



Notes on the Regulating Plan

1. The redesign of Main Street shown in the Regulating Plan is schematic only.
2. The build-to lines/zones, sidewalks, and parking setback lines are established from the future edge of pavement of Main Street and may change due to actual design of the streetscape.
3. The parcel boundaries and building foot prints shown on the Regulating Plan have been obtained from the City of Duncanville Geographic Information Services and do not constitute legal survey boundaries.

FRONTAGE TYPES

- CORE MAIN STREET (CMS)
- GENERAL MAIN STREET (GMS)
- TRANSIT ORIENTED DEVELOPMENT (TOD)
- URBAN LIVING (UL)
- CIVIC (CV)
- MAJOR ROAD COMMERCIAL FRONTAGE (MRCF)

--- MAIN STREET FBZ DISTRICT BOUNDARY

--- BUILD TO ZONE

--- PARKING SETBACKS

"EXHIBIT B"

Downtown Regulating Plan
An Element of the
Downtown Duncanville District,
Duncanville, Texas

Adopted June 17, 2008

WINTERLAND 1-4 STORY HANCE 2-5 STORY CHERRY 1-3 STORY DAVIS 1-4 STORY FRANK 1-6 STORY