

Jill Spencer

From: David Gardner <david@gardnerassoc.net>
Sent: Thursday, October 8, 2020 11:30 AM
To: Jill Spencer
Subject: FW: GRAPHICS
Attachments: Depth Graphic phases 5-6.pdf; Width Graphic phases 5-6 (copy).pdf

Hi Jill, Attached are two graphics showing first, the depth of the lots in phase 5 and 6 and a second one showing the width of lots. In the depth graphic, we have 28 lots of the 116 lots that have a 90 foot depth. That allows for a 20 foot front yard and a 20 foot back yard. Our building unit is 50 foot deep. In adjusting the layout we were able to get 88 lots with 93 foot depth or more, which allows a 23 foot front yard minimum and a 20 foot rear yard.

Under the graphic of width of lots, we have made the adjustment of 46 foot width on 32 lots. That allows for an 8 foot side yard on each side of the lot, (our building unit is 30 feet wide). And we have 84 lots that have the width of at least 48 feet. That allows an 8 foot side yard on one side and a 10 foot side yard on the other, which can accommodate an RV parking space next to the unit those 84 of the lots. If you think a graphic of this explanation would be helpful, I will have Adam create one for presentation.

I should add that the pedestrian cut through was eliminated. I would appreciate any input on the submittal so far. I am going through the redlines now and hope to address all the issues that have been brought up by those red lines.

From: Terry Harward <terry@harwardrealestate.com>
Sent: Monday, October 5, 2020 4:00 PM
To: David Gardner <david@gardnerassoc.net>
Subject: GRAPHICS