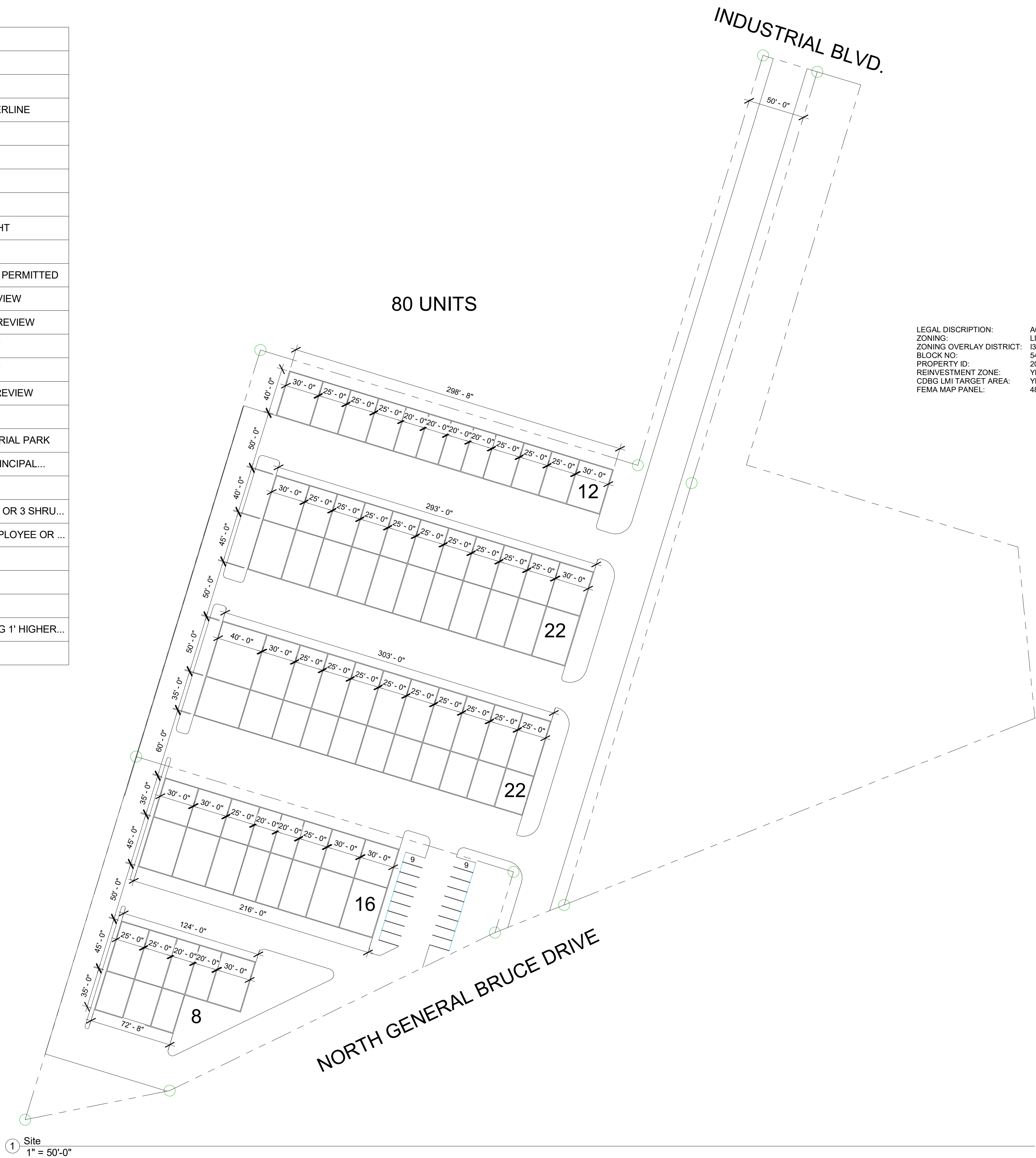


MIN. LOT AREA	NA
MIN. LOT WIDTH	NA
MIN. LOT DEPTH	NA
MIN. FRONT YARD	30' TO STREET CENTERLINE
MIN. SIDE YARD	0'
MIN. SIDE YARD CORNER	10' NA
MIN. REAR YARD	0'
MAX. BUILDING COVERAGE %	NA
MAX. HEIGHT (STORIES)	ANY LEGAL HEIGHT
MAX. FAR (FLOOR AREA RATIO)	2:1
COMMERCIAL USE	BUILDING MATERIAL SALES PERMITTED
MAX. DRIVE APPROACHES	7 OR MORE P&Z REVIEW
CURB RETURN RADII	2.5' MIN. 30' MAX. P&Z REVIEW
MIN. ISLAND WIDTH	35' P&Z REVIEW
MIN. CORNER CLEARANCE	20' P&Z REVIEW
TWO-WAY CURB CUTS WIDTH	24' MIN. 45' MAX. P&Z REVIEW
ONE-WAY ACCESS	15' MIN.
SIDEWALKS	NOT REQUIRED - INDUSTRIAL PARK
LANDSCAPE	REQUIRED BETWEEN PRINCIPAL...
MIN. LANDSCAPE AREA	5%
MIN. LANDSCAPE REQ.	1 PER 40' LINEAR FRONTAGE OR 3 SHR...
OFF-STREET PARKING	COMMERCIAL USE 1 PER EMPLOYEE OR ...
PARKING SPACE DIM.	9'x18'
OFF STREET LOADING AREA	REQUIRED
REFUSE CONTAINER AREA	REQUIRED
OUTDOOR STORAGE	PERMITTED WITH SCREENING 1' HIGHER...
BUILDING EXTERIOR MATERIALS	EXCEPTION - LI



Project Title:		CHUIPIK PROPERTIES 2506 N. GENERAL BRUCE DR. TEMPLE, TX.	
Drawn By:	am	Checked By:	TLR
Scale:	1" = 50'-0"	Date:	06/23/19
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