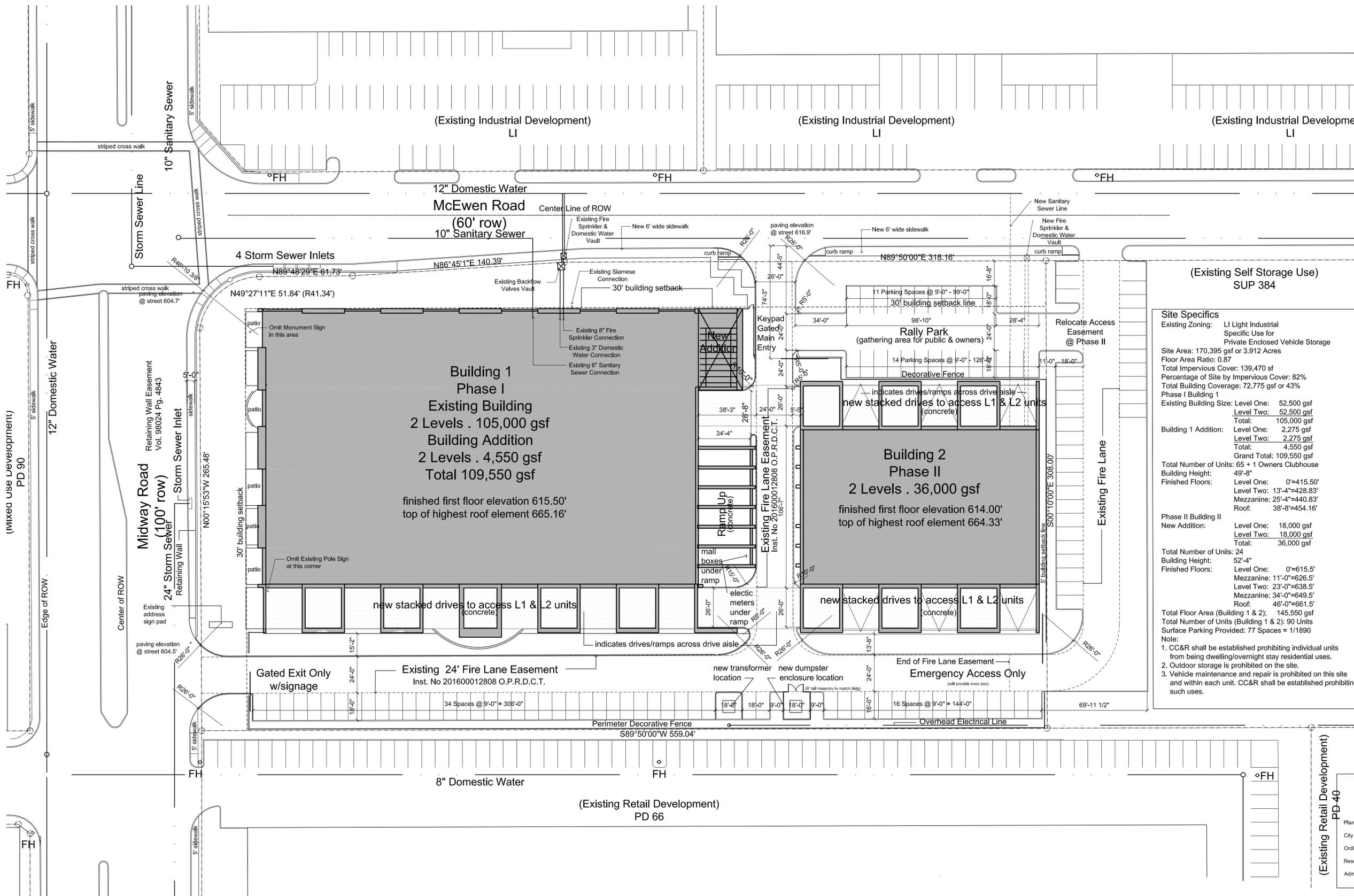
Midway Conversion

new site plan . phase one

Owner: Parker Midway, L.P. Architect: Edwin Brantley Smith + Associates  
 PO Box 971 8226 Douglas Avenue, Suite 600  
 Whitesboro, TX 76273 Dallas, TX 75225  
 Contact: Jeff P. Howle Contact: Edwin Brantley Smith, AIA  
 (214) 802-8008 (214) 368-1900

