

PHASE 5 NORTH MARKETING PLAN
May 01, 2024



PLAN #69803

LEGEND:

- | | | | | | |
|-----|-------------------|---------------------------------|---|--|--|
| | APPROACH LOCATION | | COMMUNITY MAIL BOX | | OPEN FENCE DESIGN
(SEE FENCE DESIGN DETAIL) |
| #57 | CIVIC ADDRESS | | PATHWAY | | SOLID WOOD FENCE DESIGN
(SEE FENCE DESIGN DETAIL) |
| 29 | LOT NUMBER | | SIDEWALK | | OPEN FENCE DESIGN ON RETAINING WALL
(SEE FENCE DESIGN DETAIL) |
| | FIRE HYDRANT | | DRAINAGE EASEMENT
(SEE LOT GRADE PLAN) | | SOLID WOOD FENCE WITH OPEN STYLE TOP
ON RETAINING WALL
(SEE FENCE DESIGN DETAIL) |
| | GATE VALVE | | | | CHAIN LINK FENCE DESIGN
(SEE FENCE DESIGN DETAIL) |
| | MANHOLE | | | | |
| | CATCHBASIN | (R) | (L) | | |
| | LIGHT STANDARD | RIGHT APPROACH LEFT APPROACH | | | |
| | HYDRO PEDESTAL | | | | |
| | M.T.S. PEDESTAL | | | | |
| | CABLE PEDESTAL | | | | |

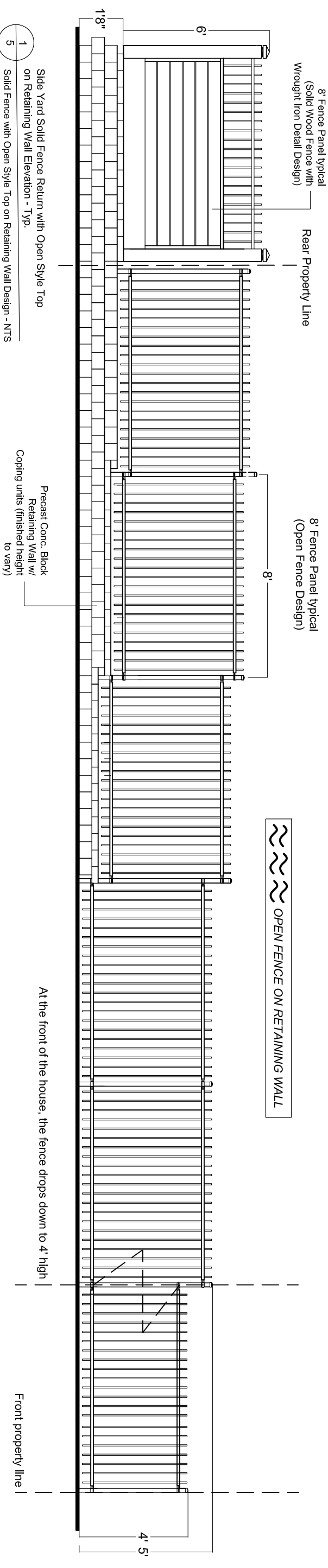


THIS CONCEPT PLAN IS FOR GENERAL INFORMATION ONLY AND IS SUBJECT TO CHANGE WITHOUT NOTICE.

NOT TO SCALE.

FENCE DESIGN DETAILS

NOTE: FOR ILLUSTRATION PURPOSES ONLY. NOT TO BE USED AS CONSTRUCTION DRAWINGS.



8' Fence Panel Typical
(Solid Wood Fence with
Wrought Iron Detail Design)

8' Fence Panel typical
(Open Fence Design)

OPEN FENCE ON RETAINING WALL

1 Side Yard Solid Fence Return with Open Style Top on Retaining Wall Elevation - Typ.
5 Solid Fence with Open Style Top on Retaining Wall Design - NTS

Precast Conc. Block Retaining Wall w/ Coping units (finished height to vary)

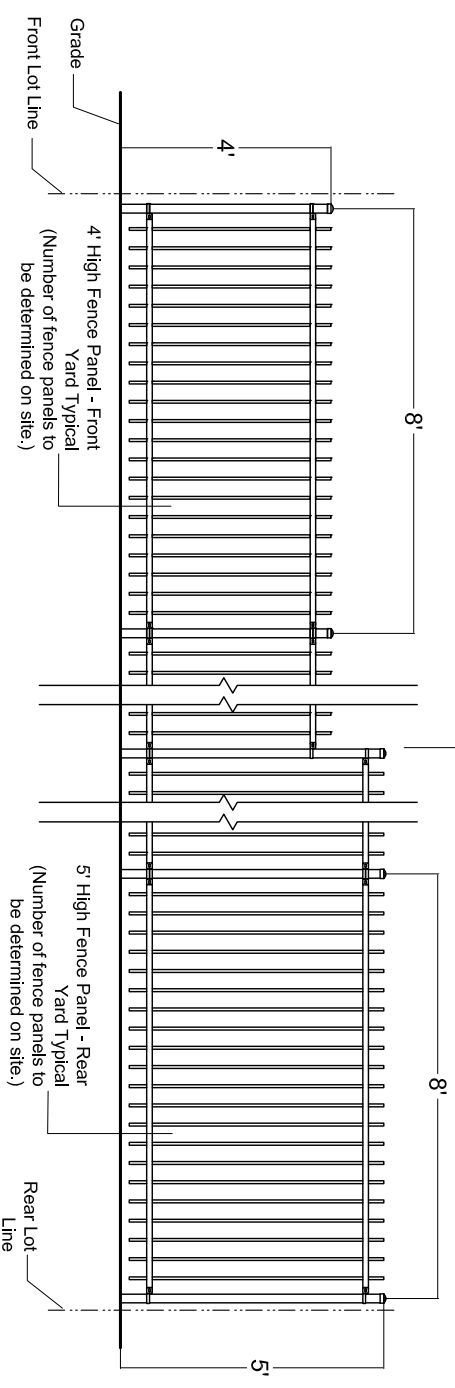
At the front of the house, the fence drops down to 4' high

