



Requesting Department:
Development Services

TO: PLANNING AND ZONING COMMISSION

FROM: SARAH CLARK, SENIOR PLANNER

THROUGH: BRETT BURNINGHAM, INTERIM DEVELOPMENT SERVICES DIRECTOR

RE: Discussion and Possible Action on Case P18-0232 “Taylor Morrison at Victoria Heights Residential Design Review”. Taylor Morrison is requesting approval of six (6) new standard plans with three (3) elevations each to be constructed on all 148 lots in the Victoria Homes development. Victoria Heights is located at the northeast corner of Ocotillo Road and Victoria Lane.

DATE: March 13, 2019

STAFF RECOMMENDATION

Staff recommends approval of P18-0232 “Taylor Morrison at Victoria Heights Residential Design Review”, subject to the Conditions of Approval outlined in this report.

PROPOSED MOTION

Move to approve P18-0232 “Taylor Morrison at Victoria Heights Residential Design Review”, subject to the Conditions of Approval outlined in this report.

RELEVANT COUNCIL GOALS



Secure Future

SUMMARY

The proposal consists of a request by Taylor Morrison for approval of six (6) floor plans with three (3) elevations per plan to be built on all 148 lots in the Victoria Heights development where all lots are zoned Medium Density Residential (MDR). Floor plans range in size from approximately 2,544 square feet (total) to 3,999 square feet (total).

PROJECT INFORMATION

Taylor Morrison at Victoria Heights Residential Design Review

Project Name	Taylor Morrison at Victoria Heights Residential Design Review
Site Location	The project site is located at the northeast corner Ocotillo Road and Victoria Lane.
Current Zoning	MDR (Medium Density Residential)/PAD
Total Lots/Units	148 lots
Minimum Lot Dimensions	45' x 115'
Minimum Lot Area	5,175 square feet
Proposed Home Width	35'

DISCUSSION

Taylor Morrison is proposing four (4) elevation types, offering three (3) of the elevation styles per plan, with five (5) color schemes per elevation (20 color schemes in total). According to the Applicant, the proposed elevations include:

- Spanish: The “Spanish” elevation includes clay canals, decorative corbels, shutters, and arched details at the front, side, and rear elevations.
- Tuscan: The “Tuscan” elevation includes decorative brackets, shutters, stone, and wrought iron details at gable roof features.
- Mission: The “Mission” elevation includes decorative brackets, stucco pop-outs, and hipped roof features.
- Prairie: The “Prairie” elevation includes stone veneer, decorative banding, decorative mullion style windows and hipped roof features.

the six (6) standard plans offer four-sided architecture and comply with the Town’s Zoning Ordinance and Design Guidelines for single-family residences. All homes incorporate garages that are set back a minimum of five feet from the plane of the living area or front porch. Four (4) of the six (6) plans offer usable front porches. All six plans provide garage service doors as standard.

The Town Design Standards prohibit the same elevations to be built across from or adjacent to each other and require production home subdivisions to have unique elevations that shall be structurally different with different roof types facing the street with varied building heights and / or ridgeline orientation. Plan 3517 Elevation E and Plan 3527 Elevation F have the same roof structure, and if built adjacent to one another, would do not comply with the aforementioned requirements. The applicant has proposed to prohibit the construction of Plan 3517 Elevation E and Plan 3527 Elevation F from being built across the street from or adjacent to one another. This restriction is included in the lot fit analysis and has been added as a condition of approval to this application.

GENERAL ANALYSIS

Standard Plans Design Review for New Standard Plans:

The proposed standard plans comply with Town of Queen Creek Zoning Ordinance and Design Standards, subsection DS.4 Single-Family Residential Standards. The standard plans presented by Taylor Morrison contain a variety of materials and are consistent with approved plans within the immediate area.

Lot Fit Analysis:

Staff has reviewed the lot fit analysis for the six (6) new standard plans. All six (6) plans fit on all 148 lots within Victoria Heights. Further, per the Conditions of Approval of the Preliminary Plat, no two-story homes may be permitted along Ocotillo Road. The Lot Fit Analysis reflects this restriction.

CONDITIONS OF APPROVAL

1. This project shall be developed in accordance with the plans and exhibits attached to this case and all the provisions of the zoning ordinance applicable to this case.
2. Per Ordinance by Ordinance 284-04, no two-story homes are permitted along any arterial roadway.
3. Plan 3517 Elevation E and Plan 3527 Elevation F are not permitted to be constructed adjacent to or across the street from one another.
4. Sales offices for new single family residential projects shall provide notice to prospective buyers that the project is located within an Overflight Area. Such notice shall consist of a sign at least two foot by three foot (2' x 3') installed at the entrance to the sales office or leasing office at each residential project. The sign shall be installed prior to commencement of sales and shall not be removed until the sales office is permanently closed. The sign shall state the following in letters of at least one inch (1") in height:

This subdivision, due to its proximity to Phoenix-Mesa Gateway Airport, is likely to experience aircraft overflights, which could generate noise levels which may be of concern to some individuals. The mix of aircraft consists of cargo, commercial, charter, corporate, general aviation and military aircraft. For additional information contact the Arizona Department of Real Estate at: (602) 468-1414 or Phoenix-Mesa Gateway Airport Public Relations Office at: (480) 988-7600."

5. Public reports filed with the Arizona Department of Real Estate shall disclose the location of the Airport and potential aircraft overflights. The following statement shall be included in the public report:
6. The construction, alteration, moving, and substantial repair of any human occupied building or structure in the new project shall achieve an exterior to interior Noise

Level Reduction (NLR) of 25 decibels (dB) or an exterior to interior NLR that results in an interior noise level of 45 DNL or less. The developer shall submit a signed and sealed letter from a registered architect or engineer certifying that construction materials, methods, and design were employed to achieve the required noise reduction. A copy of the certification shall be submitted with the application for a building permit.

ATTACHMENTS

1. Aerial Exhibit
2. Taylor Morrison at Victoria Heights Residential Design Review Booklet

January 3, 2019

Town of Queen Creek
Development Services Department
22358 S Ellsworth Rd
Queen Creek, Arizona 85142-9311

Re: Victoria Heights House Product Application Submittal – 2nd Submittal

Taylor Morrison respectfully submits our 2nd Product Design Review revision submittal of our home product for our newest community *Victoria Heights*. Our 35' wide product will sit on 148 (typical) 45' x 115' lots. We just completed the process of creating four brand new plans and revising two of our best-selling plans. Our current plan line-up breakdown is as follows:

<u>Old TM Plan #</u>	<u>New TM Plan #</u>	<u>SF</u>	<u>Beds</u>	<u>Baths</u>	<u>Floors</u>
35V-1728	3507	1715	3	2	1
35V-1843	3517	1837	4	2	1
35V-1967	3527	1960	4	2.5	1
35V-2379	3538	2358	4	3	2
35V-2781	3548	2758	5	3	2
35V-2974	3558	2961	5	3	2

Per our December 19, 2018 meeting in the Town's office, the plans will consist of three of the following four elevational styles: Spanish, Prairie, Tuscan and Mission. We will be offering five color schemes per elevational style each with its own roof tile and stone, when shown on the elevations, helping to provide greater diversity within the community.

