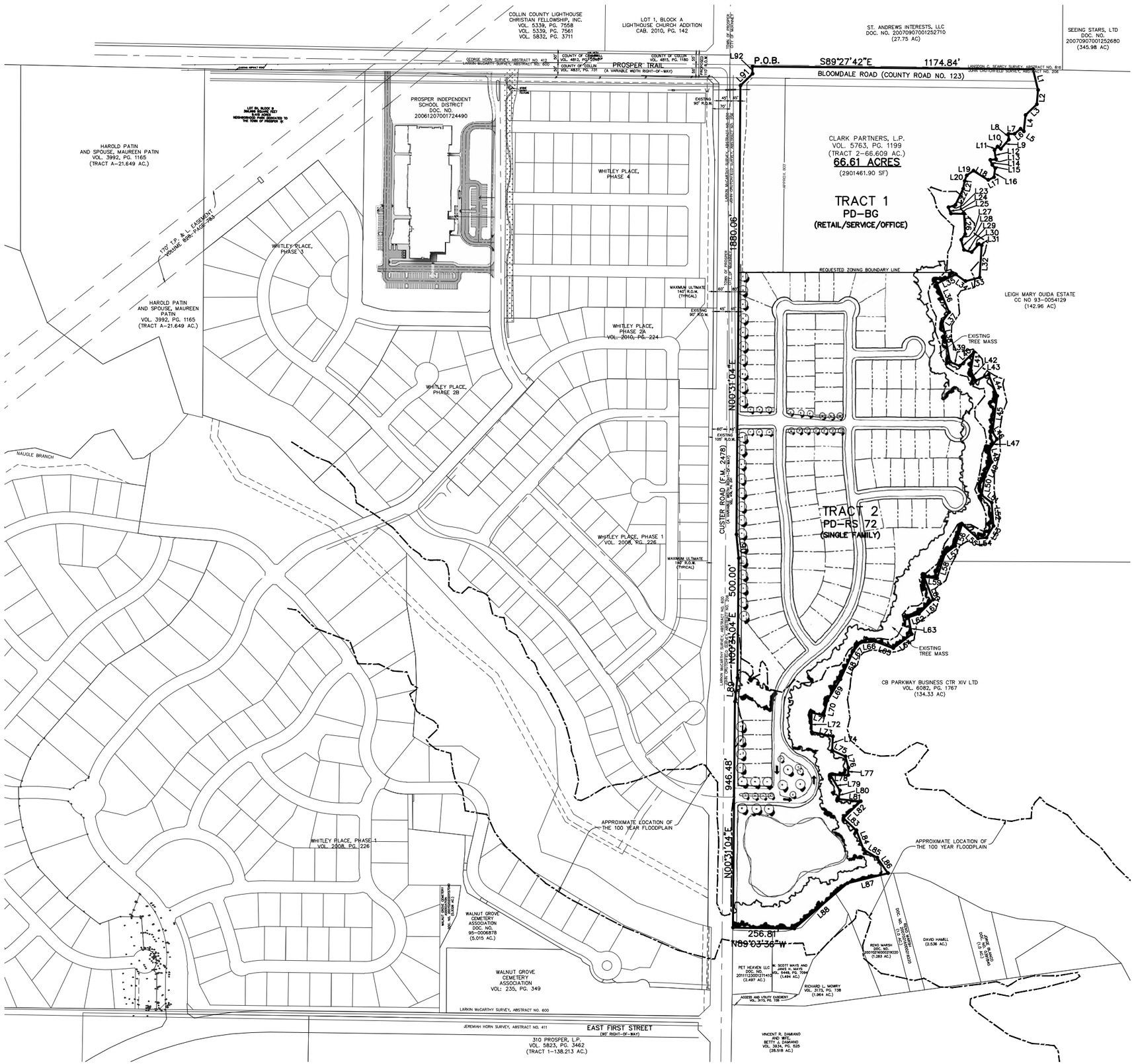

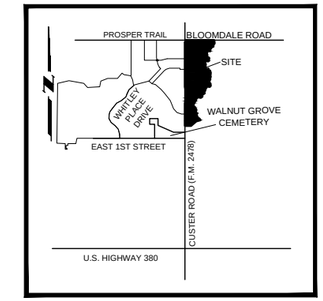

LOCATION MAP
N.T.S.

Zoning Exhibit B

SITE DATA

GROSS ACREAGE: 66.61 AC
NET ACREAGE: 65.11 AC

TRACT 1: PD-BG (RETAIL/SERVICE/OFFICE): 18.6 AC+/-
TRACT 2: PD-RS 72 (SINGLE FAMILY): 38.1 AC+/-
FLOODPLAIN: 8.41 AC+/-
ROW: 1.5 AC+/-

108 HOMES SITES (60' X 120')
POTENTIAL DENSITY: 2.8 HOMES/AC

PROPOSED ZONING: PD-RS 72/BG

200 100 0 200 400
1" = 200' - 0"

ZONING EXHIBIT

CLARK TRACT

66.61 ACRES OUT OF THE
JOHN CRUTCHFIELD SURVEY, ABSTRACT NUMBER 206

CITY OF MCKINNEY, COLLIN COUNTY, TEXAS

CLARK PARTNERS, LP — OWNER/APPLICANT
16250 Knoll Trail, Suite 210
Suite 107
Dallas, Texas 75248
Contact: Dale Clark
(972) 931-8971

JBI PARTNERS, INC. — PLANNER
16301 Quorum Drive, Suite 200 B
Addison, Texas 75001
Contact: Jerry Sylo
(972) 248-7676

Revised January 2, 2013
March 26, 2012

Sheet 1 of 1

Plotted by: kpugh Plot Date: 1/2/2013 11:14 AM

Drawing: H:\Projects\WCD033\dwg\WCD033-Zoning Plan.dwg Saved By: kpugh Save Time: 1/2/2013 11:13 AM