Front property line

OPEN FENCE DESIGN

Connection of 4' high fence to 5' high fence to occur at the front setback of the front corner of the house.

Note:
Open Fence system is galvanized steel with Black acrylic topcoat, *Montage™* Genesis style 'raked' architectural fencing.



Grade
Front Lot Line
4' High Fence Panel - Front Yard Typical
(Number of fence panels to be determined on site.)

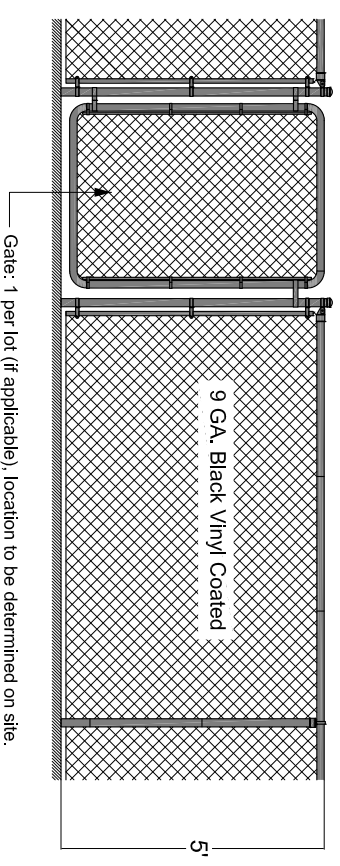
5' High Fence Panel - Rear Yard Typical
(Number of fence panels to be determined on site.)
Rear Lot Line

2 Side Yard Fence Return Elevation - Typ.
5 Open Fence Design - NTS

Gate - 1 per lot
(location to be determined on site)

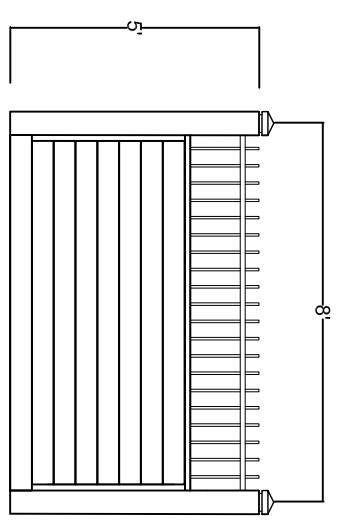
CHAIN-LINK FENCE DESIGN

Typical fence section



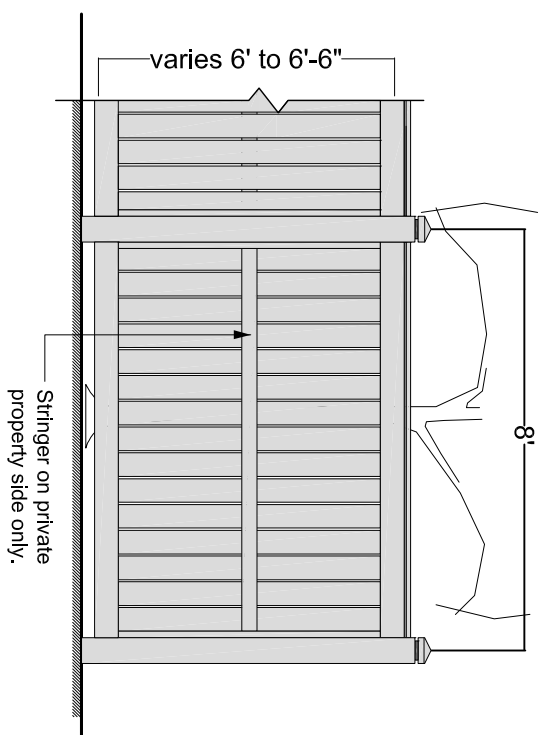
3 Rear Yard Chain-link Fence Elevation - Typ.
5 Chain-link Fence Design - NTS

SOLID FENCE WITH OPEN STYLE TOP



4 Side Yard Return - Solid Fence with Open Style Top Elevation - Typ.
5 Solid Fence with Open Style Top Design - NTS

SOLID FENCE DESIGN



6 Solid Fence Elevation - Typ.
5 Solid Fence Design - NTS



PHASE 5
Emmert Cove
Longview Lane
Shoreline Drive