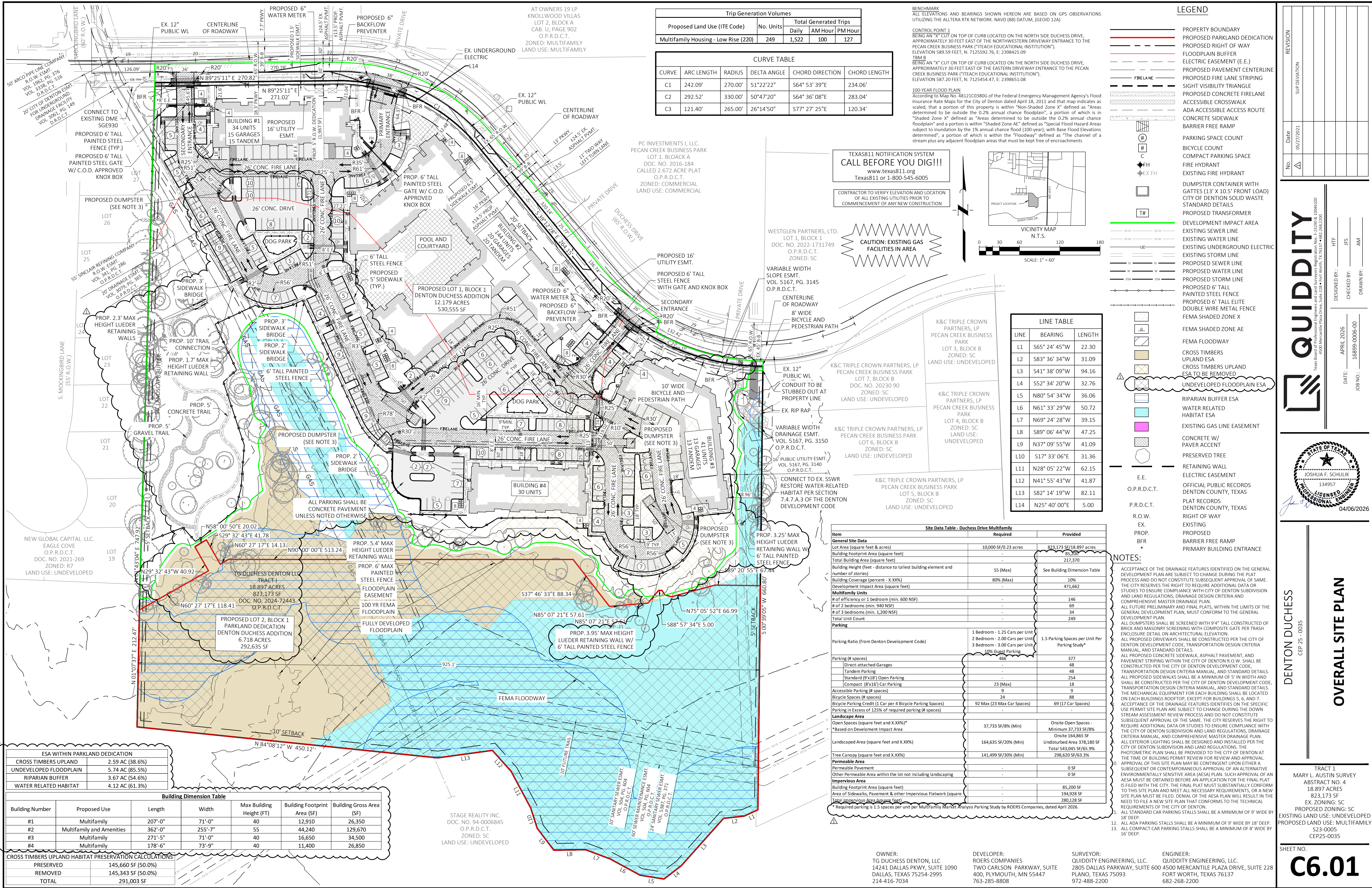




QUIDDITY

DESIGNED BY: HTF
CHECKED BY: JFS
DRAWN BY: AM

DATE: APRIL 2026
JOB NO.: 16899-0006-00

STATE OF TEXAS
JOSHUA L. SCHULTE
134957
PROFESSIONAL ENGINEER
04/06/2026

DENTON DUCHESS
CEP 25 - 0035

OVERALL SITE PLAN

TRUST 1
MARY L. AUSTIN SURVEY
ABSTRACT NO. 4
18.897 ACRES
823,173 SF
EX. ZONING: SC
PROPOSED ZONING: SC
EXISTING LAND USE: UNDEVELOPED
PROPOSED LAND USE: MULTIFAMILY
CEP25-0005

SHEET NO.

C6.01