The following is a list of replies to your comment letter dated November 29, 2018. They are numbered the same as the Town's letter.

1. The floorplans and elevations have been revised per our meeting in your office on Wednesday December 19, 2018.
2. The floorplans and elevations have been revised per our meeting in your office on Wednesday December 19, 2018. Most of the elevations were revised in the meeting using buff paper and a marker leaving only roof to be revised afterwards. This roof design has been revised

per our meeting discussion. There are too many revisions to explain in this letter. Please see the Colored Renderings for the extent of the revisions.

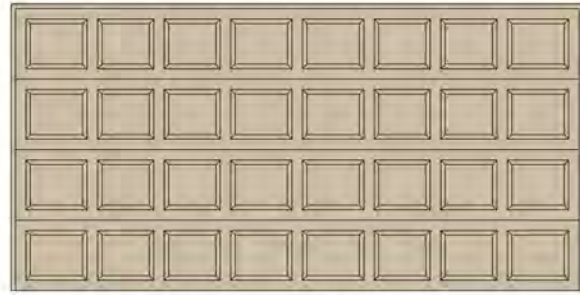
3. The elevational details and accents that were discussed in our December 19th meeting and have been applied accordingly. During our meeting discussion and in order to provide a better example of differentiating roof forms, Taylor Morrison removed one of the elevations from each plan. Each of the six plans include three of the following four elevations: Spanish, Prairie, Tuscan and Mission.
4. Taylor Morrison has reluctantly revised our interior clear garage space to meet the 20'x20' requirement. We respectfully suggest that this requirement not be mandated on smaller width homes such as 35' homes in the future.
5. The elevations have been revised to meet this requirement per our meeting in your office on Wednesday December 19, 2018.
6. The elevations have been revised to meet this requirement per our meeting in your office on Wednesday December 19, 2018.
7. The elevations have been revised to meet this requirement per our meeting in your office on Wednesday December 19, 2018.
8. The elevations have been revised to meet this requirement per our meeting in your office on Wednesday December 19, 2018.
9. The single round tile vents were revised to show a group of three round tiles.
10. The ending pints of our materials have been revised to comply with this requirement.
11. The lot fit has been revised to include this verbiage.
12. The wood brackets were added to the rear elevation.
13. Thank you for your appreciation of this revision.
14. This front setback requirement is actually 10' due to our MDR zoning. Taylor Morrison has decided to make an internal decision to increase this setback to 18' when possible. This will allow for a safer community for sidewalk pedestrians.
15. Each of our four elevations include different accent materials, entry doors, garage doors, exterior lighting, window grids, window popouts and detailing such as accent wrought iron, round accent tiles and rafter and eave details. In order to fully see these differences, we've included these differences in the elevational detail sheet included in with the Colored Elevations, Floorplans and Options PDF. I hope you find this detail sheet very informative.

Please feel free to let me know if I can be of any assistance in this design review process. Thank you for your time.

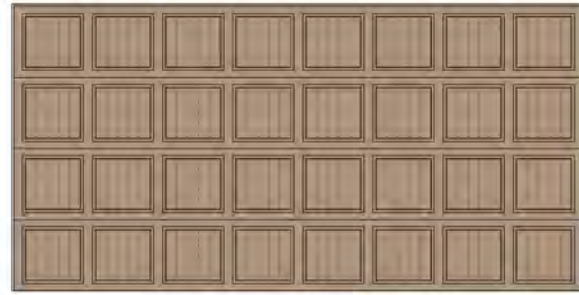
Sincerely,



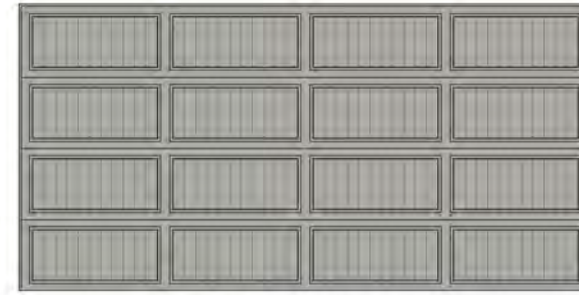
Michael Devereux
Architectural Manager
Taylor Morrison - Phoenix Division



