



City of University Park, Texas
Community Development Department Application
Phone 214-987-5411

Please check the appropriate box (1) below to indicate the type of action you are requesting:

- | | | |
|--|--|--|
| ☐ Amending Plat | ☐ Specific Use Permit | ☒ Planned Development - Development Plan |
| ☐ Replat | ☐ Zoning Change Request | ☐ Planned Development - Concept Plan |
| ☐ Final Plat | ☐ Special Sign District | ☐ Planned Development - Detailed Site Plan |
- PLEASE NOTE: **A land use statement is required for all zoning change requests, development plan/concept plan/detailed site plan reviews, and specific use permits. PLEASE COMPLETE PAGE 2 FOR THESE ITEMS****

SITE INFORMATION •4113-4149 Lovers Lane, •4112-4152 Hyer Street,
Address (Location): •4113 Hyer Street, •4102 Grassmere Lane. Submittal Date: 1/7/2026
Is there a previous project associated with this address/location? ☒ YES ☐ NO
If yes, what type of Project: Development - Artificial Turf Field and Parking Lots
Existing Zoning: _____ Proposed Zoning: _____ Lots: _____
Existing Use: Public School Proposed Use: Public School
Legal Description of Subject Property (attach separate sheet if necessary) _____

APPLICANT INFORMATION

Applicant Name: Marcus Crispin Company Highland Park ISD
Address 6915 Westchester City Dallas State Tx Zip 75205
Phone 214.780.3050 Fax _____ Email crispinm@hpsd.org Cell _____
Property Owner (If different from applicant): _____
Address _____ City _____ State _____ Zip _____
Phone _____ Fax _____ Email _____ Cell _____
Key Contact: Robert Howman
Phone 972.989.2174 Fax _____ Email rahowman@glennengineerir Cell _____

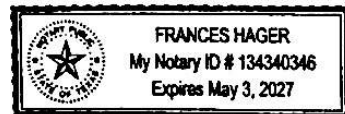
Signature of Property Owner (Sign and Print or Type Name)

SIGNATURE [Signature]
Print or Type Name: MARCUS CRISPIN

Known to me to be the person whose name is subscribed to the above and foregoing instrument, and acknowledged to me that they executed the same for the purposes and consideration expressed and in the capacity therein stated.

Given under my hand and seal of office on this 10 day of Feb, 2026.

[Signature] Notary Public



(For Plat Applications Only)

I waive the statutory time limits in accordance with Section 212.009 of the Texas Local Government Code.

Signature: _____ Date: _____

Office Use Only:

Total Paid: _____	Payment Method: _____	Accepted By: _____
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PAGE 2

LAND USE STATEMENT: FOR ALL ZONING CHANGE REQUESTS, DEVELOPMENT PLAN/CONCEPT PLAN/DETAILED SITE PLAN REVIEWS AND SPECIFIC USE PERMITS. PLEASE PROVIDE SPECIFIC DETAILS OF THE PROPOSED PROJECT.

APPLICANT: Highland Park Independent School District **ADDRESS:** 6915 Westchester

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APPLICANT: Highland Park Independent School District **ADDRESS:** 6915 Westchester

The purpose of the PD amendment is to add an artificial turf practice field with lighting.

Property Description

Being a 161,101 square foot (3.6983 acres) tract of land situated in the Simcoe Popplewell Survey, Abstract No. 1145, City of University Park, Dallas County, Texas, being all of Lot 1, Lot 2, Lot 3, Lot 4, Lot 5A, Lot 5B, Lot 6A, Lot 6B, Lot 7, Lot 8, Lot 21A, Lot 23 Lot 24, Lot 25A, Lot 26, Lot 27, Lot 28, Block 1, J.W. Halsell's Subdivision, an addition to the City of University Park, Dallas County, Texas according to the plat recorded in Volume 3, Page 28, Map Records, Dallas County, Texas, Also including Lots 1 and Lot 2, Block 2 of the HPISD Parking Lot #1 as recorded instrument Number 201600169346 O.P.R.D.C.T., and Texas and being more particularly described as follows:

Beginning at 1/2" iron pipe found at the intersection of the northerly right-of-way line of Hyer Street (50' right-of-way) and the easterly right-of-way line of Westchester Drive (50' right-of-way) for the southwest corner of Lot 28, Block 1, said J.W. Halsell's Subdivision.

THENCE North 00°27'52" West, along the easterly y right-of-way line of said Westchester Drive for a total distance of 280.00 feet to a point for the northwest corner of said Lot 21 to an 1/2" iron rod found in the south right of way line of Lover Lane (50' right-of-way)

THENCE North 89°28'36" East, continuing along the south right-of-way line for Lovers Lane along the common line between said Lot 24 and said Lot 25, continuing a total distance of 575.36 feet to a point for the northeast corner of said Lot 2. Block 2 of the HPISD Parking Lot #1 Additions and the northwest corner of said 5' alley dedication (Volume 1690, Page 229), the northwest corner of said Lot 24 and the northeast corner of said 5' alley dedication (Volume 1690, Page 226);

THENCE South 00°27'52" East, along the northerly line of said Lot 24 and the west line of said 5' alley dedication (Volume 1690, Page 229), a distance of 280.00 feet to point for the northeasterly corner of said Lot 2, Block 2 HPISD Parking Lot #1 Addition an and the north right of way line of Hyer Street (50' right-of-way)easterly corner of said 5'alley dedication (Volume 1690, Page 229);

THENCE South 89°28'36" West, along the northerly line of said Hyer Street, a distance of 575.36 feet to the POINT OF BEGINNING, containing 161,101 square feet or 3.6983 acres, more or less.

Property Description

STATE OF TEXAS §
COUNTY OF DALLAS §

WHEREAS Highland Park Independent School District, is the sole owner of a tract of land situated in the Simcoe Popplewell Survey, Abstract No. 1145, City of University Park, Dallas County, Texas, being all of Lots 7, 8, 9, 10, 11, 18, 19, 20, 21, and 22 of John S. Troth Subdivision of Lots 7 to 22, Inclusive, Block 2 of Preston Heights Addition, an addition to the City of University Park, Dallas County, Texas according to the plat recorded in Volume 5, Page 443, Map Records, Dallas County, Texas, being all of a tract of land referred to as Tract 1 by Special Warranty Deed Recorded in Instrument Number 201600169346, Official Public Records, Dallas County, Texas, being all of an abandoned alley by Instrument Number 201500152742 and being more particularly described as follows:

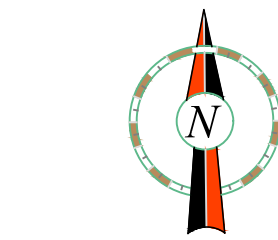
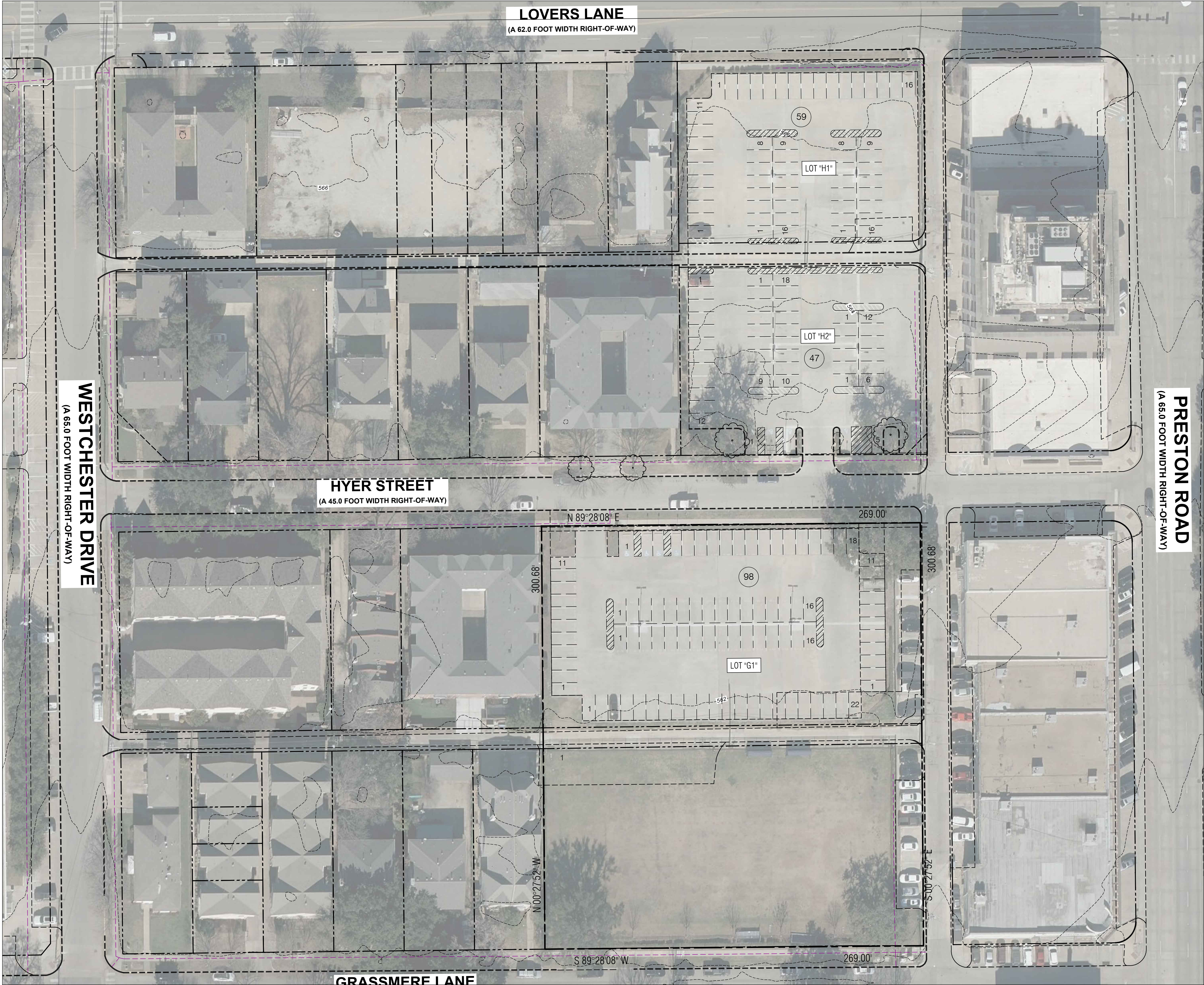
BEGINNING at a ½” iron rod with yellow plastic cap stamped “RLG INC” set at the intersection of the south right-of-way line of Hyer Street (50’ right-of-way) and the west line of a 21’ alley, said being the northeast corner of said Tract 1;

THENCE South 00°27’52” East along the west line of said 21’ alley, passing at a distance of 300.46 feet an iron rod with orange plastic cap stamped “P&C”, continuing a total distance of 300.68 feet to a point for corner at the intersection of the west line of said 21’ alley and the north right-of-way line of Grassmere Lane (50’ right-of-way), said point being the southeast corner of said Lot 18;

THENCE South 89°28’08” West along the north right-of-way line of said Grassmere Lane a distance of 269.00 feet to a ½” iron rod with yellow plastic cap stamped “RLG INC” set, said rod being the southwest corner of said Lot 22 and the southeast corner of Lot 23, Block 2, J.W. Halsell Addition, an addition to the City of University Park, Dallas County, Texas according to the plat recorded in Volume 3, Page 28, Map Records, Dallas County, Texas;

THENCE North 00°27’52” West, departing the north line of said Grassmere Lane, passing at a distance of 0.33 feet an iron rod with orange plastic cap stamped “P&C”, continuing a total distance of 300.68 feet to a ½” iron rod with yellow plastic camp stamped “RLG INC” set on the south right-of-way line of said Hyer Street, said rod being the northwest corner of said Lot 7 and the northeast corner of Lot 6, said J.W. Halsell Addition;

THENCE North 89°28’08” East along the south line of said Hyer Street a distance of 269.00 feet to the POINT OF BEGINNING, containing 80,883 square feet or 1.8568 acres, more or less.



0 15 30 60
Scale: 1"=30'

EXISTING STUDENT PARKING (INCLUDING HANDICAP SPACES)	
LOT "H1"	59 SPACES
LOT "H2"	47 SPACES
LOT "G1"	98 SPACES
TOTAL PARKING IN 3 LOTS	204 SPACES



VLK ARCHITECTS

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HIGHLAND PARK I.S.D.
CITY OF UNIVERSITY PARK, TX

HIGHLAND PARK HIGH SCHOOL CAMPUS

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REVISIONS

Revision No.

Director	CMA
Approver	CMA
Designer	GEC
Proj. Arch.	GEC
Checker	RMR

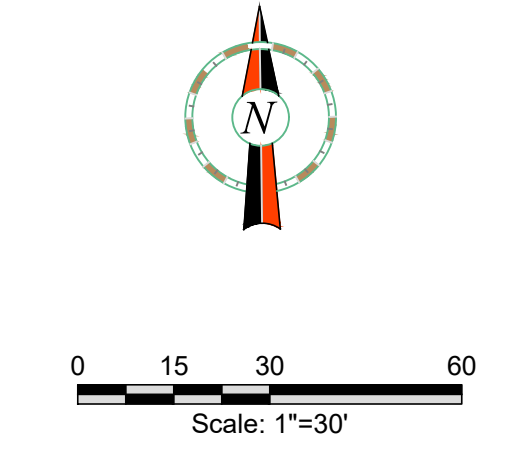
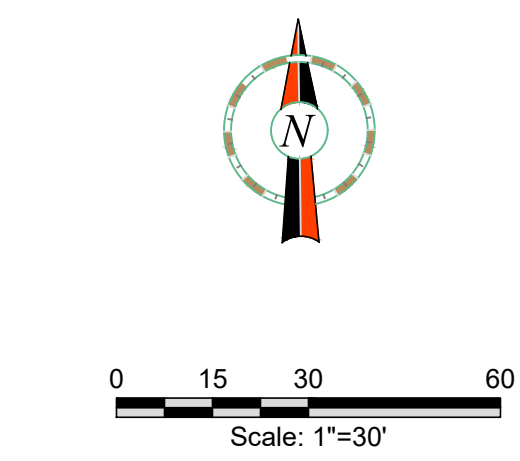
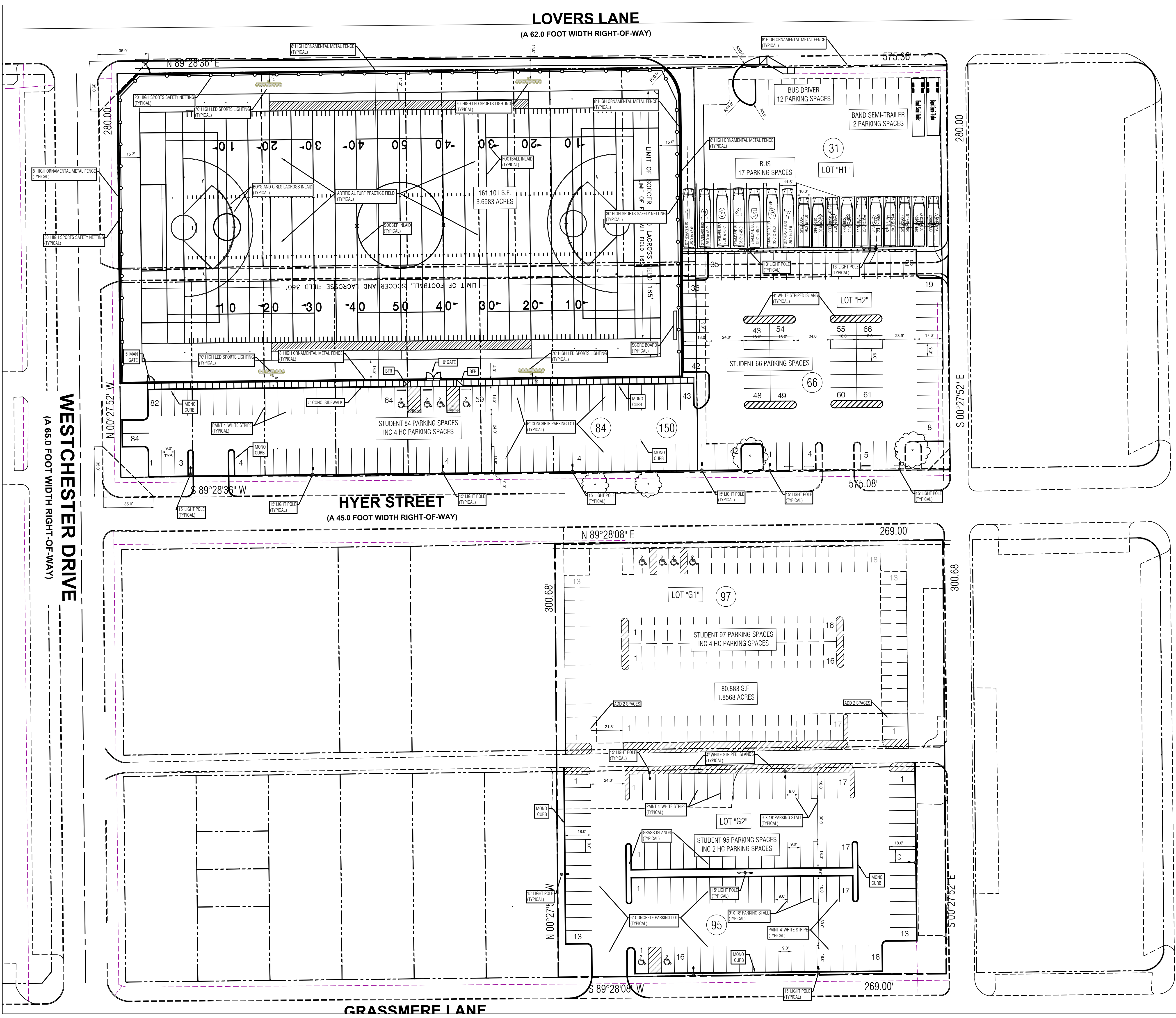
PROJECT NO.