Legal Description: Lot 1, Block A Midway-McEwen Addition Instrument No. 201600012808 O.P.R.D.C.T.  
 Parker Midway, LP Volume 99061, Page 4573 D.R.D.C.T.  
 170,395 SF, 3.912 Acres  
 Property Address: 13342 Midway Road  
 Farmers Branch, TX 75244

scale: 1" = 30'-0"  
 29 July 2019



**(Existing Self Storage Use) SUP 384**

**Site Specifics**

Existing Zoning: LI Light Industrial  
 Specific Use for Private Enclosed Vehicle Storage

Site Area: 170,395 gsf or 3.912 Acres  
 Floor Area Ratio: 0.87  
 Total Impervious Cover: 139,470 sf  
 Percentage of Site by Impervious Cover: 82%  
 Total Building Coverage: 72,775 gsf or 43%

**Phase I Building 1**

Existing Building Size:	Level One:	52,500 gsf
	Level Two:	52,500 gsf
	<b>Total:</b>	<b>105,000 gsf</b>
<b>Building 1 Addition:</b>	Level One:	2,275 gsf
	Level Two:	2,275 gsf
	<b>Total:</b>	<b>4,550 gsf</b>
<b>Grand Total:</b>		<b>109,550 gsf</b>

**Total Number of Units:** 65 + 1 Owners Clubhouse  
**Building Height:** 49'-8"  
**Finished Floors:** Level One: 0'-415.50'  
 Level Two: 13'-4"-428.83'  
 Mezzanine: 25'-4"-440.83'  
 Roof: 38'-8"-454.16'

**Phase II Building II**

<b>New Addition:</b>	Level One:	18,000 gsf
	Level Two:	18,000 gsf
	<b>Total:</b>	<b>36,000 gsf</b>

**Total Number of Units:** 24  
**Building Height:** 52'-4"  
**Finished Floors:** Level One: 0'-615.5'  
 Mezzanine: 11'-0"-626.5'  
 Level Two: 23'-0"-638.5'  
 Mezzanine: 34'-0"-649.5'  
 Roof: 46'-0"-661.5'

**Total Floor Area (Building 1 & 2):** 145,550 gsf  
**Total Number of Units (Building 1 & 2):** 90 Units  
**Surface Parking Provided:** 77 Spaces = 1/1890

**Note:**

- CC&R shall be established prohibiting individual units from being dwelling/overnight stay residential uses.
- Outdoor storage is prohibited on the site.
- Vehicle maintenance and repair is prohibited on this site and within each unit. CC&R shall be established prohibiting such uses.

DATE	ACTION
Planning & Zoning Commission Date:	
City Council Date:	
Ordinance No:	
Resolution No:	
Administrative Approval Date:	

# Midway Conversion

# new site plan . phase one & two

**Owner:** Parker Midway, L.P.  
 PO Box 971  
 Whitesboro, TX 76273  
**Contact:** Jeff P. Howle  
 (214) 802-8008

**Architect:** Edwin Brantley Smith + Associates  
 8226 Douglas Avenue, Suite 600  
 Dallas, TX 75225  
**Contact:** Edwin Brantley Smith, AIA  
 (214) 368-1900

**Legal Description:** Lot 1, Block A Midway-McEwen Addition Instrument No. 201600012808 O.P.R.D.C.T.  
 Parker Midway, LP Volume 99061, Page 4573 D.R.D.C.T.  
 170,395 SF, 3.912 Acres

**Property Address:** 13342 Midway Road  
 Farmers Branch, TX 75244

scale: 1" = 30'-0"  
 1 August 2019