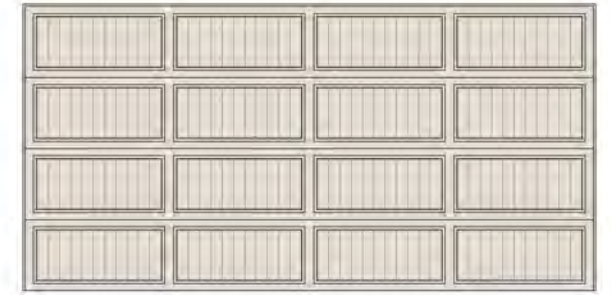
STANDARD RAISED SHORT PANEL GARAGE DOOR WITH OPTIONAL GLAZING



STANDARD CARRIAGE STYLE SHORT PANEL GARAGE DOOR WITH OPTIONAL GLAZING



STANDARD CARRIAGE PANEL GARAGE DOOR WITH OPTIONAL GLAZING



STANDARD CARRIAGE PANEL GARAGE DOOR WITH OPTIONAL GLAZING



STANDARD FRONT DOOR THERMA-TRU CCR8225



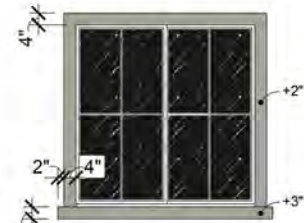
STANDARD FRONT DOOR THERMA-TRU CCR8205



STANDARD FRONT DOOR THERMA-TRU CCR8222



STANDARD FRONT DOOR THERMA-TRU CCR8225



TYPICAL WINDOW TRIM



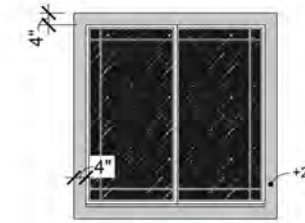
TYPICAL SHUTTER



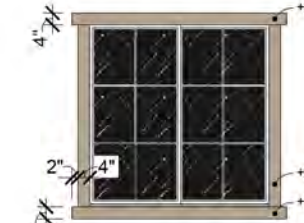
TYPICAL WINDOW TRIM



TYPICAL SHUTTER



TYPICAL WINDOW TRIM



TYPICAL WINDOW TRIM



KICHLER OUTDOOR WALL LANTERN COURTYARD COLLECTION RUBBED BRONZE



KICHLER OUTDOOR WALL LANTERN RALSTON COLLECTION RUBBED BRONZE



KICHLER OUTDOOR WALL LANTERN CAMERON COLLECTION PRAIRIE ROCK



KICHLER OUTDOOR WALL LANTERN COURTYARD COLLECTION RUBBED BRONZE



3-CLAY CANALES



SCULPTED STUCCO EAVE



2X WOOD FASCIA



WROUGHT IRON DETAIL



WROUGHT IRON DETAIL



2X WOOD FASCIA



DECORATIVE WOOD CORBEL



2X WOOD FASCIA



DECORATIVE WOOD BRACKET



2X WOOD FASCIA

Elevation A - Spanish

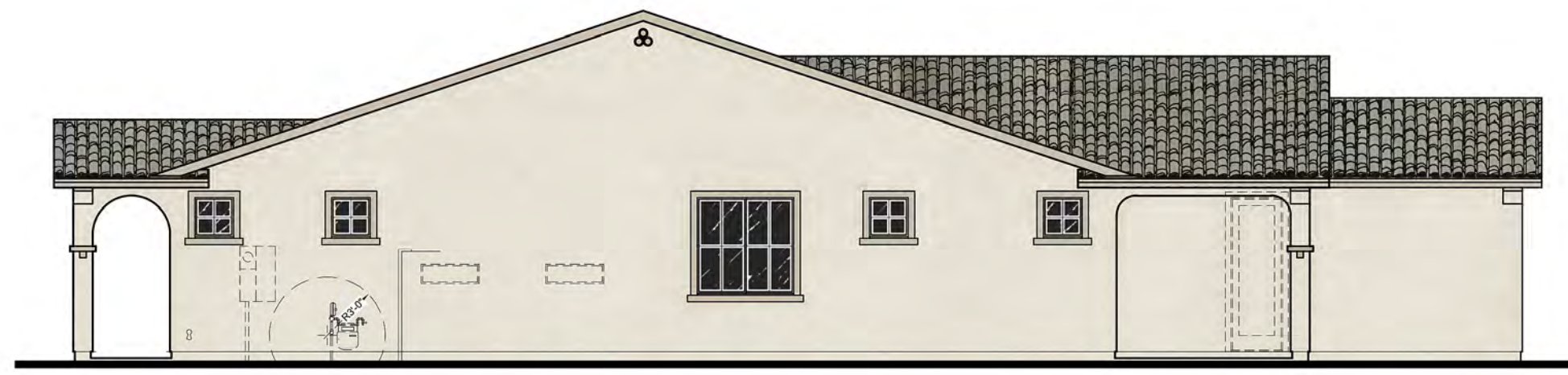
Elevation D - Tuscan

Elevation E - Prairie

Elevation F - Mission

Typical Elevation Details

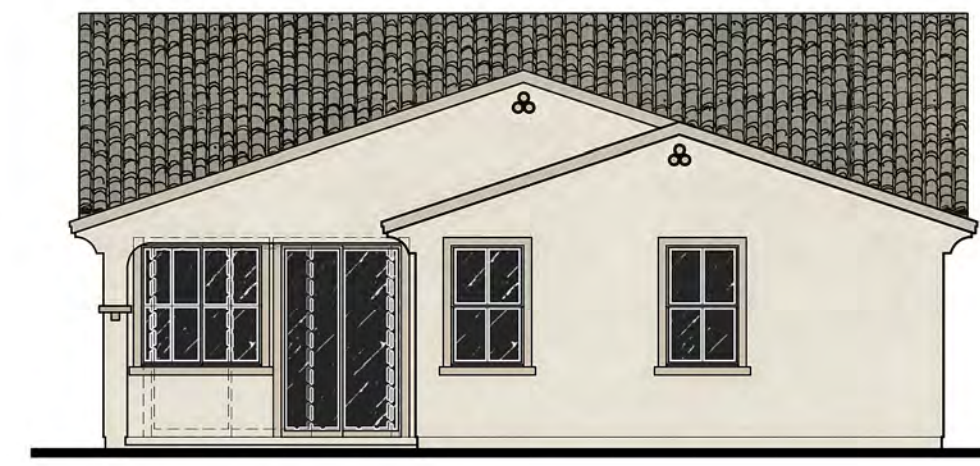
Victoria Heights | Queen Creek, Arizona



Right Elevation

Elevation A - Spanish

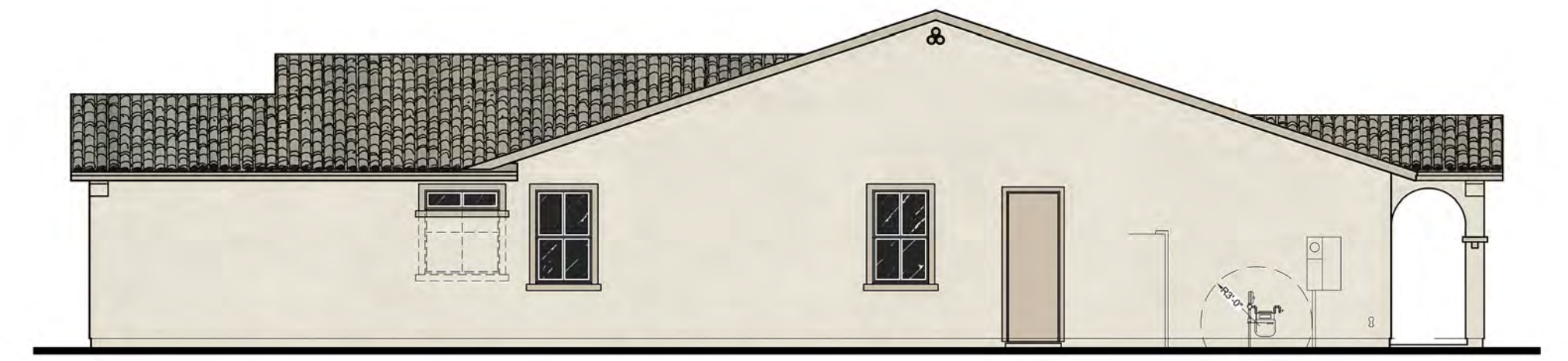
1/8" = 1'-0"