SHEET TITLE

OVERALL
SITE PLAN

SHEET NO.

C03.00



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LOT "H2"	47 SPACES
LOT "G1"	98 SPACES
TOTAL PARKING IN 3 LOTS	204 SPACES

PROPOSED STUDENT PARKING (INCLUDING HANDICAP SPACES)	
LOT "H1" TO BUS LOT	-59 SPACES
LOT "H2" RECONFIGURATION	150 SPACES
LOT "G1" RECONFIGURATION	97 SPACES
LOT "G2"(NEW GRASSMERE LOT)	95 SPACES
TOTAL PARKING	342 SPACES
NET INCREASE	283 SPACES



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**DETAILED
SITE PLAN**

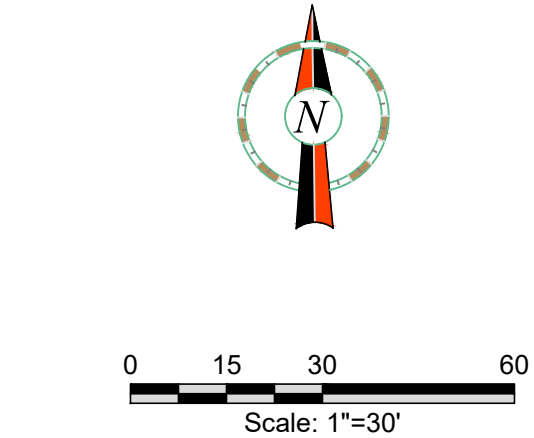
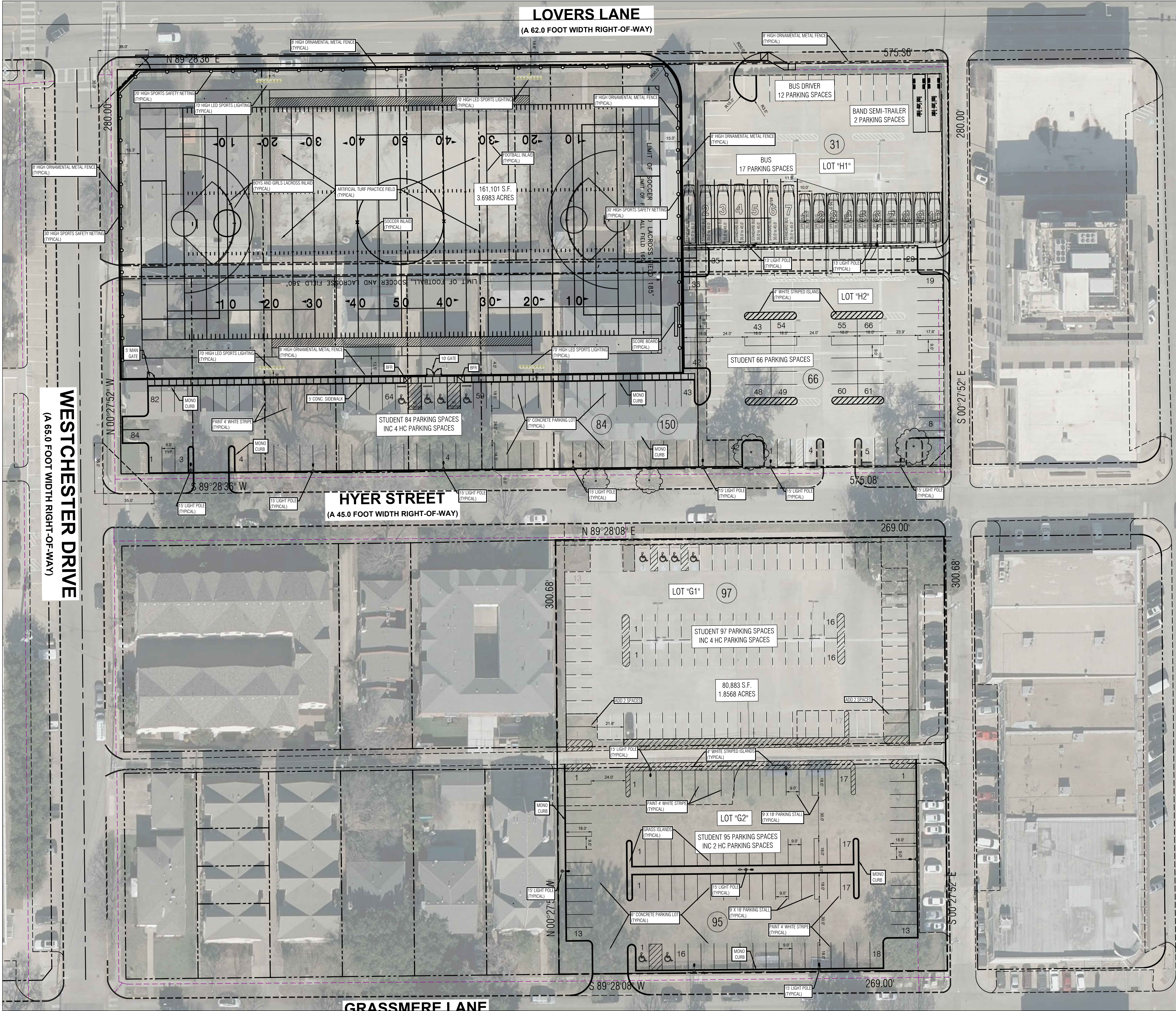
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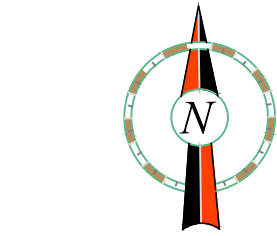
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HIGHLAND PARK HIGH SCHOOL



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SITE PLAN

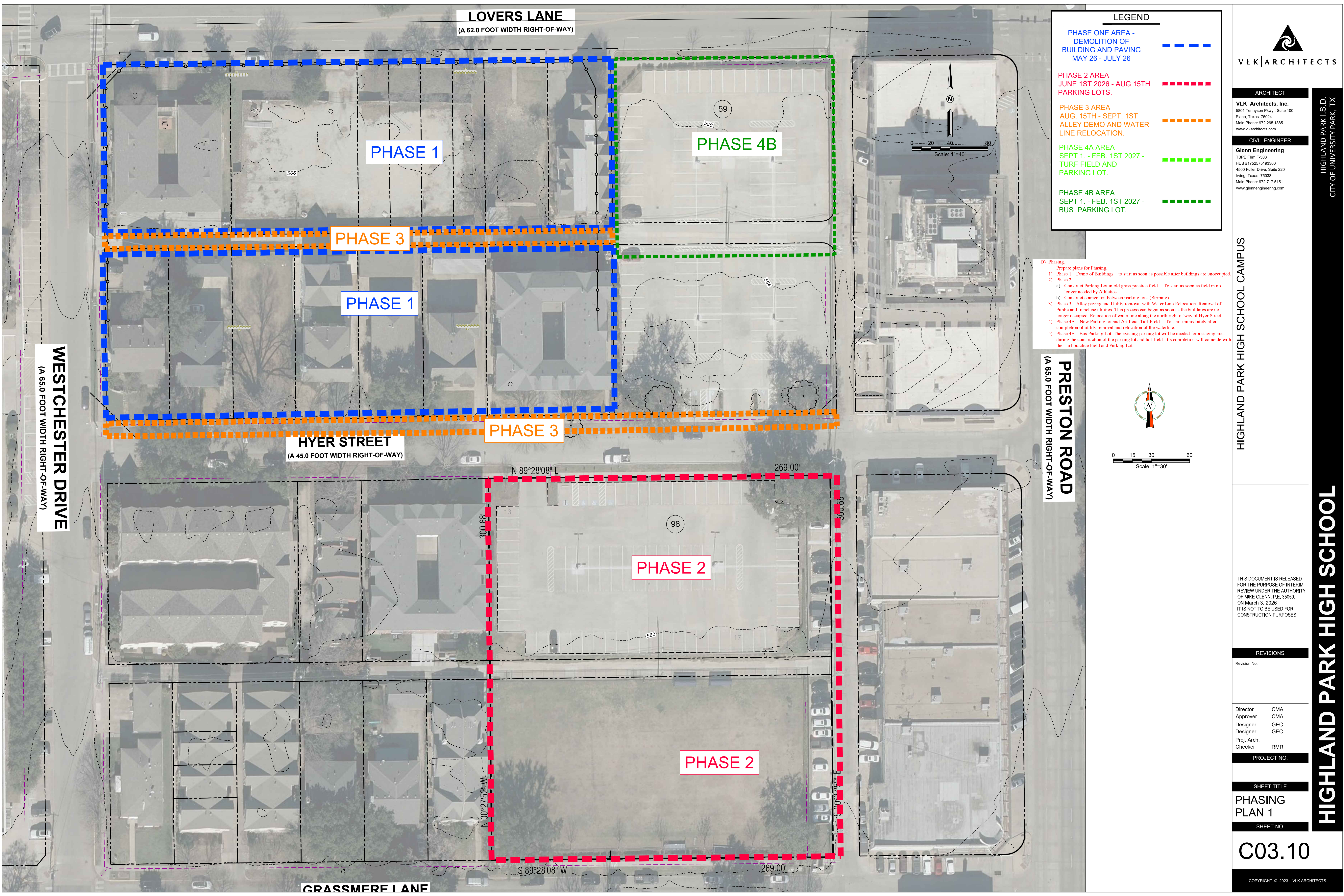
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CITY OF UNIVERSITY PARK, TX



LEGEND

PHASE ONE AREA -
DEMOLITION OF
BUILDING AND PAVING
MAY 26 - JULY 26

PHASE 2 AREA
JUNE 1ST 2026 - AUG 15TH
PARKING LOTS.

PHASE 3 AREA
AUG. 15TH - SEPT. 1ST
ALLEY DEMO AND WATER
LINE RELOCATION.

PHASE 4A AREA
SEPT 1. - FEB. 1ST 2027 -
TURF FIELD AND
PARKING LOT.

PHASE 4B AREA
SEPT 1. - FEB. 1ST 2027 -
BUS PARKING LOT.

- D) Phasing
- Prepare plans for Phasing.
- 1) Phase 1 – Demo of Buildings – to start as soon as possible after buildings are unoccupied.
 - 2) Phase 2 –
 - a) Construct Parking Lot in old grass practice field. – To start as soon as field is no longer needed by Athletics.
 - b) Construct connection between parking lots. (Striping)
 - 3) Phase 3 – Alley paving and Utility removal with Water Line Relocation. Removal of Public and franchise utilities. This process can begin as soon as the buildings are no longer occupied. Relocation of water line along the north right of way of Hyer Street.
 - 4) Phase 4A – New Parking lot and Artificial Turf Field. – To start immediately after completion of utility removal and relocation of the waterline.
 - 5) Phase 4B – Bus Parking Lot. The existing parking lot will be needed for a staging area during the construction of the parking lot and turf field. It's completion will coincide with the Turf practice Field and Parking Lot.

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PROJECT NO.

SHEET TITLE

PHASING
PLAN 1

SHEET NO.

C03.10

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GEC

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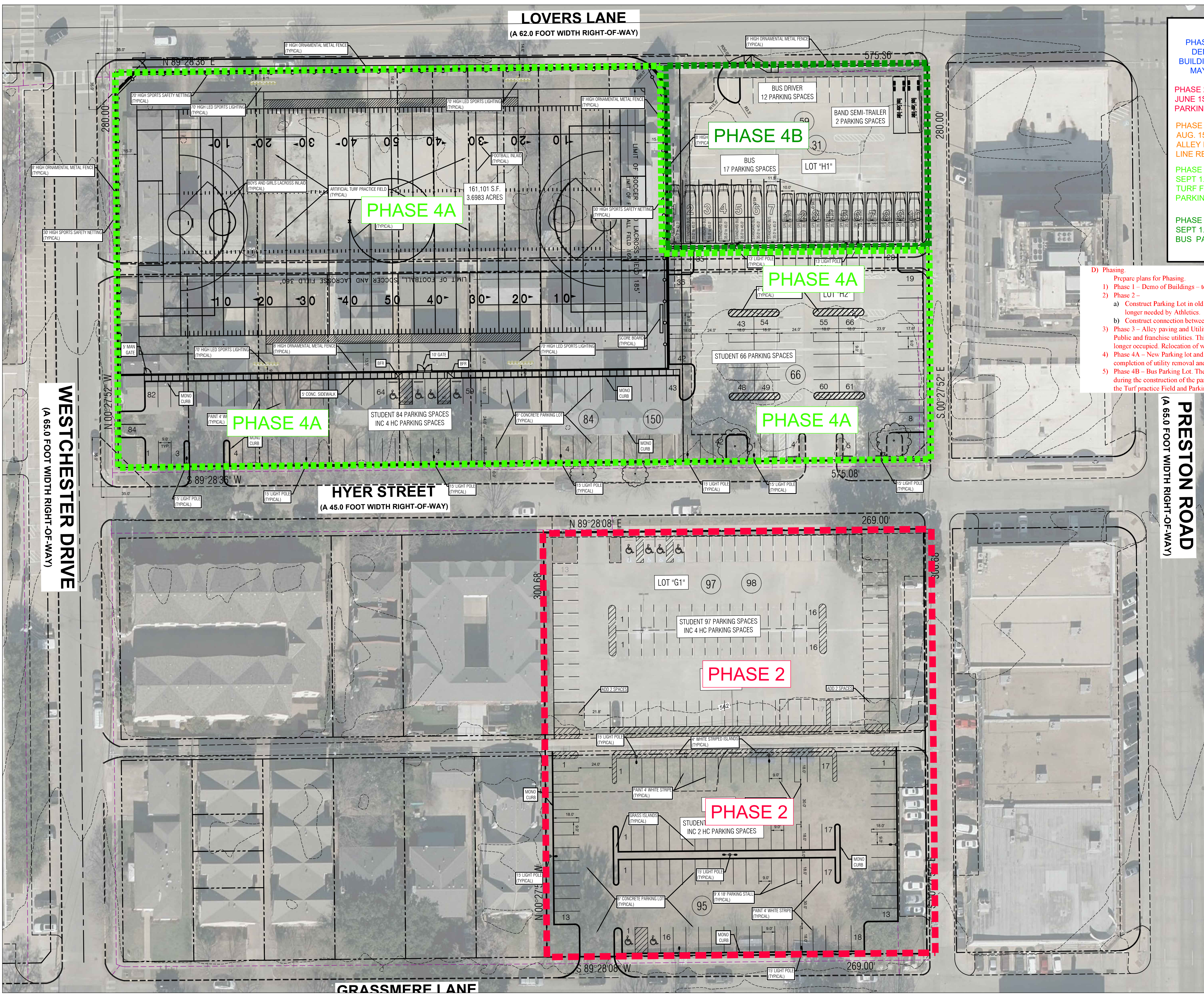
GEC

Proj. Arch.

RMR

Checker

RMR



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DEMOLITION OF
BUILDING AND PAVING
MAY 26 - JULY 26

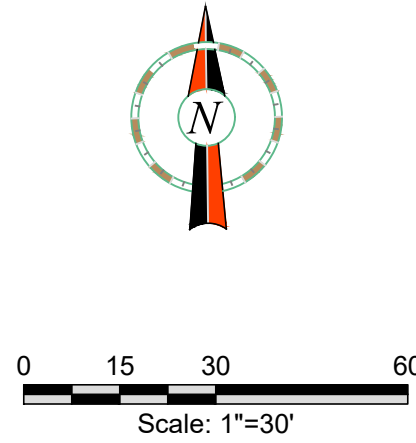
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JUNE 1ST 2026 - AUG 15TH
PARKING LOTS.

