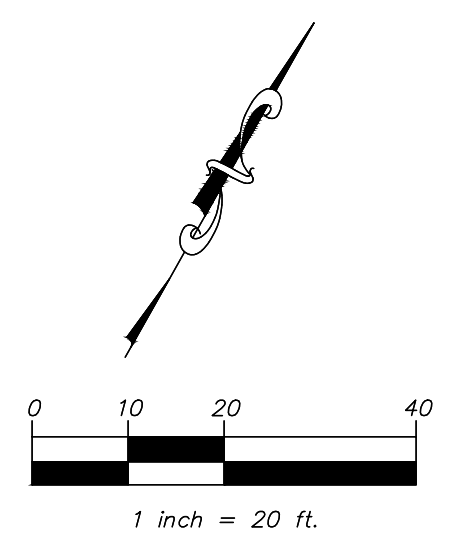


VICINITY MAP

SITE DATA	
CURRENT ZONING	I
PROPOSED ZONING	PD
TOTAL SITE AREA	115,419 SQFT / 2.62 AC
COMMON AREA	28,186 SQFT / 0.65 AC
DENSITY	16 UA
DEVELOPMENT STANDARDS	
MINIMUM FLOOR AREA (SF)	1,500 SF
MINIMUM LOT AREA (SF)	800 SF
MINIMUM LOT WIDTH	20'
MINIMUM LOT DEPTH	40'
MINIMUM FRONT SETBACK	3'
MINIMUM REAR SETBACK	3'
MINIMUM INTERIOR SIDE YARD SETBACK	0'
MINIMUM EXTERIOR SIDE YARD SETBACK	5'
LAND USE SUMMARY	
LOT TYPE	LOT #
TOWNHOME LOT	43
PRIVATE ACCESS LOT	1
OPEN SPACE LOT	4
PROVIDED PARKING	
RESIDENT PARKING	86
GUEST PARKING	37
TOTAL PARKING	123

SITE PLAN
 855 WASHINGTON - TOWNHOMES
 STEPHENVILLE, TX



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 07/28/2021 SHEET 2 OF 2

PLOTTED BY: LUNA LUNA DATE: 8/23/2021 10:41 AM PATH: P:\3902-00-01-000 Planning & Zoning\001 Zoning\Design\Bases\XREF\SITE PLAN.dwg