Rear Elevation

Elevation A - Spanish

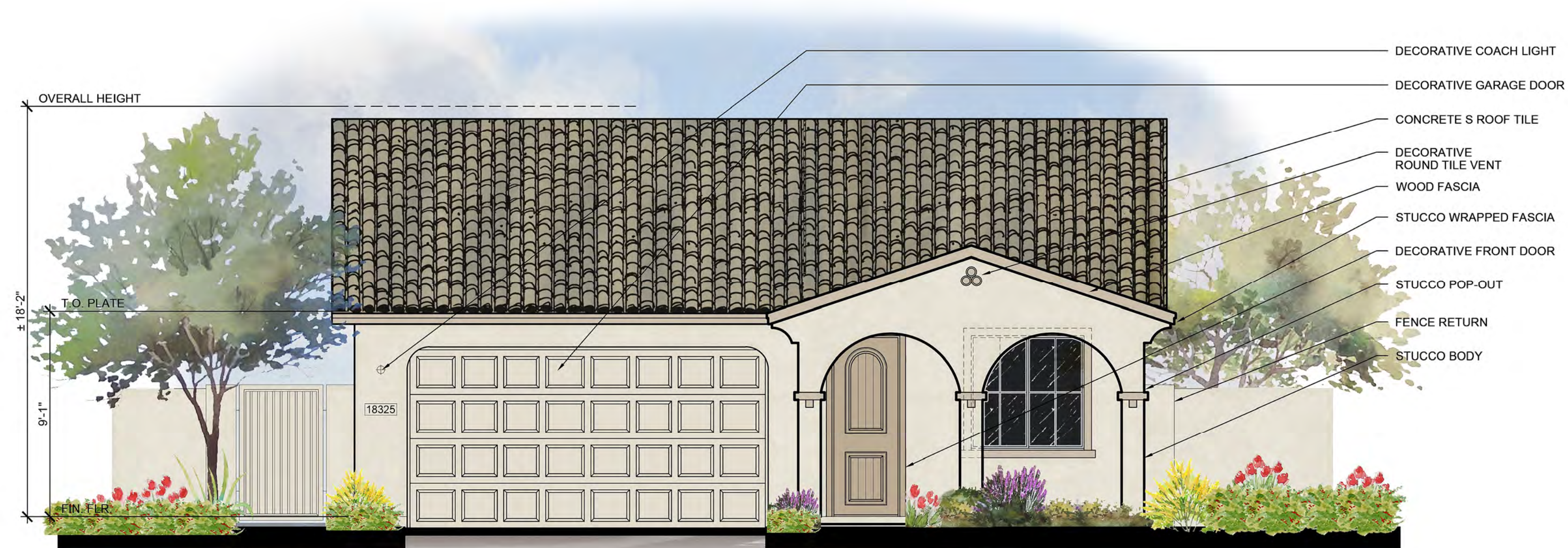
1/8" = 1'-0"



Left Elevation

Elevation A - Spanish

1/8" = 1'-0"



- DECORATIVE COACH LIGHT
- DECORATIVE GARAGE DOOR
- CONCRETE S ROOF TILE
- DECORATIVE ROUND TILE VENT
- WOOD FASCIA
- STUCCO WRAPPED FASCIA
- DECORATIVE FRONT DOOR
- STUCCO POP-OUT
- FENCE RETURN
- STUCCO BODY

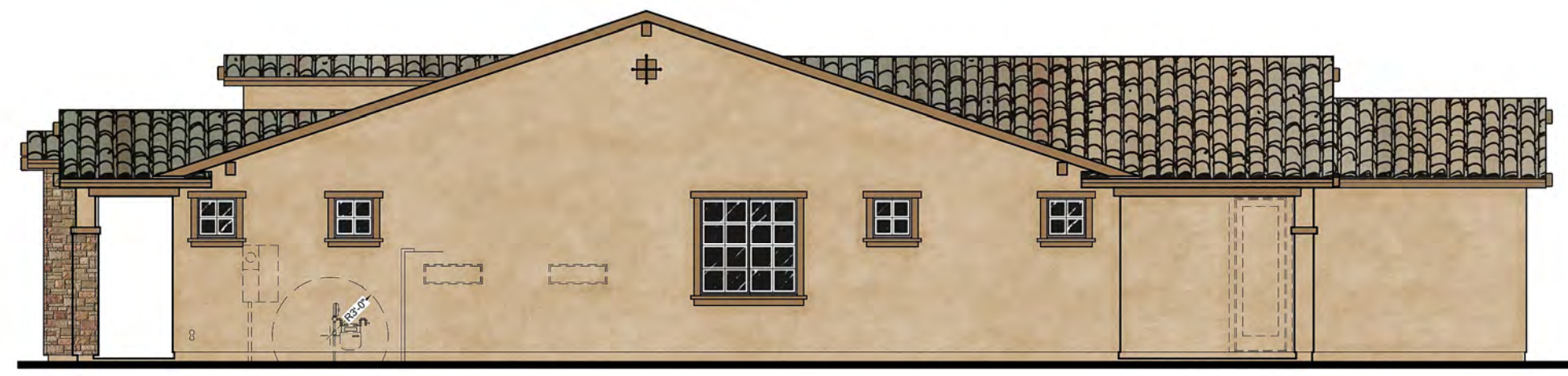
OVERALL HEIGHT
± 18'-2"
T.O. PLATE
9'-1"
FIN. F.L.R.

Front Elevation

Elevation A - Spanish

1/4" = 1'-0"

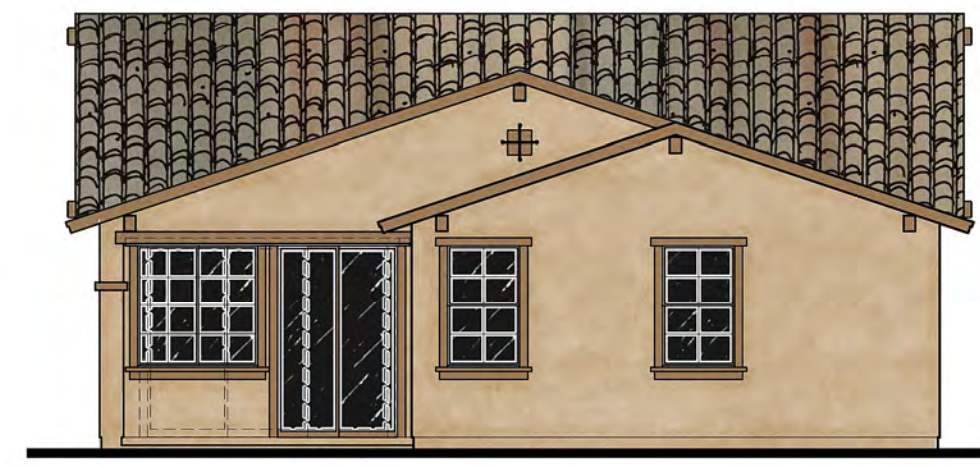
3507 | Victoria Heights | Queen Creek, Arizona