PHASE 3 AREA
AUG. 15TH - SEPT. 1ST
ALLEY DEMO AND WATER
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SHEET TITLE

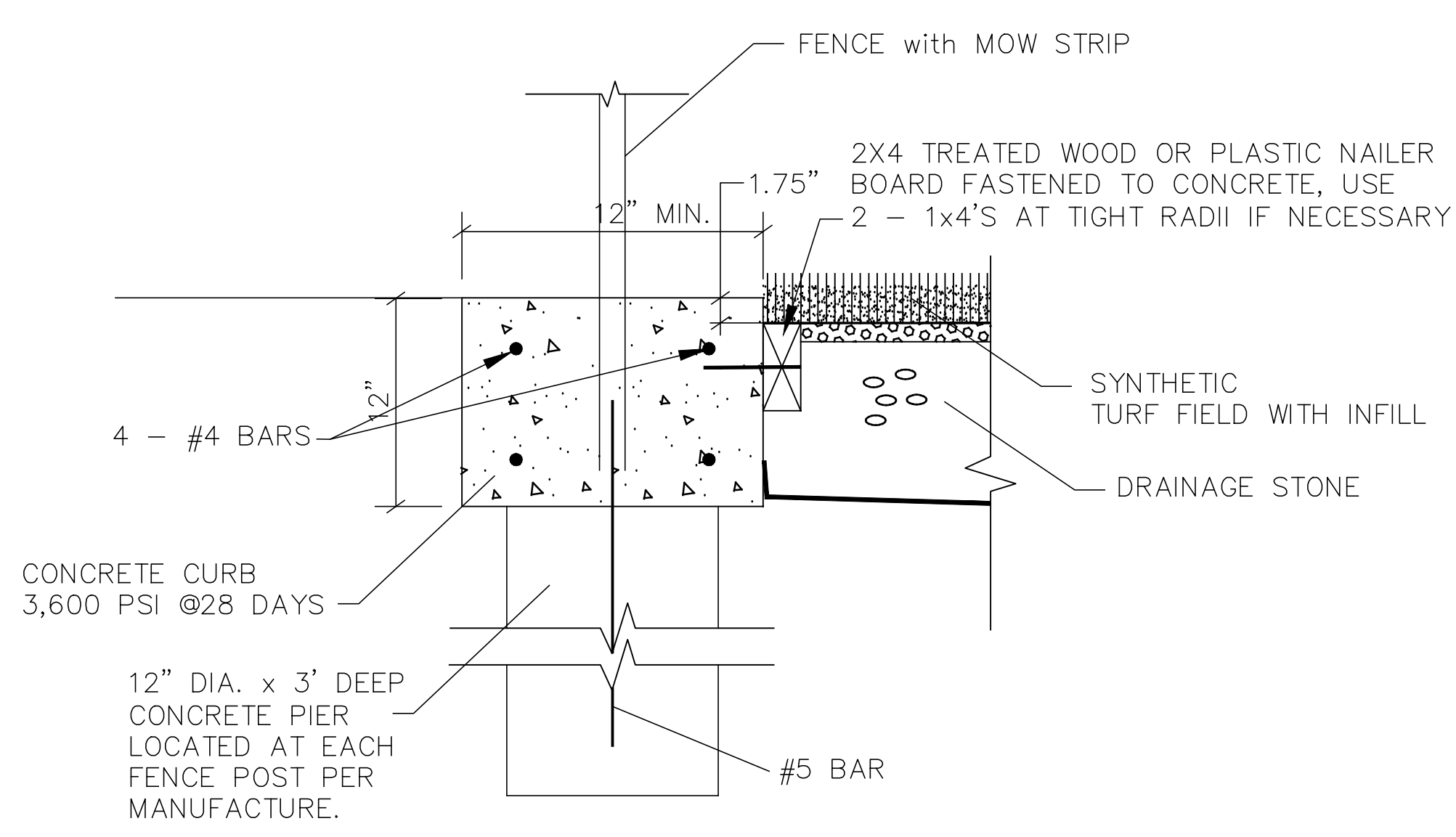
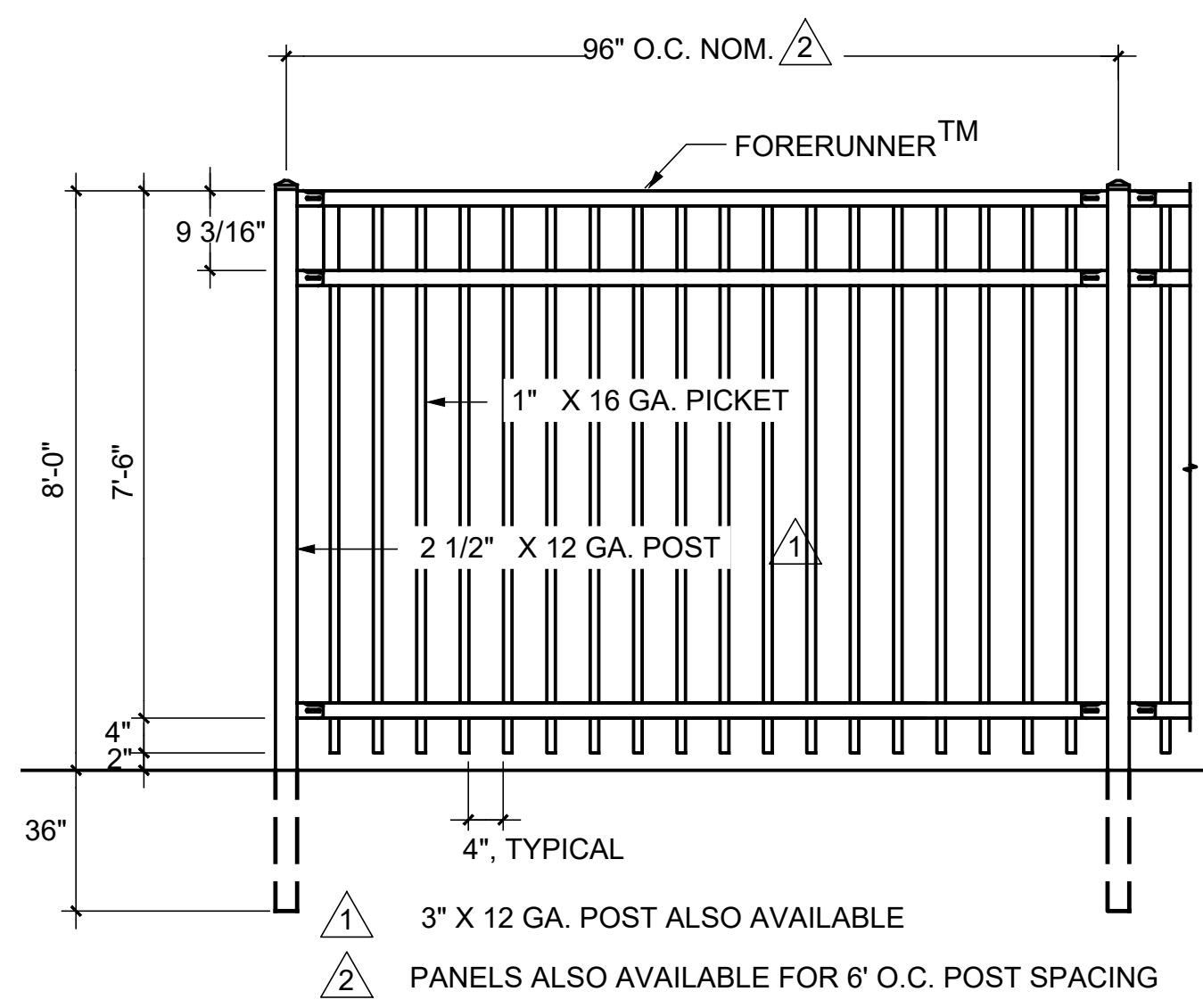
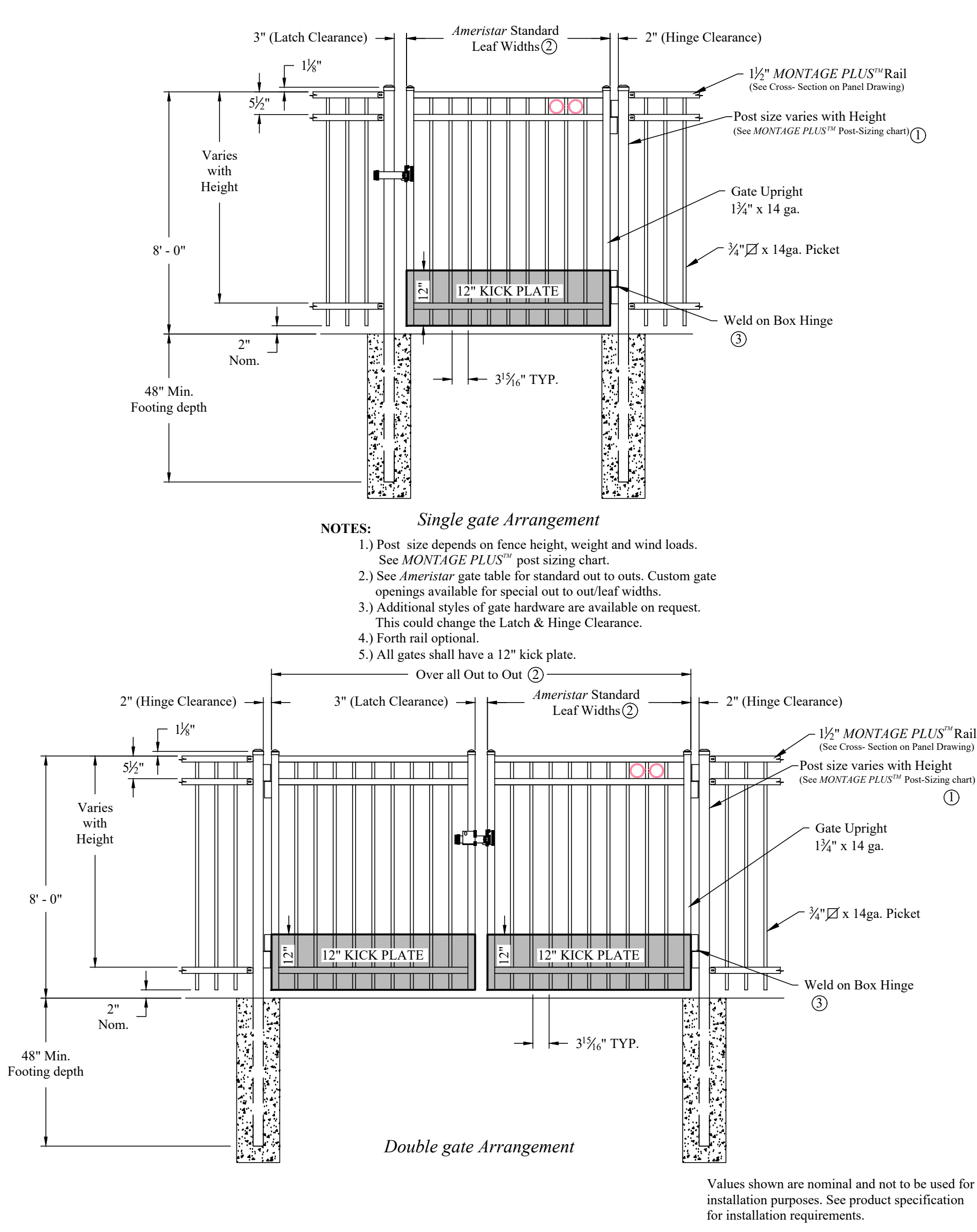
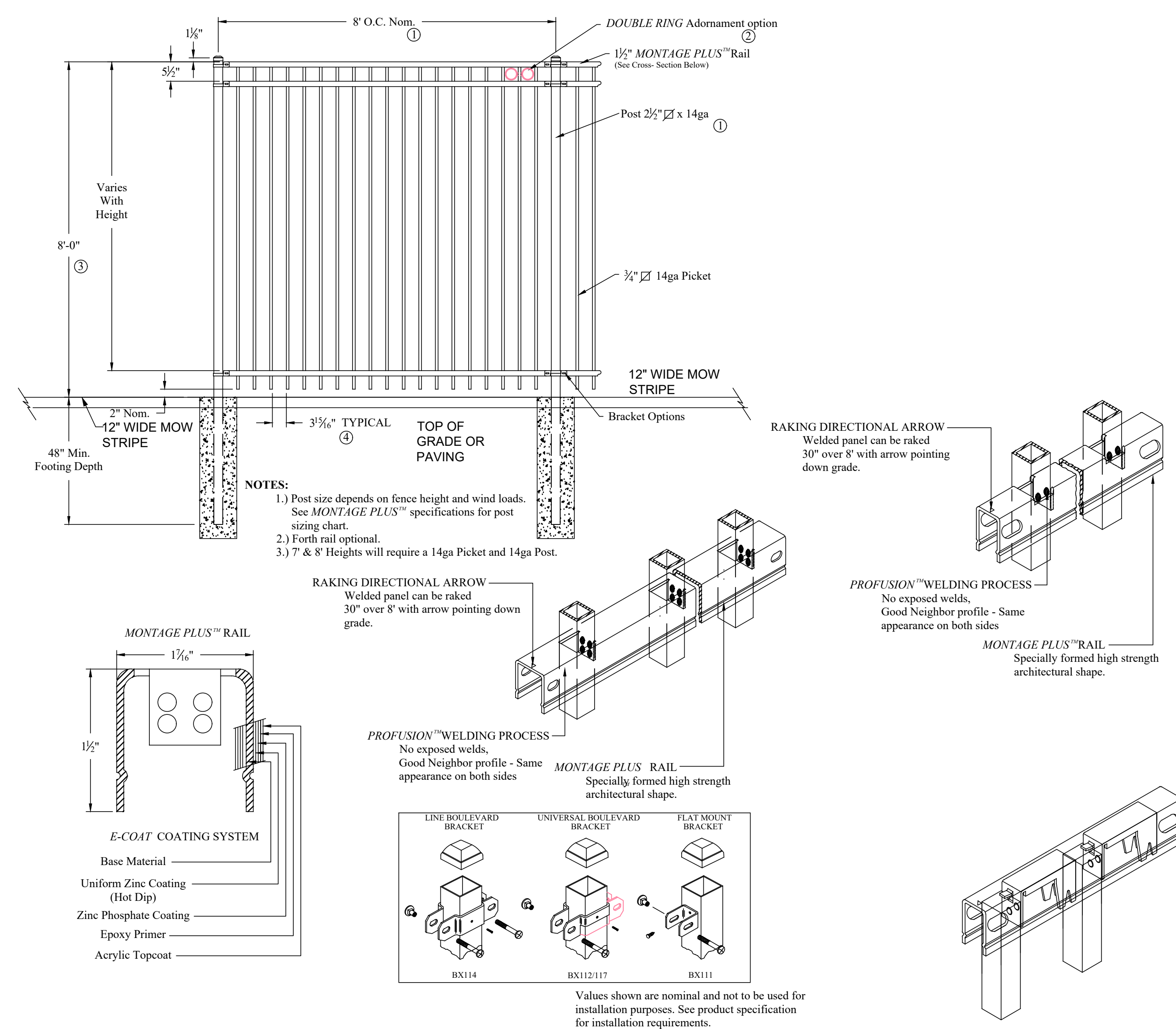
PHASING
PLAN 2

SHEET NO.