Right Elevation

Elevation D - Tuscan

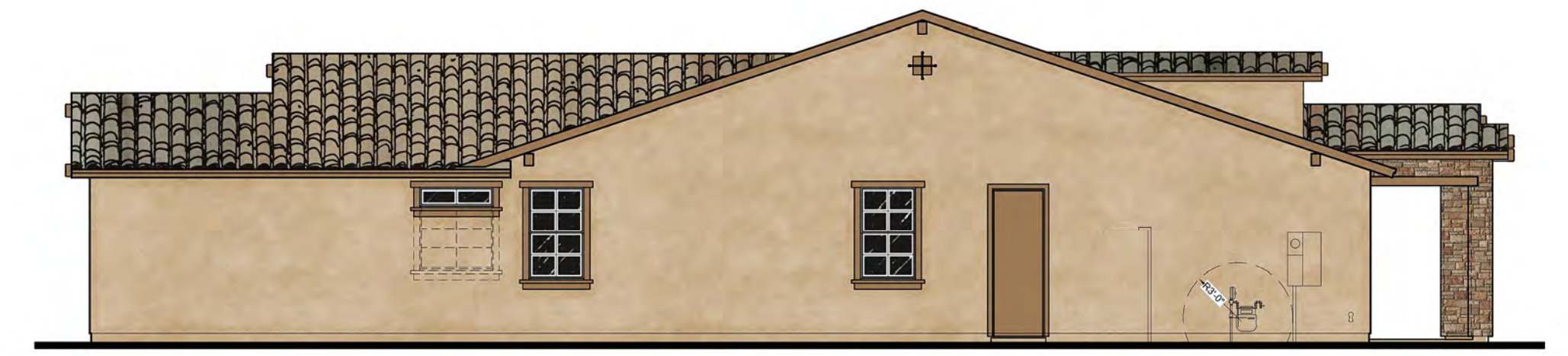
1/8" = 1'-0"



Rear Elevation

Elevation D - Tuscan

1/8" = 1'-0"



Left Elevation

Elevation D - Tuscan

1/8" = 1'-0"



Front Elevation

Elevation D - Tuscan

1/4" = 1'-0"

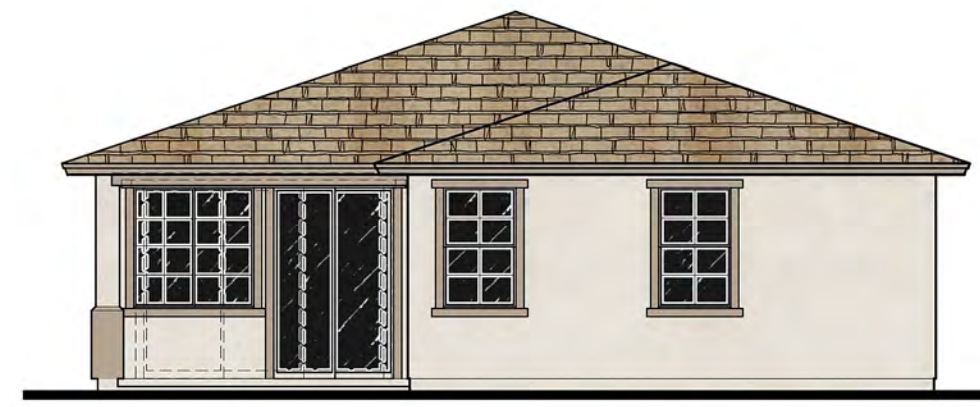
3507 | Victoria Heights | Queen Creek, Arizona



Right Elevation

Elevation F - Mission

1/8" = 1'-0"



Rear Elevation

Elevation F - Mission

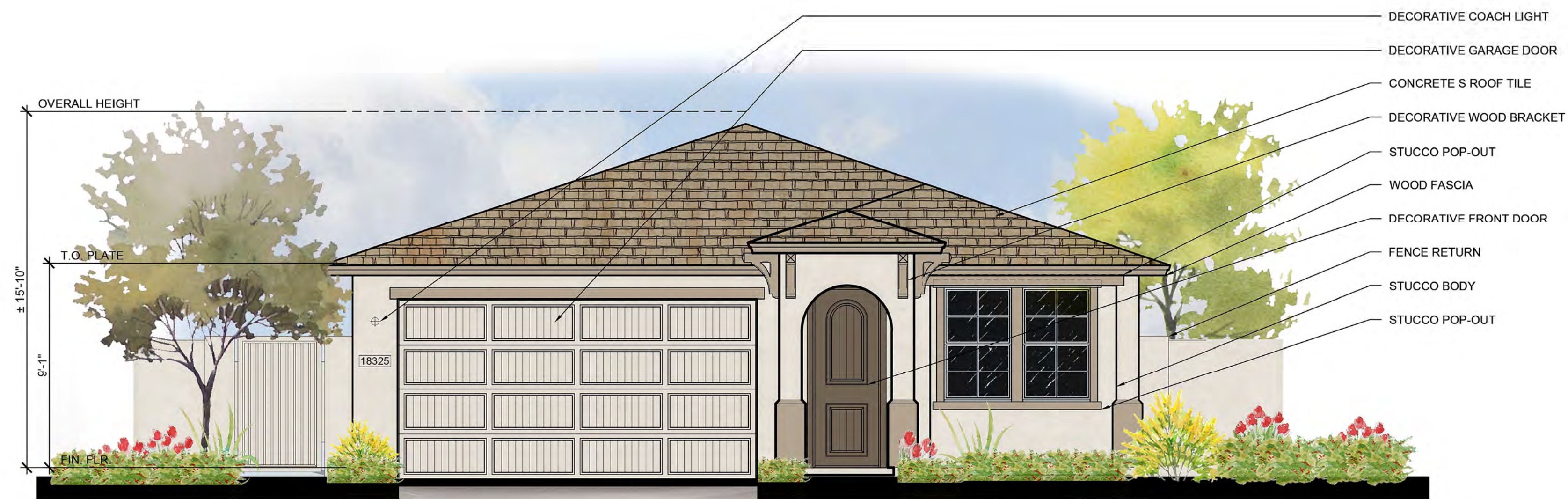
1/8" = 1'-0"



Left Elevation

Elevation F - Mission

1/8" = 1'-0"



Front Elevation

Elevation F - Mission

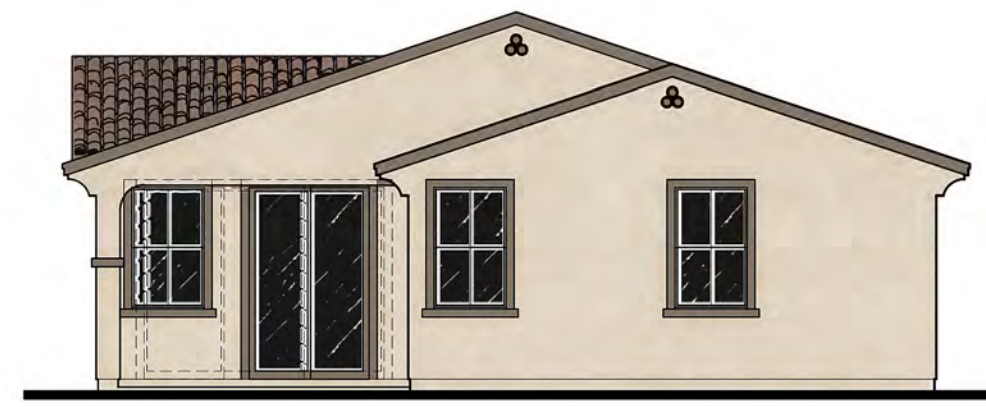
1/4" = 1'-0"

3507 | Victoria Heights | Queen Creek, Arizona



Right Elevation

Elevation A - Spanish 1/8" = 1'-0"



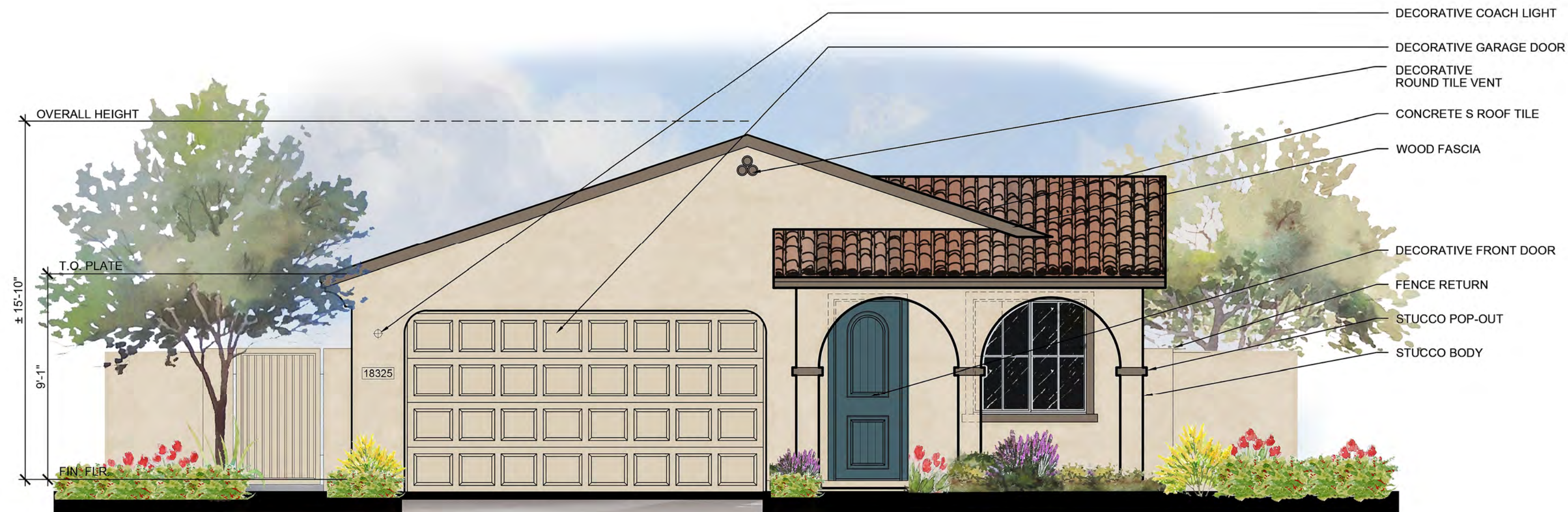
Rear Elevation

Elevation A - Spanish 1/8" = 1'-0"



Left Elevation

Elevation A - Spanish 1/8" = 1'-0"

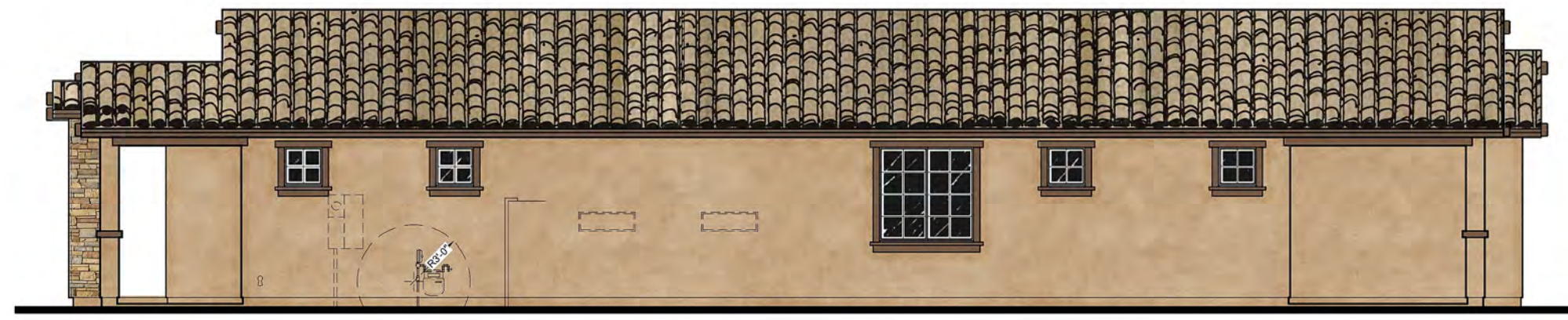


Front Elevation

Elevation A - Spanish 1/4" = 1'-0"

- DECORATIVE COACH LIGHT
- DECORATIVE GARAGE DOOR
- DECORATIVE ROUND TILE VENT
- CONCRETE S ROOF TILE
- WOOD FASCIA
- DECORATIVE FRONT DOOR
- FENCE RETURN
- STUCCO POP-OUT
- STUCCO BODY

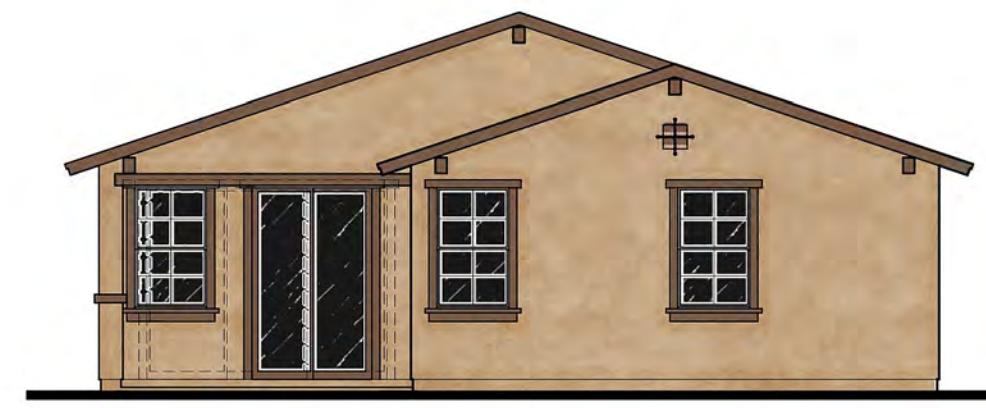
3517 | Victoria Heights | Queen Creek, Arizona