C03.11

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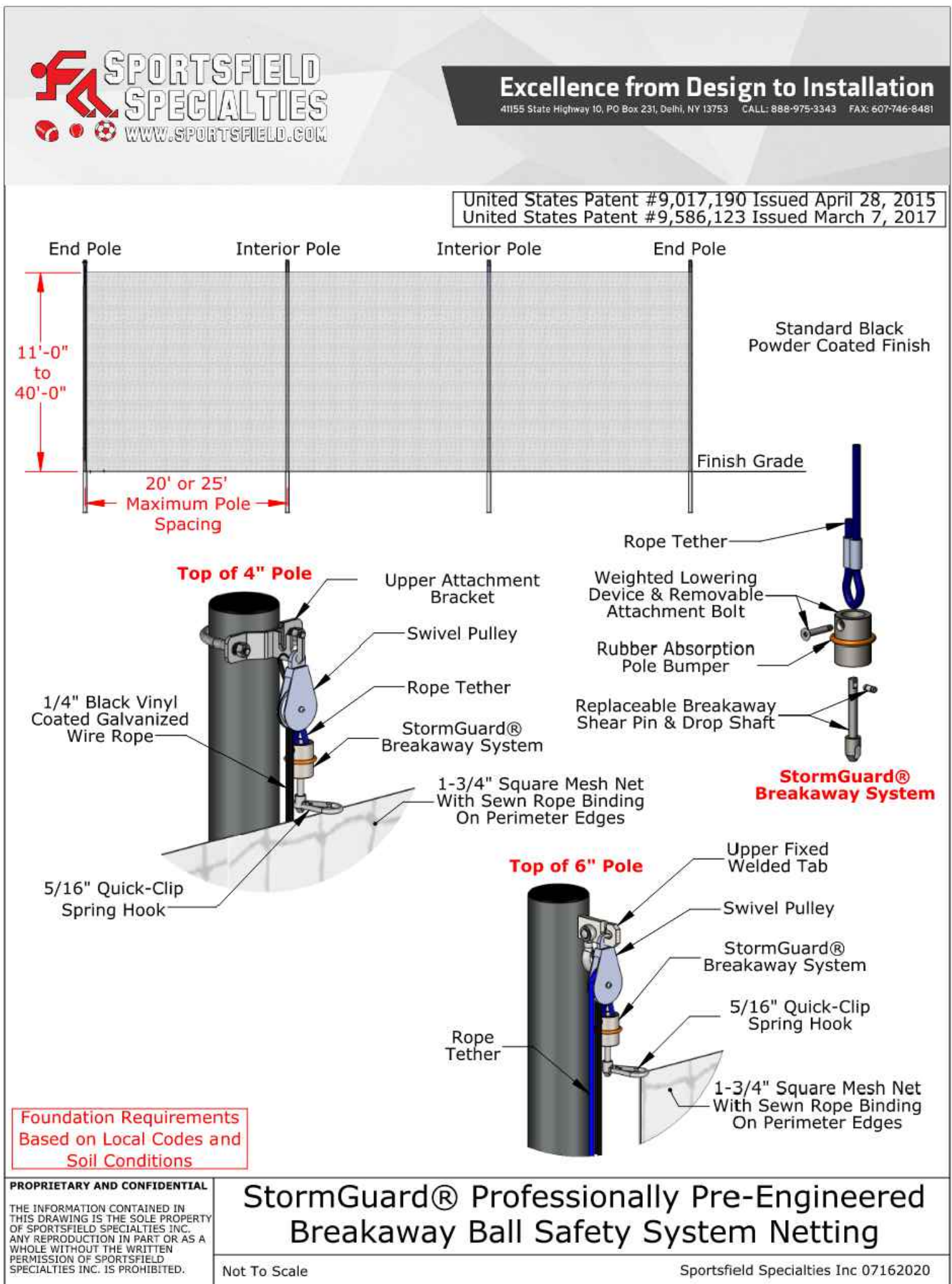
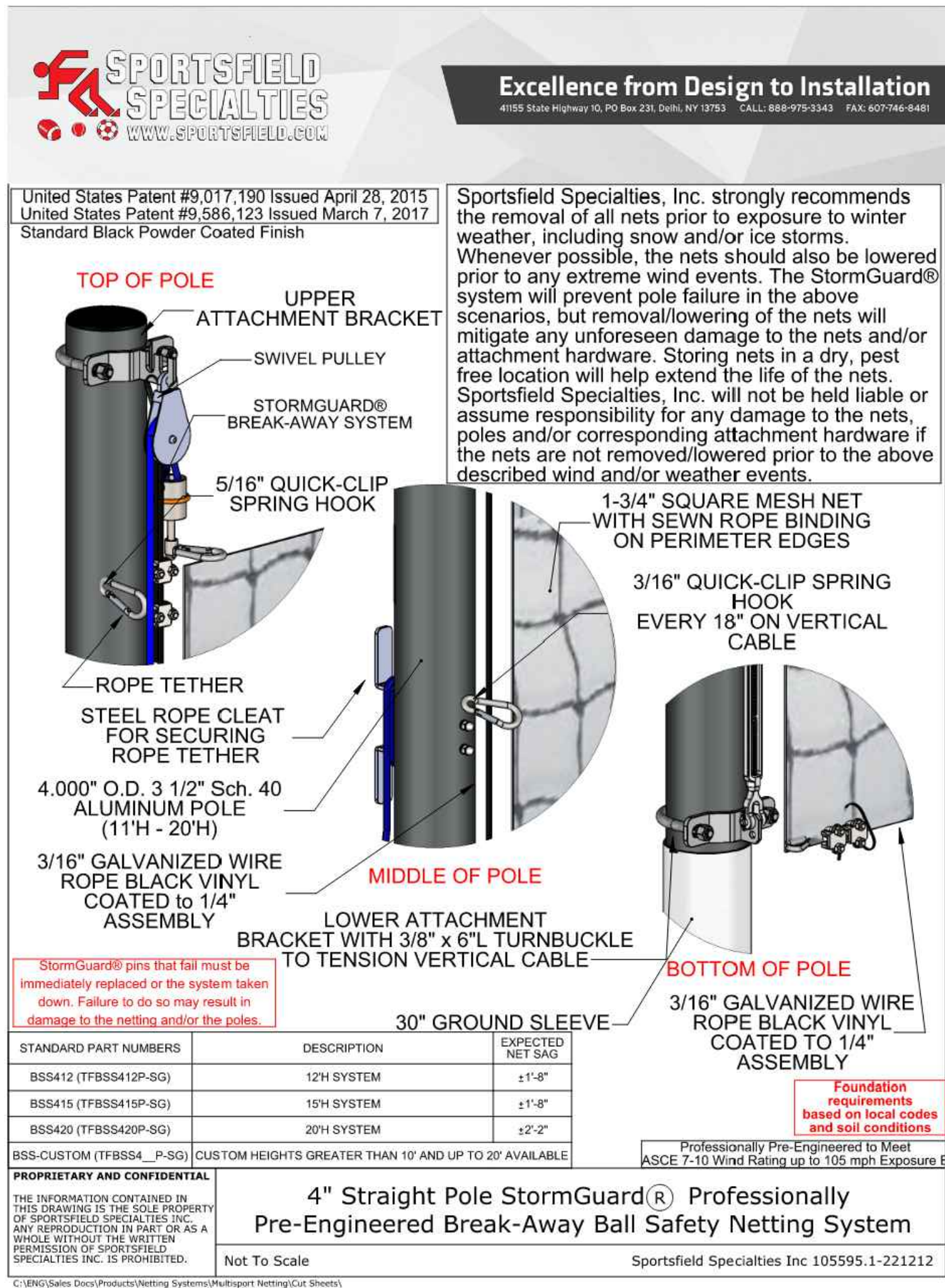
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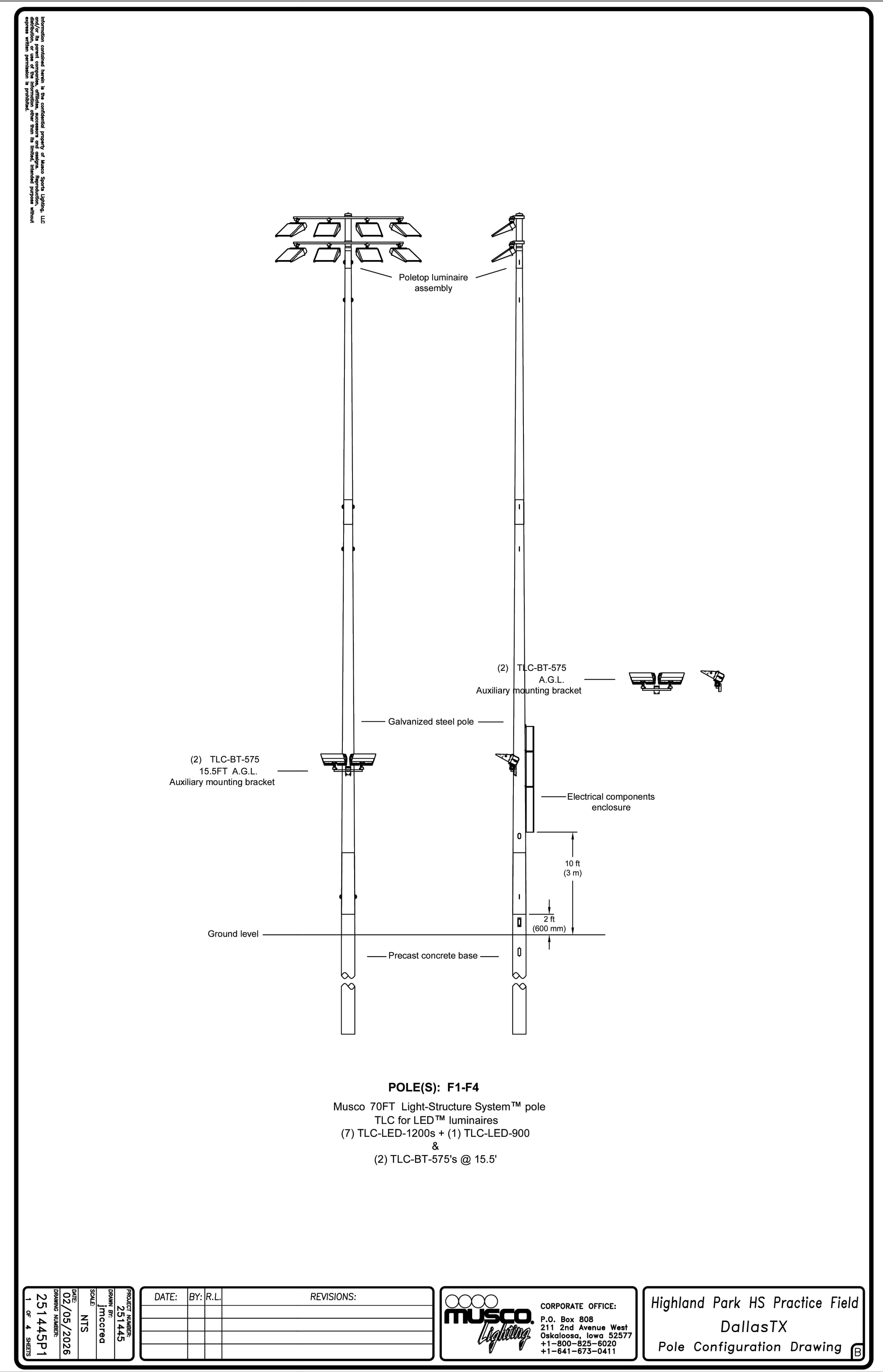
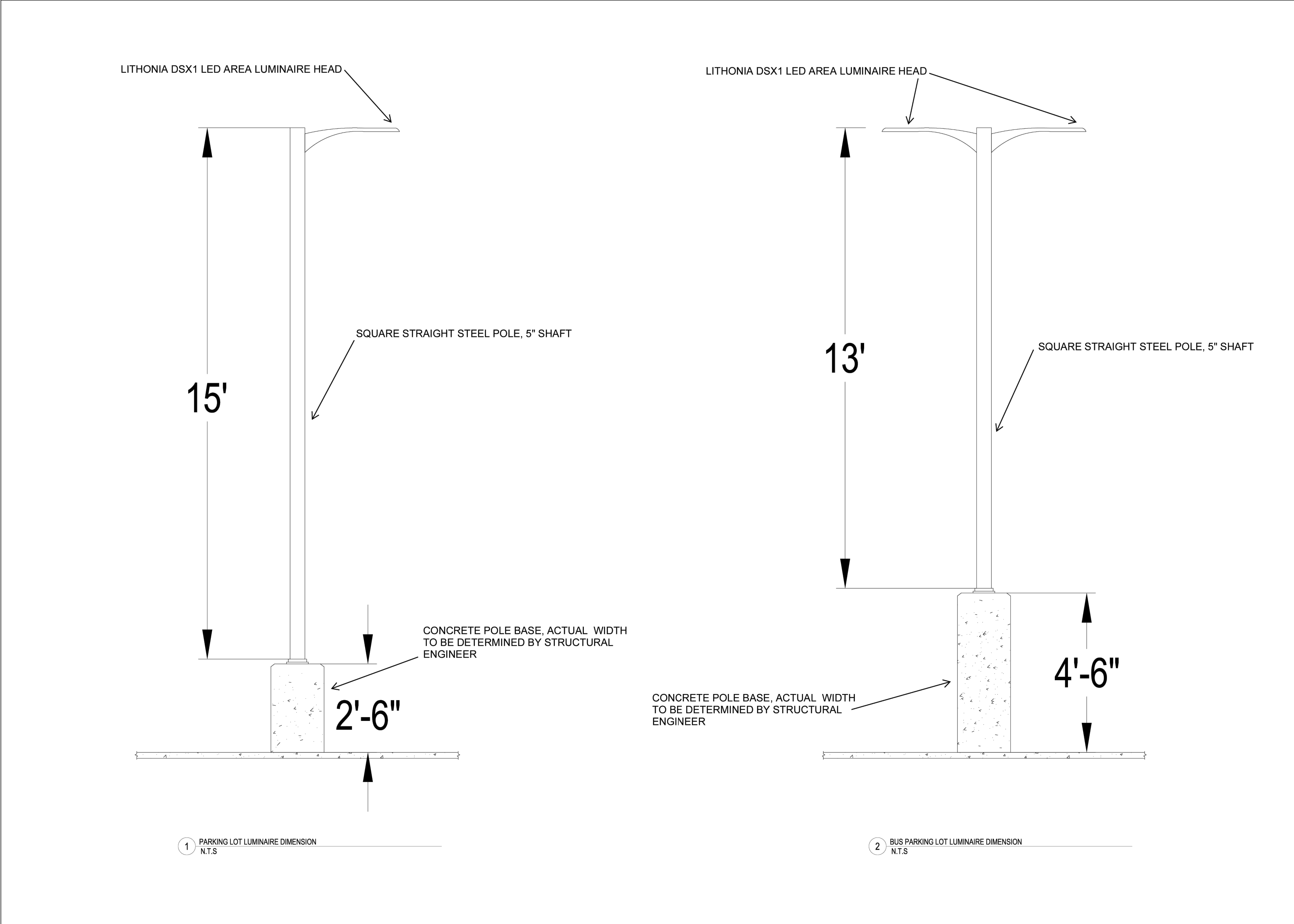
SHEET TITLE

SITE DETAILS -
NETTING

SHEET NO.

C03.21





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SHEET TITLE

SITE DETAILS -
LIGHTING

SHEET NO.

C03.22

DAKTRONICS FB-2023 PRODUCT SPECIFICATIONS

HAWKS

Optional Custom Vinyl Team Name Or

HAWKS

Optional 8x48 Team Name Message Centers (TNMCs)

HOME

21

7:23

GUEST

14

3

DOWN

TO GO

BALL ON

QTR

3

T.O.L.

1

10

40

3

T.O.L.

DOWN

100.00

Optional Backlit Captions Or

Optional Electronic Captions

This outdoor LED football/track scoreboard displays period time to 99:59, HOME and GUEST scores to 99, T.O.L (time outs left) to nine, and DOWN/TO GO/BALL ON/QTR (quarter) information. Arrows indicate possession. Track running time displays to 1/10 of a second, while lead split and finish times display to 1/100 of a second. Scoreboard comes standard with track captions on changeable panels. When period time is less than one minute, the scoreboard displays time to 1/10 of a second.

	VINYL CAPTIONS (STANDARD)	TNMCs & VINYL CAPTIONS	TNMCs & ELECTRONIC CAPTIONS	BACKLIT CAPTIONS
POWER (120 VAC)	Red/Amber Digits 340 Watts, 2.9 Amps White Digits 710 Watts, 6.0 Amps	440 Watts, 3.7 Amps 940 Watts, 7.9 Amps	620 Watts, 5.2 Amps 1300 Watts, 10.9 Amps	550 Watts, 4.6 Amps 920 Watts, 7.7 Amps
UNCRATED WEIGHT	Top Section 410 lb (186 kg) Bottom Section 410 lb (186 kg) Total 820 lb (372 kg)	530 lb (240 kg) 410 lb (186 kg) 940 lb (426 kg)	530 lb (240 kg) 570 lb (259 kg) 1100 lb (499 kg)	474 lb (215 kg) 490 lb (222 kg) 964 lb (437 kg)

*Scoreboard requires a dedicated circuit. Models with 240 VAC power at half the indicated amperage are also offered (International Use Only).

DIGITS & INDICATORS

- Clock digits are 30" (762 mm) high. T.O.L. digits are 18" (457 mm) high. All other digits are 24" (610 mm) high.
- Select red, amber, or white LED digits and indicators.
- Scoreboard features weather-sealed PanaView® digits (see DD249564d).
- Digits may be dimmed for night viewing.

DISPLAY COLOR

Choose a color from the Daktronics standard paint book (see SL02730).

CONSTRUCTION

Alcoa aluminum alloy 5052 for excellent corrosion resistance

PRODUCT SAFETY APPROVAL

ETL-listed to UL 48, tested to CSA standards, and CE-labeled

WWW.DAKTRONICS.COM E-MAIL: SALES@DAKTRONICS.COM

201 Daktronics Drive, PO Box 5128, Brookings, SD 57006
Phone: 1-800-323-8764 or 605-697-4746 Fax: 605-697-4746
DD2167306 01/27/25 Page 1 of 10

DAKTRONICS FB-2023 PRODUCT SPECIFICATIONS

CONTROL CONSOLE

All Sport® 5000 (see SL03991)

DAK Score & MX-1 (see DD3888368)

CONTROL OPTIONS

Wireless: 2.4 GHz spread spectrum radios feature 64 non-interfering channels and 8 broadcast groups (see SL04370). This is a popular upgrade.

Wired: Two-pair shielded cable of 22 AWG minimum is required. A cover plate with mounted connector and standard 2" x 4" x 2" (51 mm x 102 mm x 51 mm) outlet box is provided. Connector mates with signal cable from control console.

CUSTOMER-SUPPLIED mobile device or tablet with DAK Score app installed communicates via **Bluetooth®** wireless technology to an MX-1 Interface Box that controls the scoreboard through 2.4 GHz radio or wired connection. **Track timing not currently supported.**

SEGMENT TIMER MODE

The segment timer mode is ideal for keeping practices on schedule. The horn at the end of a segment allows coaches and athletes to focus on the practice and to listen for the horn when it is time to change drills (see SL04004).

TIME OF DAY MODE

This scoreboard features a Time of Day (TOD) mode that allows it to act as a clock when the control console is unplugged or out of the scoreboard installation manual for instructions on how to enable the Time of Day mode.

MOUNTING

Scoreboard is typically mounted on two vertical beams or poles. Hardware to mount scoreboard on two beams is included; hardware for more beams is at additional cost. Standard mounting uses I-beam clamps. Optional mounting method using angle brackets is also offered; maximum beam width is 12" (305 mm) and maximum beam depth is 22" (559 mm). Refer to additional drawings for more information on mounting methods.

SERVICE ACCESS

Digit panels and electronics are serviced from the front of the scoreboard.

GENERAL INFORMATION

Scoreboard provides scoring capabilities for two teams. 100% solid state electronics are housed in an all aluminum cabinet. Scoreboard is shipped in two sections. Scoreboard power is to be provided on a dedicated circuit to prevent loss of game information due to failure of another component on the circuit. Specifications and pricing are subject to change without notice.

ADVERTISING/IDENTIFICATION PANELS

Backlit & Non-Backlit:

1'-6" H x 25'-0" W (457 mm x 7.62 m)
2'-0" H x 25'-0" W (610 mm x 7.62 m)
2'-6" H x 25'-0" W (762 mm x 7.62 m)
3'-0" H x 25'-0" W (914 mm x 7.62 m)
4'-0" H x 25'-0" W (1.22 m x 7.62 m)

For additional non-backlit panel sizes, see SL03761.

FAN FAVORITE OPTIONS

These are the most commonly requested enhancements:

- Custom vinyl team name caption in place of HOME *or* Two Digital Team Name Message Centers (TNMCs) in place of HOME and GUEST captions (see DD1696558) *or* Backlit team name captions
- Horn

OTHER ACCESSORIES & UPGRADES

The options below are available for additional customization:

- Backlit captions *or* electronic captions
- Baseball, lacrosse/field hockey and soccer captions on changeable panels
- LED colon & decimal
- Individual digit protective screens (see SL04939)
- Protective netting (see DD2690222)
- Angle bracket mounting method

COMPLETE YOUR SYSTEM

Contact Daktronics about adding any of this equipment to create a unique scoring and display system:

- Advertising/identification panels
- Decorative accents
- Play clocks (Delay of game timers)
- Sportsound® Audio
- Video displays
- Live web streaming of scores and stats

FOR ADDITIONAL INFORMATION

- Installation Specifications: DWG-1183308 (attached)
- Standard I-beam Mounting: DWG-1052565 (attached)
- VX I-beam Mounting: DWG-3918361 (attached)
- Optional Pole Mounting: DWG-1048184 (attached)
- Component Locations (Red/Amber Digits): DWG-1072179 (attached)
- Component Locations (White Digits): DWG-3025590 (attached)
- Architectural Specifications: See SL10094

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DD2167306 01/27/25 Page 2 of 10

DAKTRONICS FB-2023 PRODUCT SPECIFICATIONS

ALTERNATE CAPTIONS & SCORING MODES

HOME

12

10:40

GUEST

14

DOWN

TO GO

BALL ON

QTR

3

T.O.L.

1

10

40

3

T.O.L.

Segment Timer Mode

HOME

8:09

GUEST

14

DOWN

TO GO

BALL ON

QTR

3

T.O.L.

1

10

40

3

T.O.L.

Standalone Time of Day Mode

HAWKS

21

7:23

BEARS

14

3

DOWN

TO GO

BALL ON

QTR

3

T.O.L.

1

10

40

3

T.O.L.

Football Mode –
Optional TNMCs shown

HOME

18

3:15.68

GUEST

11

PLACE

EVENT

HEAT

LANE

11

T.O.L.

1

8

3

4

T.O.L.

Vinyl Track Captions
Included on
Changeable Panels

HOME

18

3:15.68

GUEST

11

PLACE

EVENT

HEAT

LANE

11

T.O.L.

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8

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4

T.O.L.

Track Mode, EVENT/HEAT –
vinyl, backlit & electronic captions shown

HOME

18

3:15.68

GUEST

11

PLACE

EVENT

HEAT

LANE

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T.O.L.

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T.O.L.

Track Mode, EVENT/HEAT –
vinyl, backlit & electronic captions shown

HOME

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3:15.68

GUEST

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Track Mode, EVENT/HEAT –
vinyl, backlit & electronic captions shown

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3:15.68

GUEST

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Track Mode, EVENT/HEAT –
vinyl, backlit & electronic captions shown

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T.O.L.

PHOTOMETRIC SITE PLAN GENERAL NOTES

1. THESE PLANS ARE ACCURATE AND DESIGNED IN COMPLIANCE WITH AND MEET THE REQUIREMENTS OF THE CITY OF xx / TOWN OF xx SUBMISSION OF PLANS.
2. ALL CALCULATIONS SHOWN ARE AT THE GROUND LEVEL AND ARE MEASURED HORIZONTALLY.
3. LIGHTING CALCULATIONS HAVE BEEN PRODUCED USING AGI32 LIGHTING SOFTWARE BY LIGHTING ANALYSTS, INC.

EDIT ME



ARCHITECT

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5801 Tennyson Pkwy, Suite 100
Plano, Texas 75024
Main Phone: 972.265.1885
www.vlkarchitects.com

FOOD SERVICE

JMK
3431 Lakeview Pkwy Ste 205
Rowlett, TX 75088
Main Phone: 214.227.2481
www.jmkda.net

M.E.P. ENGINEER

EMA ENGINEERING
328 S Broadway Ave
Tyler, Texas 75702
Main Phone: 903.581.2677
www.emaengineer.com

CONSTRUCTION MANAGER

LEE LEWIS CONSTRUCTION
17177 Preston Rd #160,
Dallas, TX 75248
Main Phone: 972.818.0700
www.leelewis.com

ROOFING

DRYTEC
8750 N Central Expy #75231
Dallas, TX 75231
Main Phone: 214.363.2192
www.drytecmtc.com

100% Construction Documents Review

REVIEW ONLY

NOT FOR REGULATORY
APPROVAL, PERMITTING,
OR CONSTRUCTION

Engineer: James M. Tate III

License State: TX License No.: 102427

Date: 2/2/2026 4:03:32 PM

Project Issued: 03/14/2025

REVISIONS

Revision No. Revision Date

Director MN

Proj. Arch. HA

PROJECT NO.

25-0004.00

SHEET TITLE

PHOTOMETRIC SITE PLAN

SHEET NO.

ES1.2

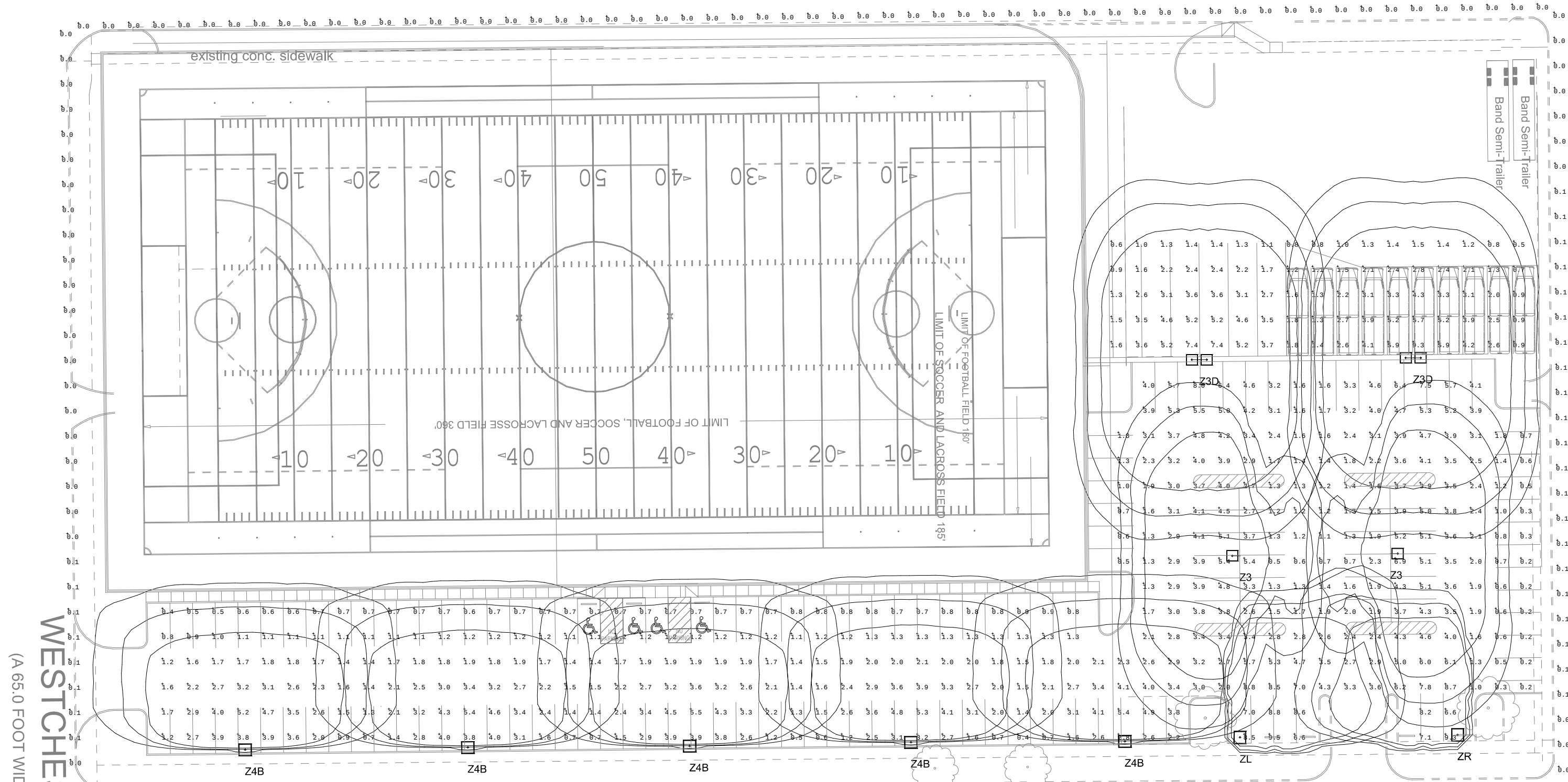
COPYRIGHT © 2025 VLK ARCHITECTS

HIGHLAND PARK ISD
4220 Emerson Ave, Dallas, TX 75205

HIGHLAND PARK HIGH SCHOOL RENOVATION

LOVERS LANE

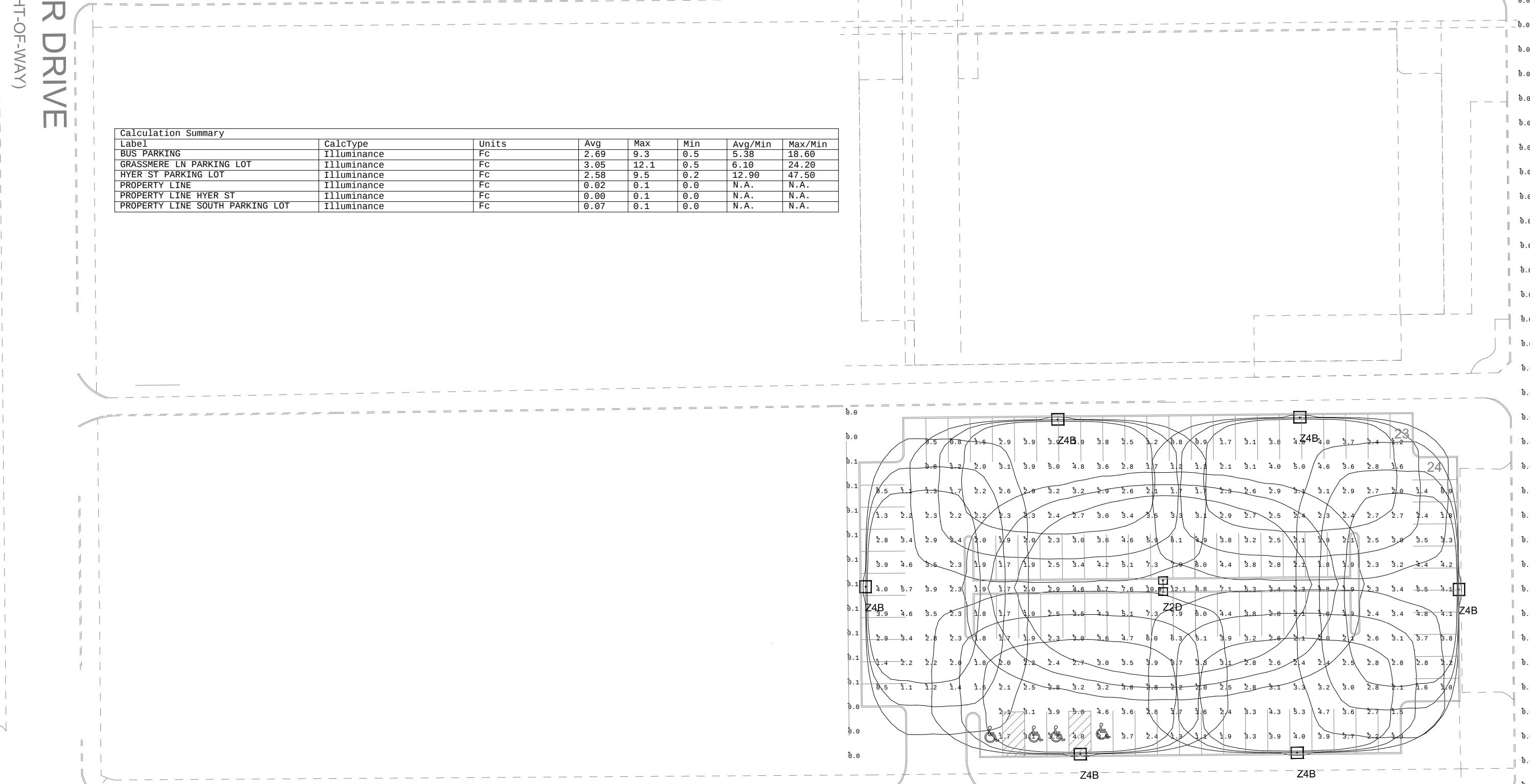
(A 62.0 FOOT WIDTH RIGHT-OF-WAY)



HYER STREET

(A 45.0 FOOT WIDTH RIGHT-OF-WAY)

Calculation Summary							
LEAST	ColType	UNITS	Avg	Max	Min	Avg/Min	Max/Min
100	ILLUMINANCE	FC	2.89	9.3	0.5	9.58	38.66
100	ILLUMINANCE	FC	3.86	12.1	0.5	15.16	24.26
100	ILLUMINANCE	FC	2.88	9.5	0.2	37.88	47.88
100	ILLUMINANCE	FC	0.87	6.1	0.0	N/A	N/A
100	ILLUMINANCE	FC	0.89	6.1	0.0	N/A	N/A
100	ILLUMINANCE	FC	0.87	6.1	0.0	N/A	N/A



GRASSMERE LANE

(A 45.0 FOOT WIDTH RIGHT-OF-WAY)

1 PHOTOMETRIC SITE PLAN
1"=40'-0"

EMA Engineering & Consulting, Inc.
Tyler | Austin | Houston | El Paso
DFW | San Antonio | Shreveport
Texas Firm Registration No. F-893
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SUBMISSION OF BID WILL BE CONSIDERED ACKNOWLEDGMENT THAT THE CONTRACTOR HAS VISITED THE SITE AND HAS VERIFIED ALL EXISTING JOB CONDITIONS AND INCLUDED ANY NECESSARY MODIFICATION TO EXISTING AND NEW WORK REQUIRED FOR INSTALLATION OF A COMPLETE AND WORKING SYSTEM.



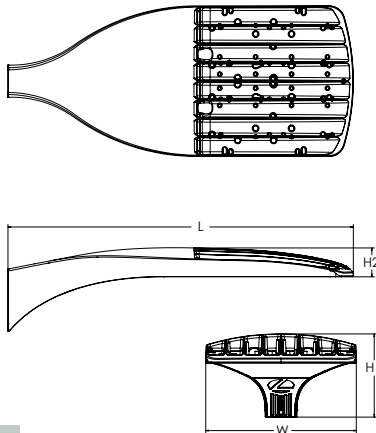
D-Series Size 1 LED Area Luminaire



d#series

Specifications

EPA:	0.69 ft ² (0.06 m ²)
Length:	32.71" (83.1 cm)
Width:	14.26" (36.2 cm)
Height H1:	7.88" (20.0 cm)
Height H2:	2.73" (6.9 cm)
Weight:	34 lbs (15.4 kg)



Design Select options indicated by this color background.