Right Elevation

Elevation D - Tuscan

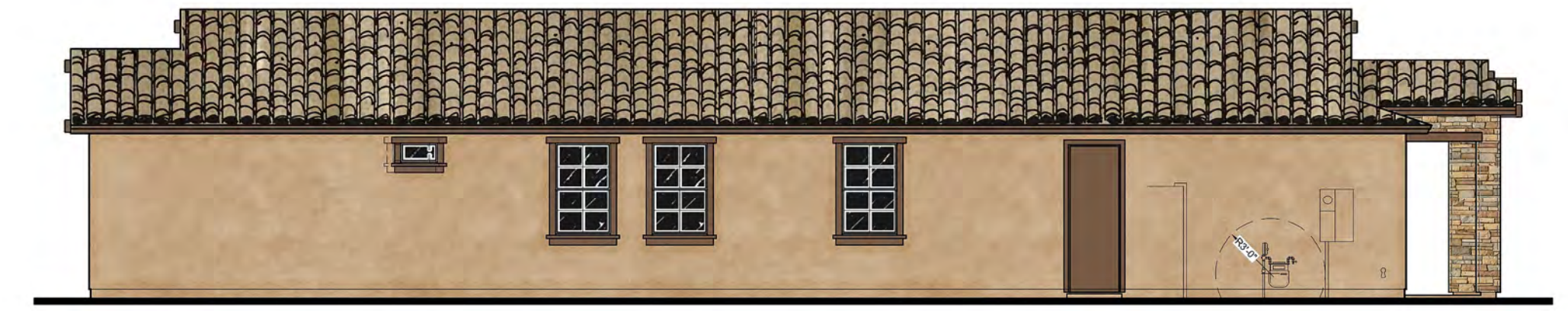
1/8" = 1'-0"



Rear Elevation

Elevation D - Tuscan

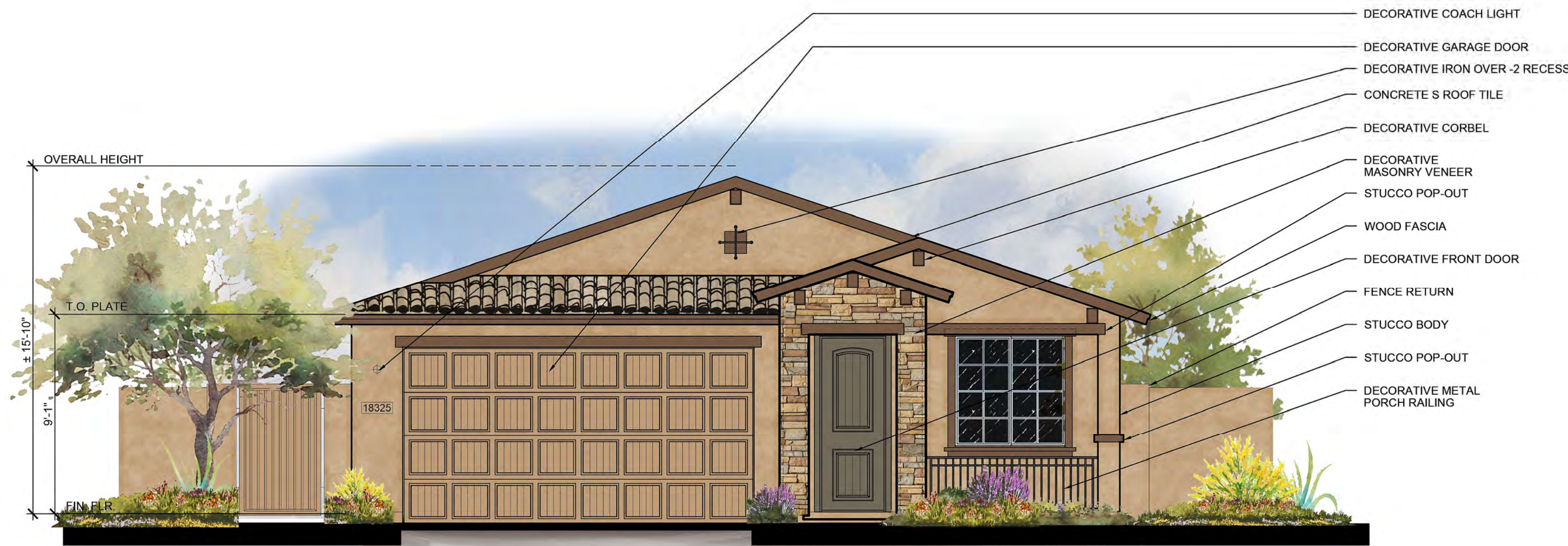
1/8" = 1'-0"



Left Elevation

Elevation D - Tuscan

1/8" = 1'-0"

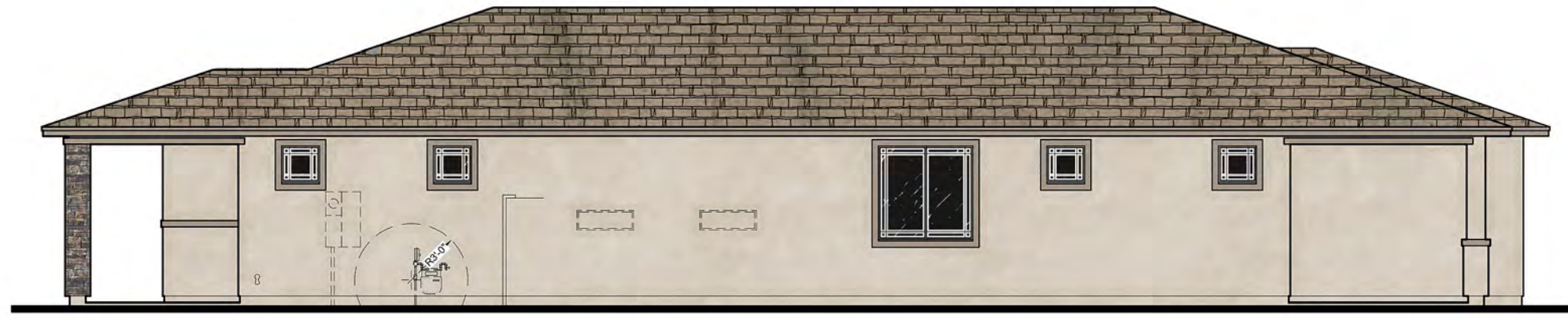


Front Elevation

Elevation D - Tuscan

1/4" = 1'-0"