Catalog
Number

Notes

Type

Hit the Tab key or mouse over the page to see all interactive elements.

Introduction

The modern styling of the D-Series features a highly refined aesthetic that blends seamlessly with its environment. The D-Series offers the benefits of the latest in LED technology into a high performance, high efficacy, long-life luminaire.

The photometric performance results in sites with excellent uniformity, greater pole spacing and lower power density. D-Series outstanding photometry aids in reducing the number of poles required in area lighting applications with typical energy savings of 65% and expected service life of over 100,000 hours.



design select

Items marked by a shaded background qualify for the Design Select program and ship in 15 days or less. To learn more about Design Select, visit www.acuitybrands.com/designselect.

*See ordering tree for details

Ordering Information

EXAMPLE: DSX1 LED P7 40K 70CRI T3M MVOLT SPA NLTAIR2 PIRHN DDBXD

DSX1 LED						
Series	LEDs	Color temperature ²	Color Rendering Index ²	Distribution	Voltage	Mounting
DSX1 LED	Forward optics P1 P6 P2 P7 P3 P8 P4 P9 P5 Rotated optics P10 ¹ P12 ¹ P11 ¹ P13 ¹	(this section 70CRI only) 30K 3000K 40K 4000K 50K 5000K 27K 2700K 30K 3000K 35K 3500K 40K 4000K 50K 5000K	70CRI 70CRI 70CRI 80CRI 80CRI 80CRI 80CRI 80CRI	AFR Automotive front row T1S Type I short T2M Type II medium T3M Type III medium T3LG Type III low glare ³ T4M Type IV medium T4LG Type IV low glare ³ TFTM Forward throw medium TSM Type V medium TSLG Type V low glare TSW Type V wide BLC3 Type III backlight control ³ BLC4 Type IV backlight control ³ LCCO Left corner cutoff ³ RCCO Right corner cutoff ³	MVOLT (120V-277V) ⁴ HVOLT (347V-480V) ^{5,6} XVOLT (277V - 480V) ^{7,8} 120 ^{16,26} 208 ^{16,26} 240 ^{16,26} 277 ^{16,26} 347 ^{16,26} 480 ^{16,26}	Shipped included SPA Square pole mounting (#8 drilling) RPA Round pole mounting (#8 drilling) SPA5 Square pole mounting #5 drilling ⁹ RPA5 Round pole mounting #5 drilling ⁹ SPA8N Square narrow pole mounting #8 drilling WBA Wall bracket ¹⁰ MA Mast arm adapter (mounts on 2 3/8" OD horizontal tenon)

Control options	Other options	Finish (required)
Shipped installed NLTAIR2 PIRHN nLight AIR gen 2 enabled with bi-level motion / ambient sensor, 8-40' mounting height, ambient sensor enabled at 2fc. ^{11,12,20,21} PIR High/low, motion/ambient sensor, 8-40' mounting height, ambient sensor enabled at 2fc. ^{11,20,21} PER NEMA twist-lock receptacle only (controls ordered separately) ¹⁴ PER5 Five-pin receptacle only (controls ordered separate) ^{14,21} PER7 Seven-pin receptacle only (controls ordered separate) ^{18,21} FAO Field adjustable output ^{15,21} BL30 Bi-level switched dimming, 30% ^{16,21} BL50 Bi-level switched dimming, 50% ^{16,21} DMG 0-10v dimming wires pulled outside fixture (for use with an external control, ordered separately) ¹⁷ DS Dual switching ^{18,19,21}	Shipped installed SPD20KV 20KV surge protection HS Houseside shield (black finish standard) ²² L90 Left rotated optics ¹ R90 Right rotated optics ¹ CCE Coastal Construction ²³ HA 50°C ambient operation ²⁴ BAA Buy America(n) Act and/or Build America Buy America Qualified SF Single fuse (120, 277, 347V) ²⁵ DF Double fuse (208, 240, 480V) ²⁶ Shipped separately EGSR External Glare Shield (reversible, field install required, matches housing finish) BSDB Bird Spikes (field install required)	DDBXD Dark Bronze DBLXD Black DNAXD Natural Aluminum DWHXD White DDBTXD Textured dark bronze DBLBXD Textured black DNATXD Textured natural aluminum DWHGXD Textured white



COMMERCIAL OUTDOOR

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DSX1-LED
Rev. 08/28/25
Page 1 of 10

Ordering Information

Accessories

Ordered and shipped separately.

DLL127F 1.5 JU	Photocell - SSL twist-lock (120-277V) ²⁵
DLL347F 1.5 CUL JU	Photocell - SSL twist-lock (347V) ²⁵
DLL480F 1.5 CUL JU	Photocell - SSL twist-lock (480V) ²⁵
DSHORT SBK	Shorting cap ²⁵
DSX1HS P#	House-side shield (enter package number 1-13 in place of #)
DSXRPA (FINISH)	Round pole adapter (#8 drilling, specify finish)
DSXSPA5 (FINISH)	Square pole adapter #5 drilling (specify finish)
DSXRPA5 (FINISH)	Round pole adapter #5 drilling (specify finish)
DSX1EGSR (FINISH)	External glare shield (specify finish)
DSX1BSDB (FINISH)	Bird spike deterrent bracket (specify finish)

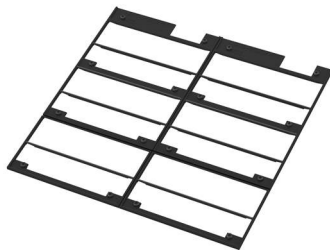
NOTES

- Rotated optics available with packages P10, P11, P12 and P13. Must be combined with option L90 or R90.
- 30K, 40K, and 50K available in 70CRI and 80CRI. 27K and 35K only available with 80CRI. Contact Technical Support for other possible combinations.
- T3LG, T4LG, BLC3, BLC4, LCCO, RCCO not available with option HS.
- MVOLT driver operates on any line voltage from 120-277V (50/60 Hz).
- HVOLT driver operates on any line voltage from 347-480V (50/60 Hz).
- HVOLT not available with package P1 and P10 when combined with option NLTAIR2 PIRHN or option PIR.
- XVOLT operates with any voltage between 277V and 480V (50/60 Hz).
- XVOLT not available in packages P1 or P10. XVOLT not available with P1, P2, P5, P7, P9, P10, P11 and P13 when combined with option NLTAIR2 PIRHN or PIR. XVOLT not available with fusing (SF or DF).
- SPA5 and RPA5 for use with #5 drilling only (Not for use with #8 drilling).
- WBA cannot be combined with Type 5 distributions plus photocell (PER).
- NLTAIR2 and PIRHN must be ordered together. For more information on nLight AIR2 visit this [link](#).
- NLTAIR2 PIRHN not available with other controls including PIR, PER, PER5, PER7, FAO, BL30, BL50, DMG and DS. NLTAIR2 PIRHN not available with P1 and P10 using HVOLT.
- PIR not available with NLTAIR2 PIRHN, PER, PER5, PER7, FAO BL30, BL50, DMG and DS.
- PER/PER5/PER7 not available with NLTAIR2 PIRHN, PIR, BL30, BL50, FAO, DMG and DS. Photocell ordered and shipped as a separate line item from Acuity Brands Controls. See accessories. Shorting Cap included.
- FAO not available with other dimming control options NLTAIR2 PIRHN, PIR, PER5, PER7, BL30, BL50, DMG and DS.
- BL30 and BL50 are not available with NLTAIR2 PIRHN, PIR, PER, PER5, PER7, FAO, DMG and DS. BL30 or BL50 must specify 120 or 277V.
- DMG not available with NLTAIR2 PIRHN, PIR, PER, PER5, PER7, BL30, BL50, FAO and DS.
- DS not available with NLTAIR2 PIRHN, PIR, PER, PER5, PER7, BL30, BL50, FAO and DMG.
- DS requires (2) separately switched circuits. DS provides 50/50 fixture operation via (2) different sets of leads using (2) drivers. DS only available with packages P8, P9, P10, P11, P12 and P13.
- Reference Motion Sensor Default Settings table on page 4 to see functionality.
- Reference Controls Options table on page 4.
- HS not available with T3LG, T4LG, BLC3, BLC4, LCCO and RCCO distribution. Also available as a separate accessory; see Accessories information.
- CCE option not available with option BS and EGSR. Contact Technical Support for availability.
- Option HA not available with performance packages P4, P5, P7, P8, P9 and P13.
- Requires luminaire to be specified with PER, PER5 or PER7 option. See Controls Table on page 4.
- Single fuse (SF) requires 120V, 277V, or 347V. Double fuse (DF) requires 208V, 240V or 480V. XVOLT not available with fusing (SF or DF).

Shield Accessories



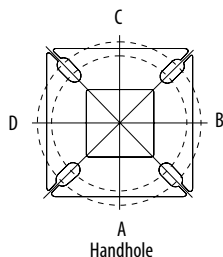
External Glare Shield (EGSR)



House Side Shield (HS)

Drilling

HANDHOLE ORIENTATION

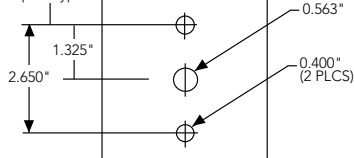


Handhole

Template #8

Top of Pole

1.75" for aluminum poles
2.75" for other pole types



Tenon Mounting Slipfitter

Tenon O.D.	Mounting	Single Unit	2 @ 180	2 @ 90	3 @ 90	3 @ 120	4 @ 90
2-3/8"	RPA	AS3-5 190	AS3-5 280	AS3-5 290	AS3-5 390	AS3-5 320	AS3-5 490
2-7/8"	RPA	AST25-190	AST25-280	AST25-290	AST25-390	AST25-320	AST25-490
4"	RPA	AST35-190	AST35-280	AST35-290	AST35-390	AST35-320	AST35-490

Mounting Option	Drilling Template	Single	2 @ 180	2 @ 90	3 @ 90	3 @ 120	4 @ 90
Head Location		Side B	Side B & D	Side B & C	Side B, C & D	Round Pole Only	Side A, B, C & D
Drill Nomenclature	#8	DM19AS	DM28AS	DM29AS	DM39AS	DM32AS	DM49AS
Minimum Acceptable Outside Pole Dimension							
SPA	#8	3.5"	3.5"	3.5"	3.5"		3.5"
RPA	#8	3"	3"	3"	3"	3"	3"
SPA5	#5	3"	3"	3"	3"		3"
RPA5	#5	3"	3"	3"	3"	3"	3"
SPA8N	#8	3"	3"	3"	3"		3"

DSX1 Area Luminaire - EPA

*Includes luminaire and integral mounting arm. Other tenons, arms, brackets or other accessories are not included in this EPA data.

Fixture Quantity & Mounting Configuration	Single DM19	2 @ 180 DM28	2 @ 90 DM29	3 @ 90 DM39	3 @ 120 DM32	4 @ 90 DM49
Mounting Type						
DSX1 with SPA	0.69	1.38	1.23	1.54	---	1.58
DSX1 with SPA5, SPA8N	0.70	1.40	1.30	1.66	---	1.68
DSX1 with RPA, RPA5	0.70	1.40	1.30	1.66	1.60	1.68
DSX1 with MA	0.83	1.66	1.50	2.09	2.09	2.09

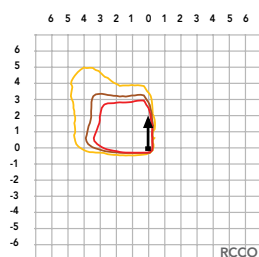
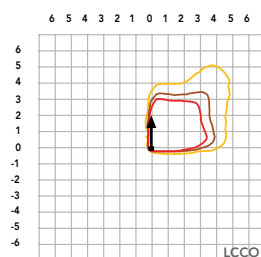
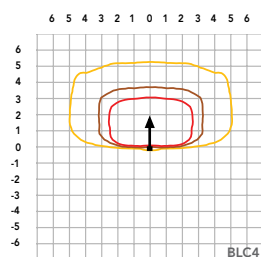
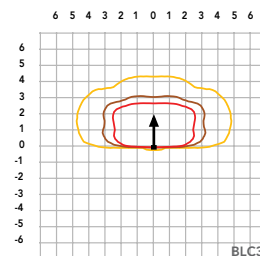
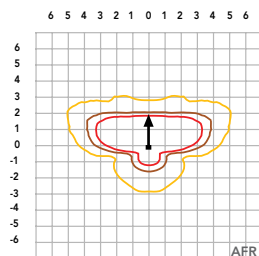
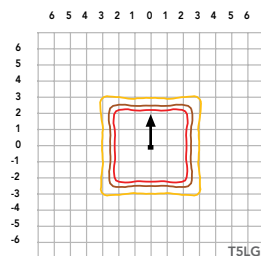
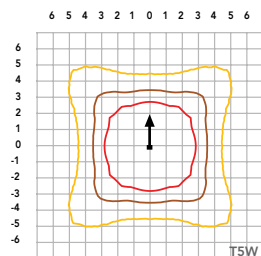
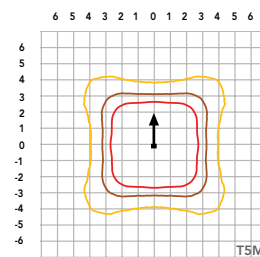
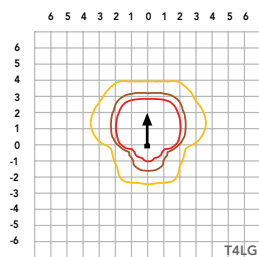
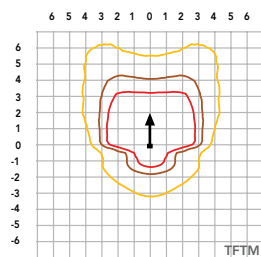
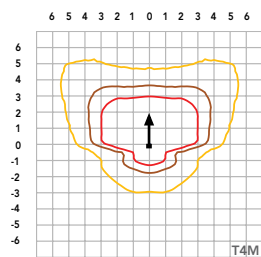
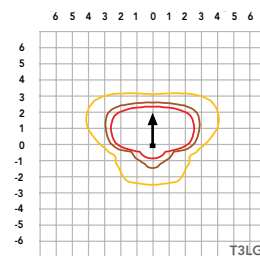
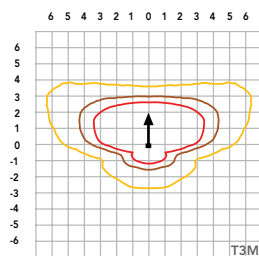
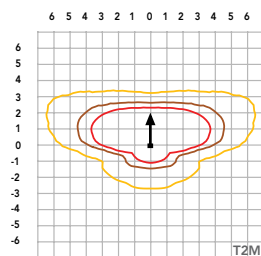
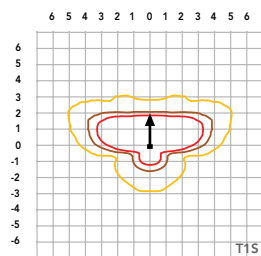
Photometric Diagrams

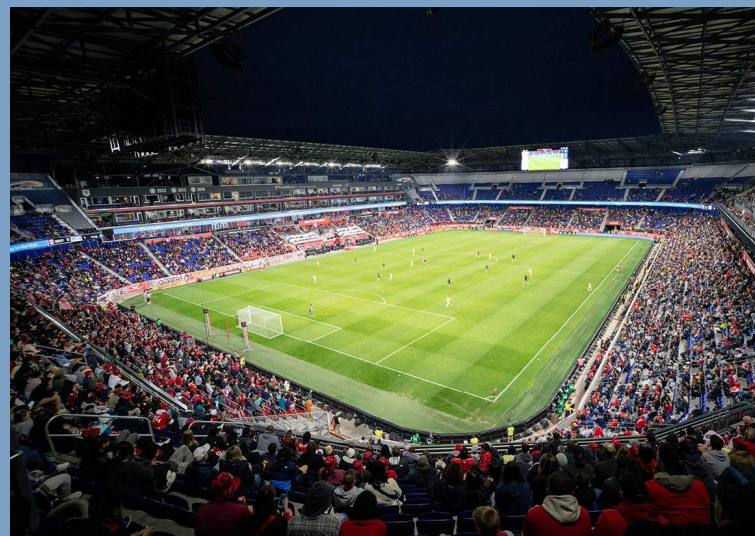
To see complete photometric reports or download .ies files for this product, visit Lithonia Lighting's [homepage](https://www.lithonia.com).

Isofootcandle plots for the DSX1 LED P9 40K 70CRI. Distances are in units of mounting height (25').

LEGEND

- 0.1 fc
- 0.5 fc
- 1.0 fc





Sports Illustrated Stadium, Harrison, New Jersey, USA



UBS Arena, Elmont, New York, USA



Iowa Women of Achievement Bridge, Des Moines, Iowa, USA



Tottenham Hotspur FC Training Ground, Tottenham, London, UK

Highland Park HS Practice Field

Dallas, TX



Sales Representative: Chris Johnson · Designed By: Jake McCrea · Design No.: 251445A · January 29, 2026

Highland Park HS Practice Field
Dallas,TX

LIGHTING SYSTEM

Structure/Fixture Summary						
Structure ID	Structure Height	Fixt. Attachment Ht.	Fixture Qty	Fixture Type	Load	Circuit
F1-F4	70'	70'	1	TLC-LED-900	0.88 kW	A
		70'	7	TLC-LED-1200	8.19 kW	A
		16'	2	TLC-BT-575	1.15 kW	A
4			40		40.88 kW	

Circuit Summary			
Circuit	Description	Load	Fixture Qty
A	Football	40.88 kW	40

Fixture Type Summary								
Type	Circuit	Source	Wattage	Lumens	L90	L80	L70	Quantity
TLC-BT-575	A	LED 5700K - 75 CRI	575W	52,000	>120,000	>120,000	>120,000	8
TLC-LED-1200	A	LED 5700K - 75 CRI	1170W	150,000	>120,000	>120,000	>120,000	28
TLC-LED-900	A	LED 5700K - 75 CRI	880W	104,000	>120,000	>120,000	>120,000	4

Single Fixture Amperage Draw Chart								
Driver Specifications (.90 min power factor)			Line Amperage Per Fixture (max draw)					
Single Phase Voltage			208 (60)	220 (60)	240 (60)	277 (60)	347 (60)	480 (60)
TLC-LED-1200			6.9	6.5	6.0	5.2	4.2	3.0
TLC-LED-900			5.2	4.9	4.5	3.9	3.1	2.3
TLC-BT-575			3.3	3.2	2.9	2.5	2.0	1.5

Light Level Summary

Calculation Grid Summary								
Grid Name	Calculation Metric	Illumination Ave					Circuits	Fixture Qty
		Ave	Min	Max	Max/Min	Ave/Min		
Blanket Grid	Horizontal	6.85	0	65	-	-	A	40
Football	Horizontal Illuminance	55.40	46	62	1.36	1.21	A	40
Property Spill Line	Horizontal	3.16	0	17	-	-	A	40
Soccer	Horizontal Illuminance	52.79	41	64	1.56	1.29	A	40

Guaranteed Performance: The ILLUMINATION described above is guaranteed per your Musco Warranty document.

Field Measurements: Individual field measurements may vary from computer-calculated predictions.

Electrical System Requirements: Refer to Amperage Draw Chart and/or the "Musco Control System Summary" for electrical sizing.

Installation Requirements: Results assume ± 3% nominal voltage at line side of the driver and structures located within 3 feet (1m) of design locations.



Equipment List For Areas Shown							
Structure				Fixtures			
QTY	STRUCTURE ID	SIZE	GRADE ELEVATION	ABOVE FIELD LEVEL	FIXTURE TYPE	QTY/POLE	THIS GRID
4	F1-F4	70'	-	70'	TLC-LED-1200	7	7
				70'	TLC-LED-900	1	1
				15.5'	TLC-BT-575	2	2
4	Totals					40	40

Above Field Level is height of fixtures above area shown

Highland Park HS Practice Field

Dallas,TX

Grid Summary

Name: Football
Size: 360' x 160'
Spacing: 30.0' x 30.0'
Height: 3.0' above grade

Illumination Summary

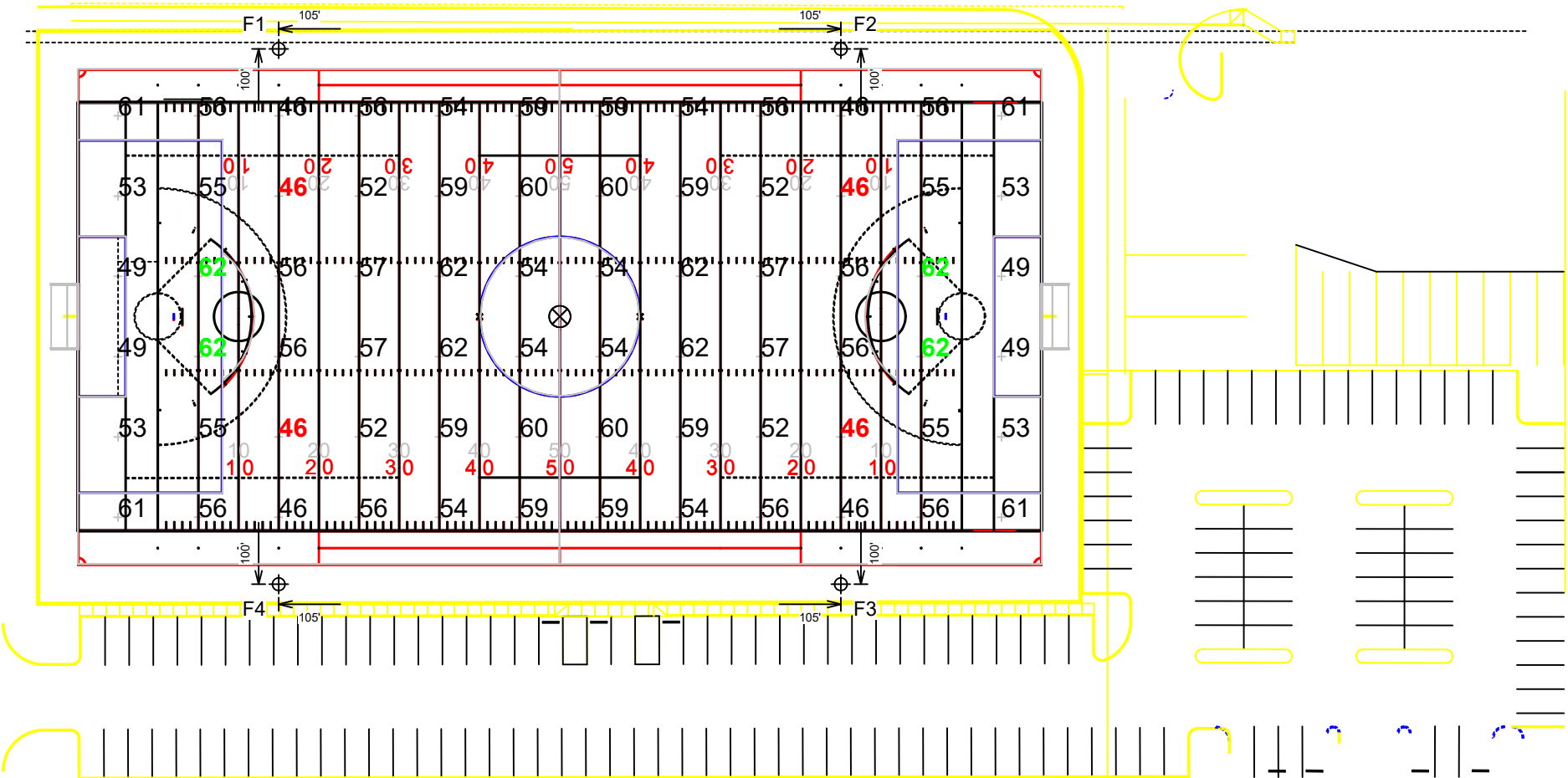
MAINTAINED HORIZONTAL FOOTCANDLES	
Entire Grid	
Guaranteed Average:	50
Scan Average:	55.40
Maximum:	62
Minimum:	46
Avg/Min:	1.21
Guaranteed Max/Min:	2
Max/Min:	1.36
UG (adjacent pts):	1.25
CU:	0.72
No. of Points:	72
FIXTURE INFORMATION	
Applied Circuits:	A
No. of Fixtures:	40
Total Load:	40.88 kW

Guaranteed Performance: The ILLUMINATION described above is guaranteed per your Musco Warranty document.

Field Measurements: Individual field measurements may vary from computer-calculated predictions.

Electrical System Requirements: Refer to Amperage Draw Chart and/or the "Musco Control System Summary" for electrical sizing.

Installation Requirements: Results assume ± 3% nominal voltage at line side of the driver and structures located within 3 feet (1m) of design locations.



Pole location(s) ⊕ dimensions are relative to 0,0 reference point(s) ⊗



Equipment List For Areas Shown							
Structure				Fixtures			
QTY	STRUCTURE ID	SIZE	GRADE ELEVATION	ABOVE FIELD LEVEL	FIXTURE TYPE	QTY/POLE	THIS GRID
4	F1-F4	70'	-	70'	TLC-LED-1200	7	7
				70'	TLC-LED-900	1	1
				15.5'	TLC-BT-575	2	2
4	Totals					40	40

Above Field Level is height of fixtures above area shown

Highland Park HS Practice Field

Dallas,TX

Grid Summary	
Name:	Soccer
Size:	360' x 185'
Spacing:	30.0' x 30.0'
Height:	3.0' above grade

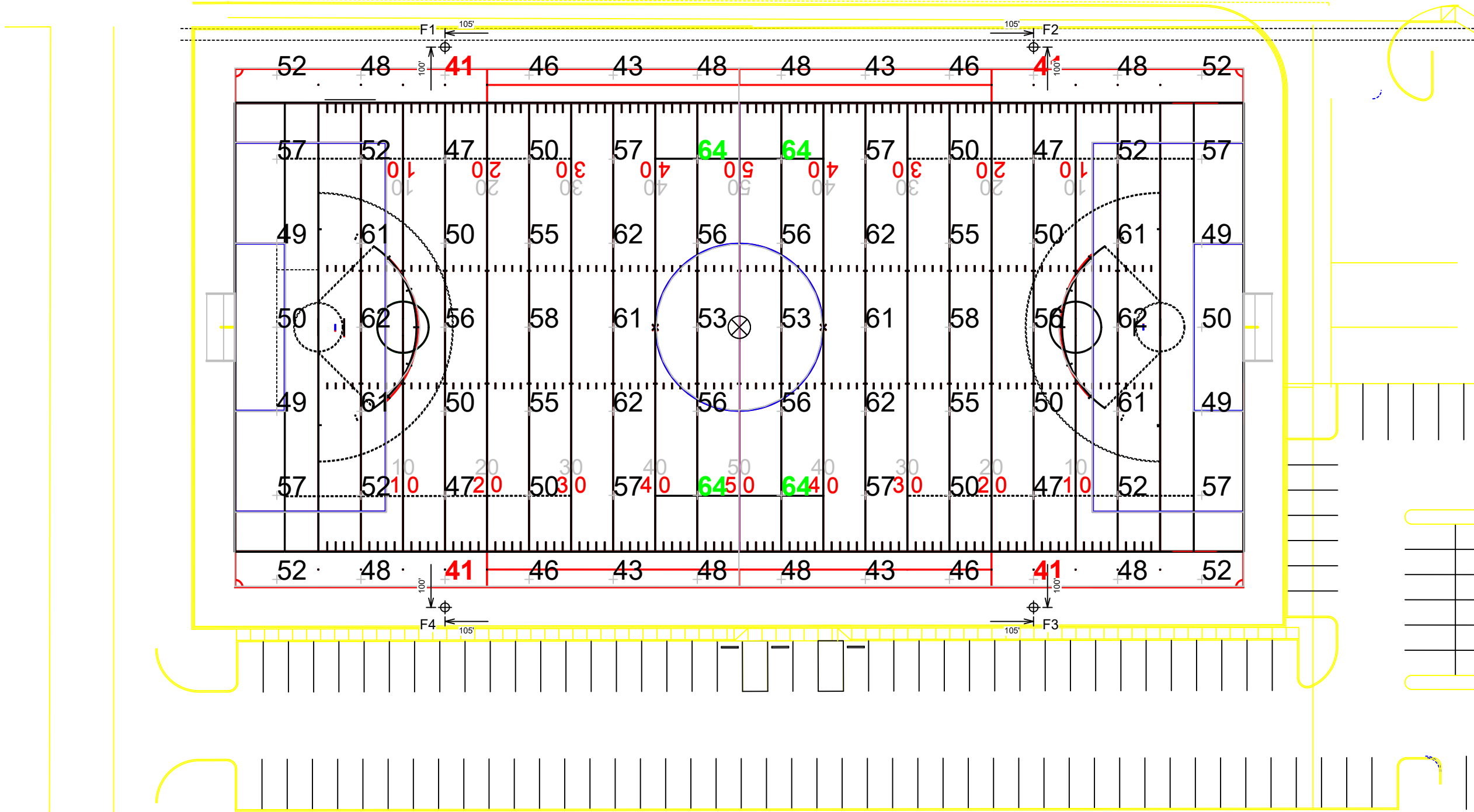
Illumination Summary	
	MAINTAINED HORIZONTAL FOOTCANDLES
Entire Grid	
Guaranteed Average:	50
Scan Average:	52.79
Maximum:	64
Minimum:	41
Avg/Min:	1.29
Guaranteed Max/Min:	2
Max/Min:	1.56
UG (adjacent pts):	1.32
CU:	0.80
No. of Points:	84
FIXTURE INFORMATION	
Applied Circuits:	A
No. of Fixtures:	40
Total Load:	40.88 kW

Guaranteed Performance: The ILLUMINATION described above is guaranteed per your Musco Warranty document.

Field Measurements: Individual field measurements may vary from computer-calculated predictions.

Electrical System Requirements: Refer to Amperage Draw Chart and/or the "Musco Control System Summary" for electrical sizing.

Installation Requirements: Results assume ± 3% nominal voltage at line side of the driver and structures located within 3 feet (1m) of design locations.



Equipment List For Areas Shown								
Structure				Fixtures				
QTY	STRUCTURE ID	SIZE	GRADE ELEVATION	ABOVE FIELD LEVEL	FIXTURE TYPE	QTY/POLE	THIS GRID	OTHER GRIDS
4	F1-F4	70'	-	70'	TLC-LED-1200	7	7	0
				70'	TLC-LED-900	1	1	0
				15.5'	TLC-BT-575	2	2	0
4	Totals					40	40	0

Above Field Level is height of fixtures above area shown

Highland Park HS Practice Field

Dallas,TX

Grid Summary

Name: Property Spill Line
Size: 360' x 160'
Spacing: 30.0' x 10.0'
Height: 3.0' above grade

Illumination Summary

		MAINTAINED HORIZONTAL FOOTCANDLES
		Entire Grid
Scan Average:	3.16	
Maximum:	17	
Minimum:	0	
Avg/Min:	-	
Max/Min:	-	
UG (adjacent pts):	0.00	
CU:	0.01	
No. of Points:	70	
FIXTURE INFORMATION		
Applied Circuits:	A	
No. of Fixtures:	40	
Total Load:	40.88 kW	

Guaranteed Performance: The ILLUMINATION described above is guaranteed per your Musco Warranty document.

Field Measurements: Individual field measurements may vary from computer-calculated predictions.

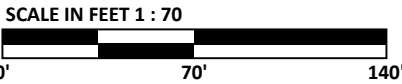
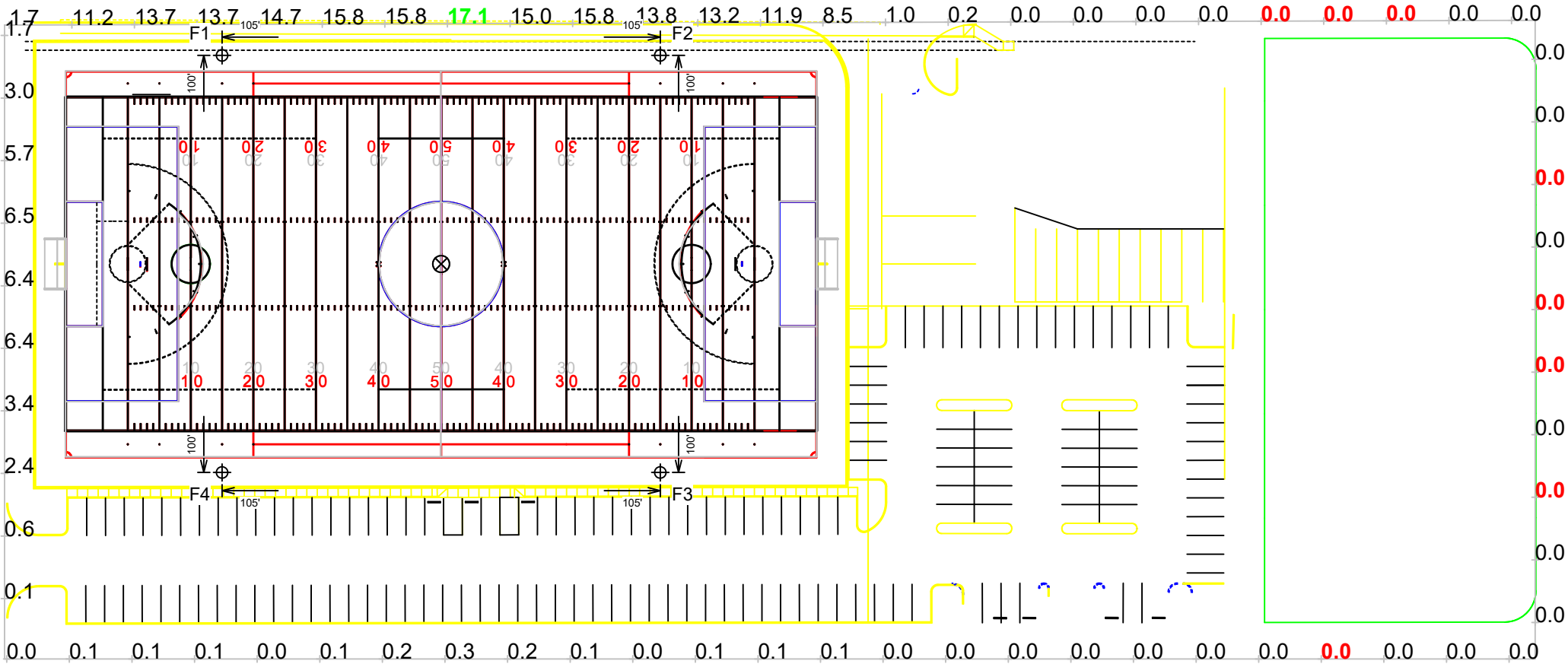
Electrical System Requirements: Refer to Amperage Draw Chart and/or the "Musco Control System Summary" for electrical sizing.

Installation Requirements: Results assume $\pm 3\%$ nominal voltage at line side of the driver and structures located within 3 feet (1m) of design locations.



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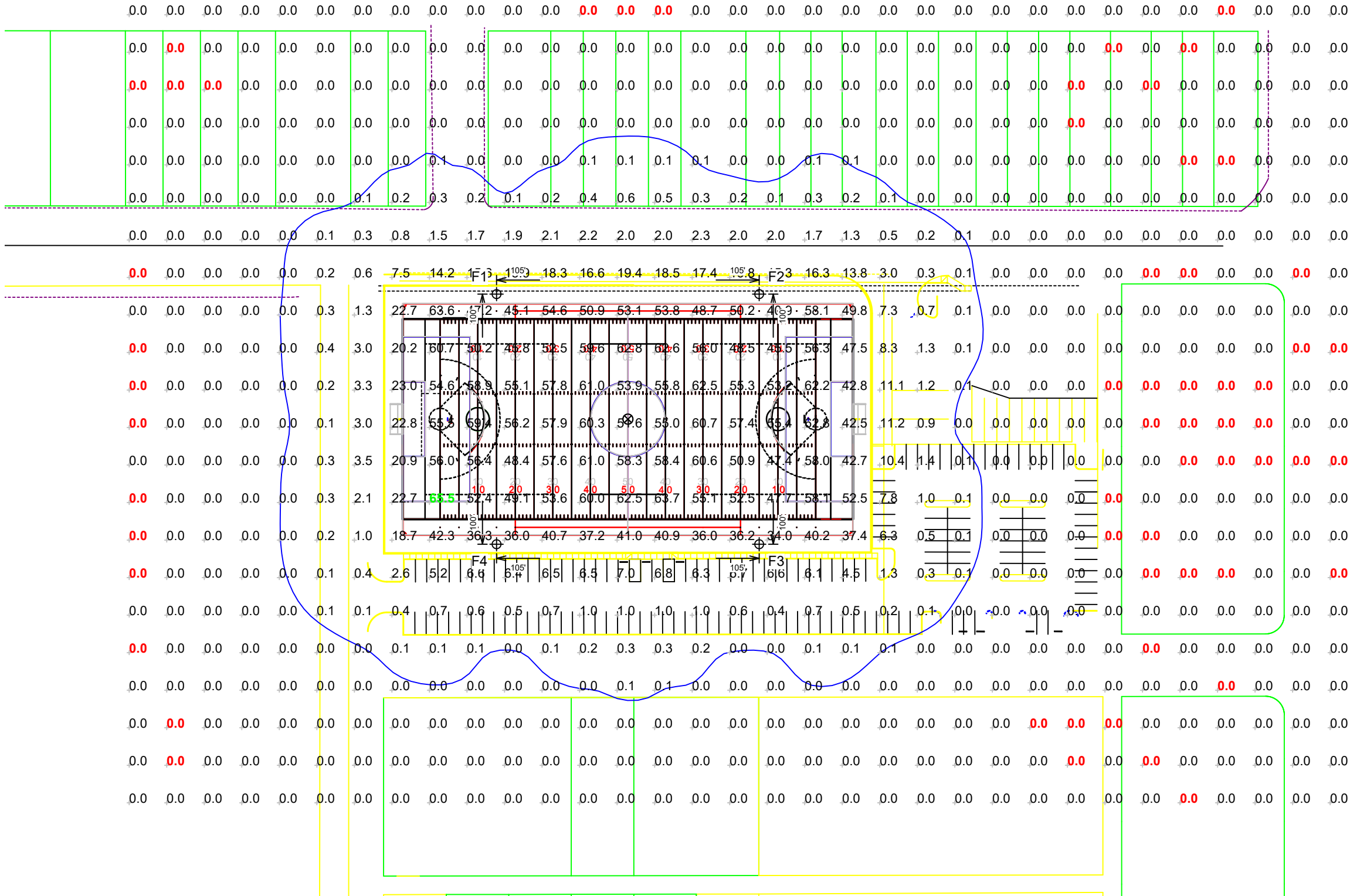
ILLUMINATION SUMMARY



Pole location(s) ⊕ dimensions are relative to 0,0 reference point(s) ⊗

Equipment List For Areas Shown								
Structure				Fixtures				
QTY	STRUCTURE ID	SIZE	GRADE ELEVATION	ABOVE FIELD LEVEL	FIXTURE TYPE	QTY/POLE	THIS GRID	OTHER GRIDS
4	F1-F4	70'	-	70'	TLC-LED-1200	7	7	0
				70'	TLC-LED-900	1	1	0
				15.5'	TLC-BT-575	2	2	0
4	Totals					40	40	0

Above Field Level is height of fixtures above area shown



Highland Park HS Practice Field

Dallas,TX

Grid Summary	
Name:	Blanket Grid
Size:	360' x 160'
Spacing:	30.0' x 30.0'
Height:	3.0' above grade

Illumination Summary	
MAINTAINED HORIZONTAL FOOTCANDLES	
Entire Grid	
Scan Average:	6.85
Maximum:	65
Minimum:	0
Avg/Min:	-
Max/Min:	-
UG (adjacent pts):	126.42
CU:	0.89
No. of Points:	726
FIXTURE INFORMATION	
Applied Circuits:	A
No. of Fixtures:	40
Total Load:	40.88 kW

Guaranteed Performance: The ILLUMINATION described above is guaranteed per your Musco Warranty document.

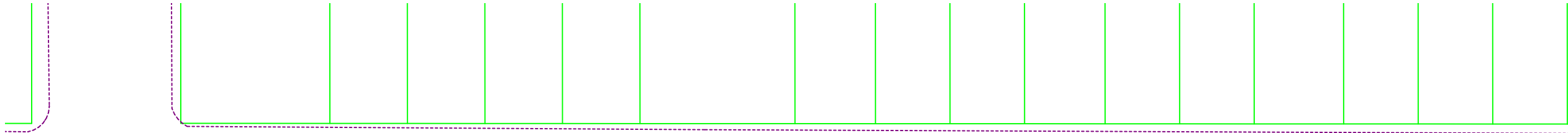
Field Measurements: Individual field measurements may vary from computer-calculated predictions.

Electrical System Requirements: Refer to Amperage Draw Chart and/or the "Musco Control System Summary" for electrical sizing.

Installation Requirements: Results assume ± 3% nominal voltage at line side of the driver and structures located within 3 feet (1m) of design locations.

NOTES: - Blue contour line represents 0.0 FC horizontal





Highland Park HS Practice Field

Dallas,TX

Equipment Layout

INCLUDES:

· Football

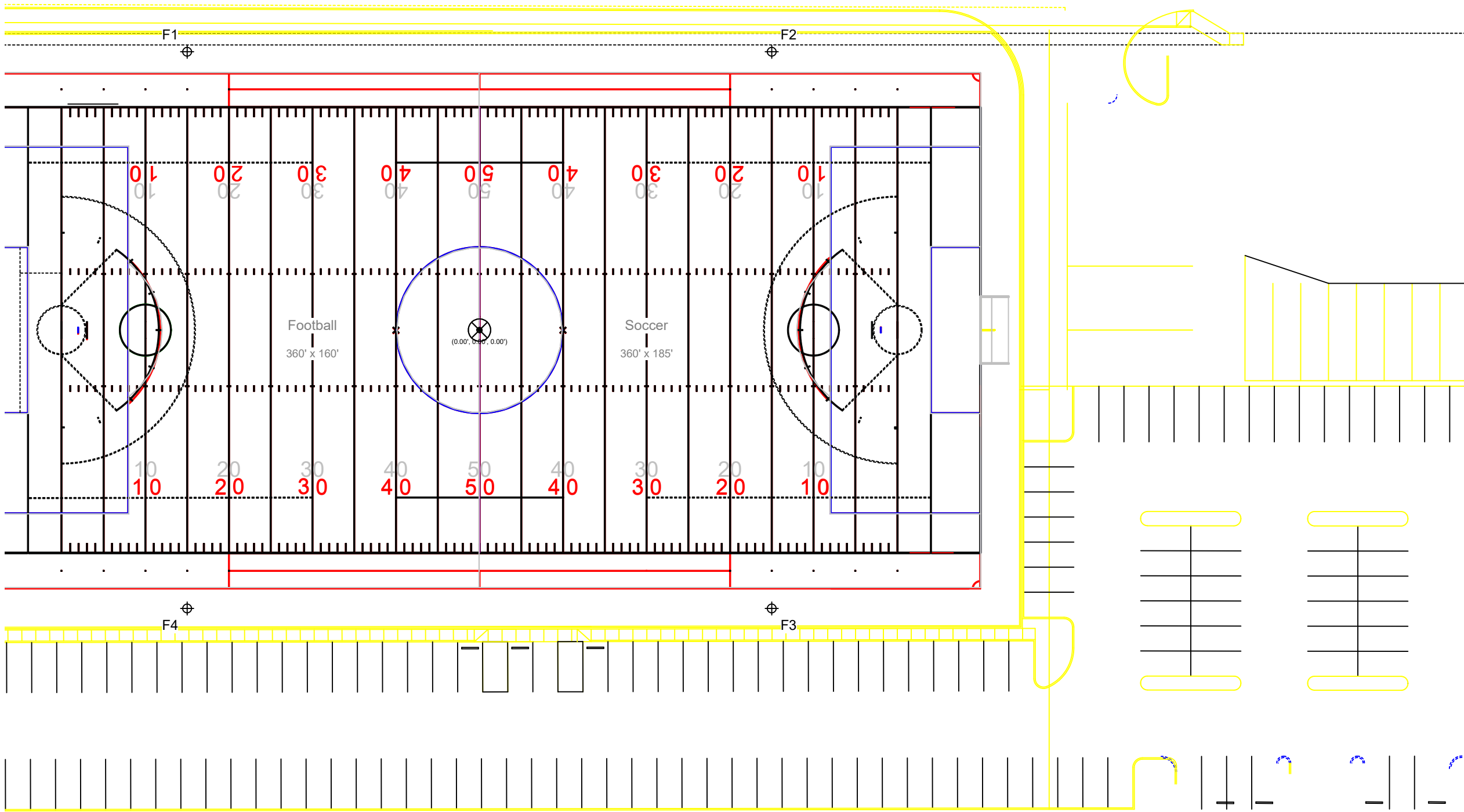
· Soccer

Electrical System Requirements:

Refer to Amperage Draw Chart and/or the "Musco Control System Summary" for electrical sizing.

Installation Requirements:

Results assume ± 3% nominal voltage at line side of the driver and structures located within 3 feet (1m) of design locations.



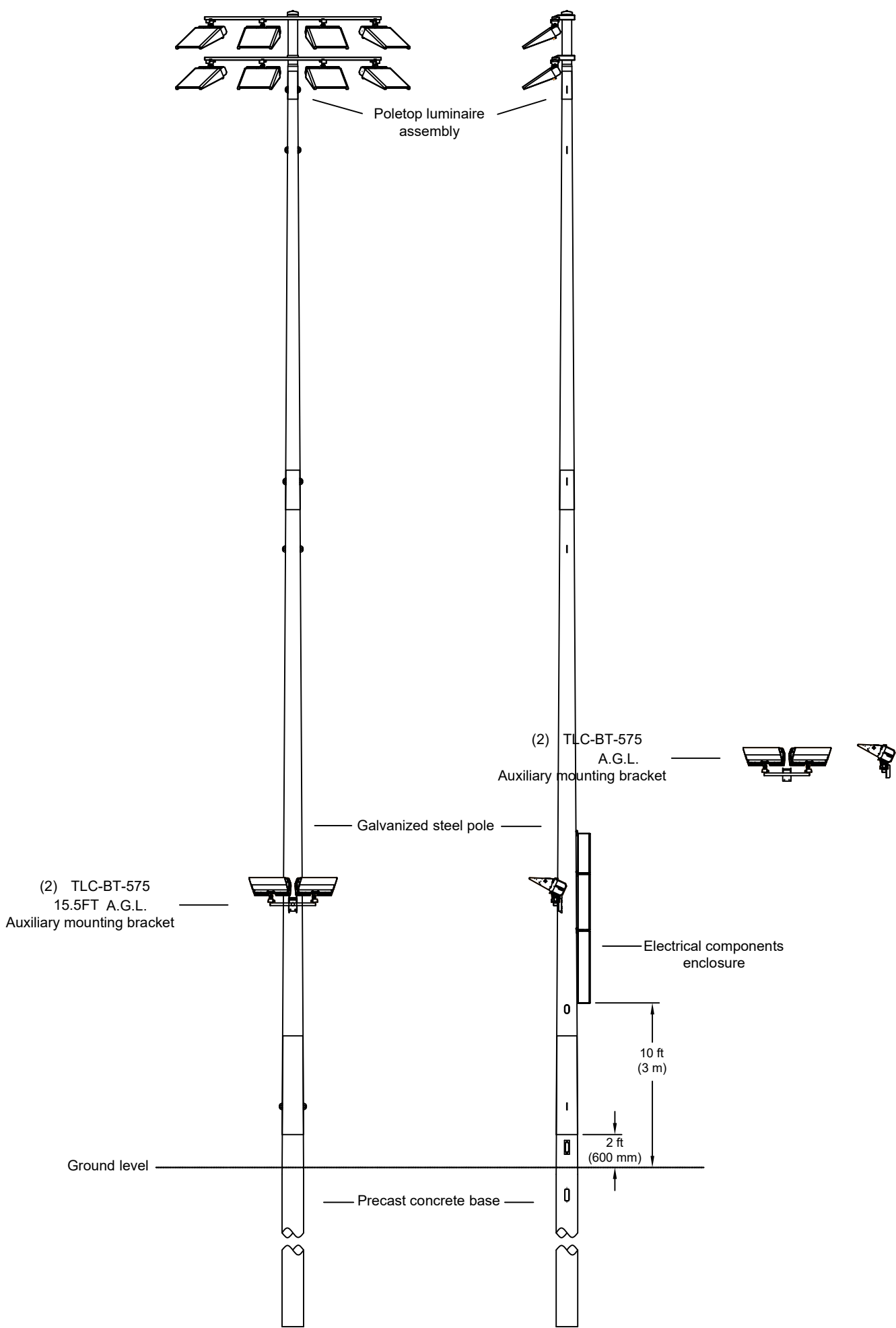
Equipment List For Areas Shown						
Structure				Fixtures		
QTY	STRUCTURE ID	SIZE	GLOBAL ELEVATION	ABOVE GLOBAL LEVEL	FIXTURE TYPE	QTY/POLE
4	F1-F4	70'	-	70'	TLC-LED-1200	7
				70'	TLC-LED-900	1
				15.5'	TLC-BT-575	2
4	Totals					40

Above Global Level is height of fixtures above design (0,0,0)

Single Fixture Amperage Draw Chart								
Driver Specifications (.90 min power factor)		Line Amperage Per Fixture (max draw)						
		208 (60)	220 (60)	240 (60)	277 (60)	347 (60)	380 (60)	480 (60)
Single Phase Voltage		6.9	6.5	6.0	5.2	4.2	3.8	3.0
TLC-LED-1200		5.2	4.9	4.5	3.9	3.1	2.9	2.3
TLC-LED-900		3.3	3.2	2.9	2.5	2.0	1.8	1.5
TLC-BT-575								



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POLE(S): F1-F4

Musco 70FT Light-Structure System™ pole
TLC for LED™ luminaires
(7) TLC-LED-1200s + (1) TLC-LED-900
&
(2) TLC-BT-575's @ 15.5'

PROJECT NUMBER: 251445	DRAWN BY: jmcCreed	SCALE: NTS	DATE: 02/05/2026	DRAWING NUMBER: 251445P1
1 OF 4 SHEETS				

DATE:	BY:	R.L.	REVISIONS:



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Highland Park HS Practice Field
DallasTX
Pole Configuration Drawing

SAMPLE FIELD LIGHTING