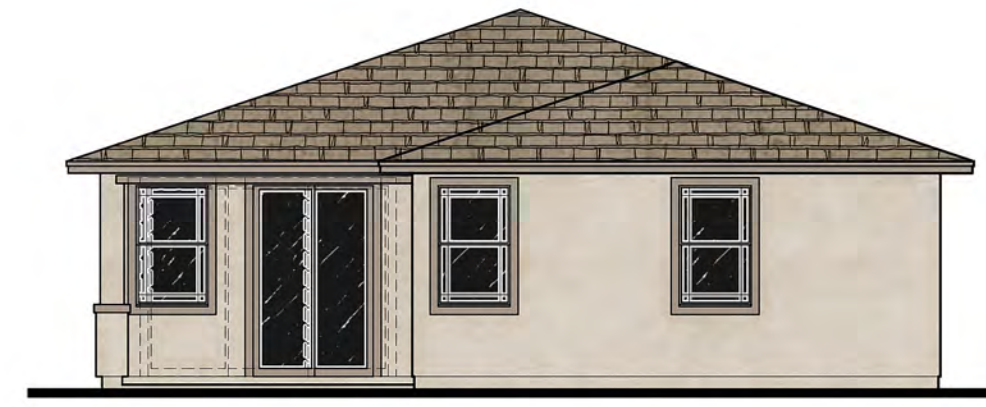
3517 | Victoria Heights | Queen Creek, Arizona



Right Elevation

Elevation E - Prairie

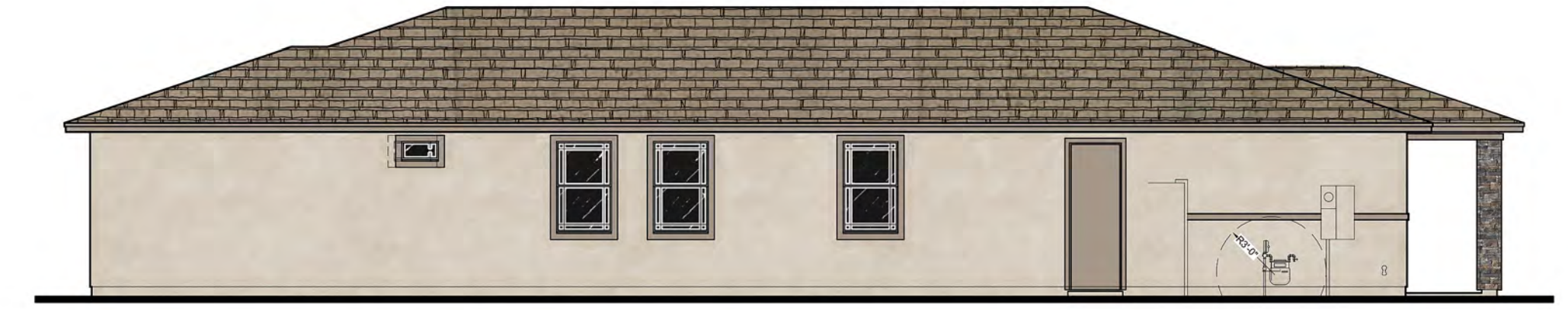
1/8" = 1'-0"



Rear Elevation

Elevation E - Prairie

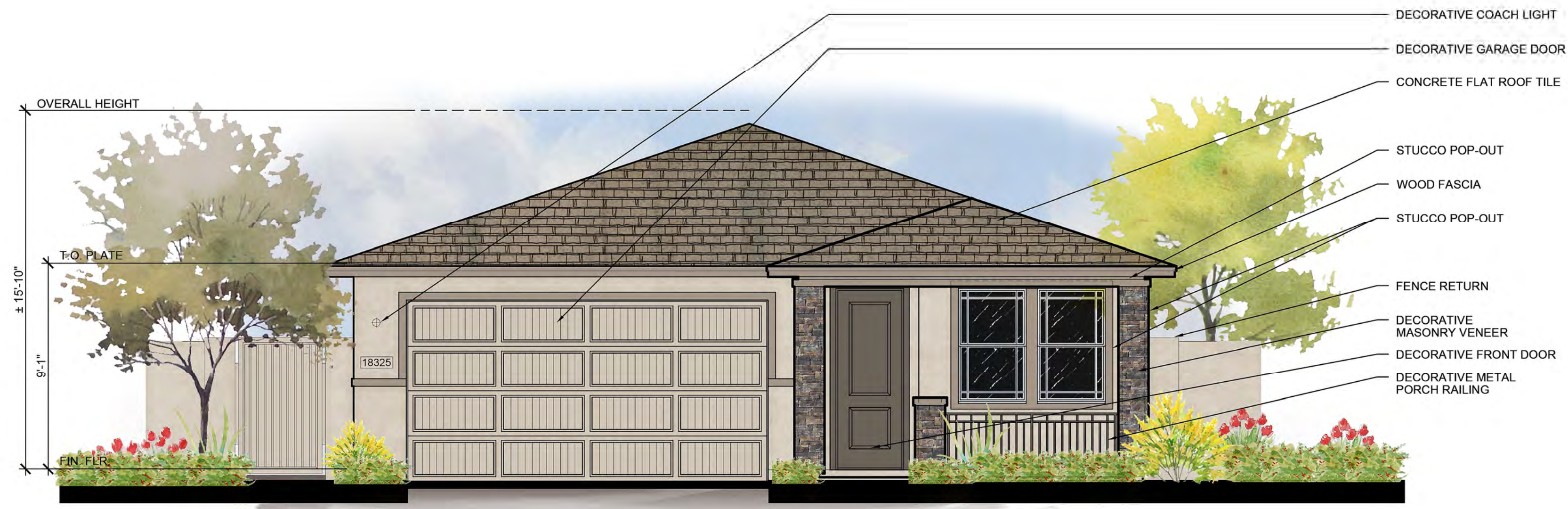
1/8" = 1'-0"



Left Elevation

Elevation E - Prairie

1/8" = 1'-0"



Front Elevation

Elevation E - Prairie

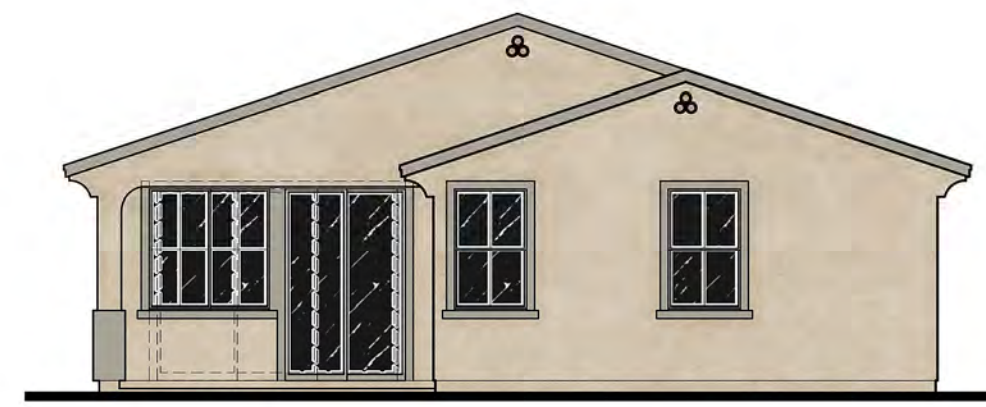
1/4" = 1'-0"

3517 | Victoria Heights | Queen Creek, Arizona



Right Elevation

Elevation A - Spanish 1/8" = 1'-0"



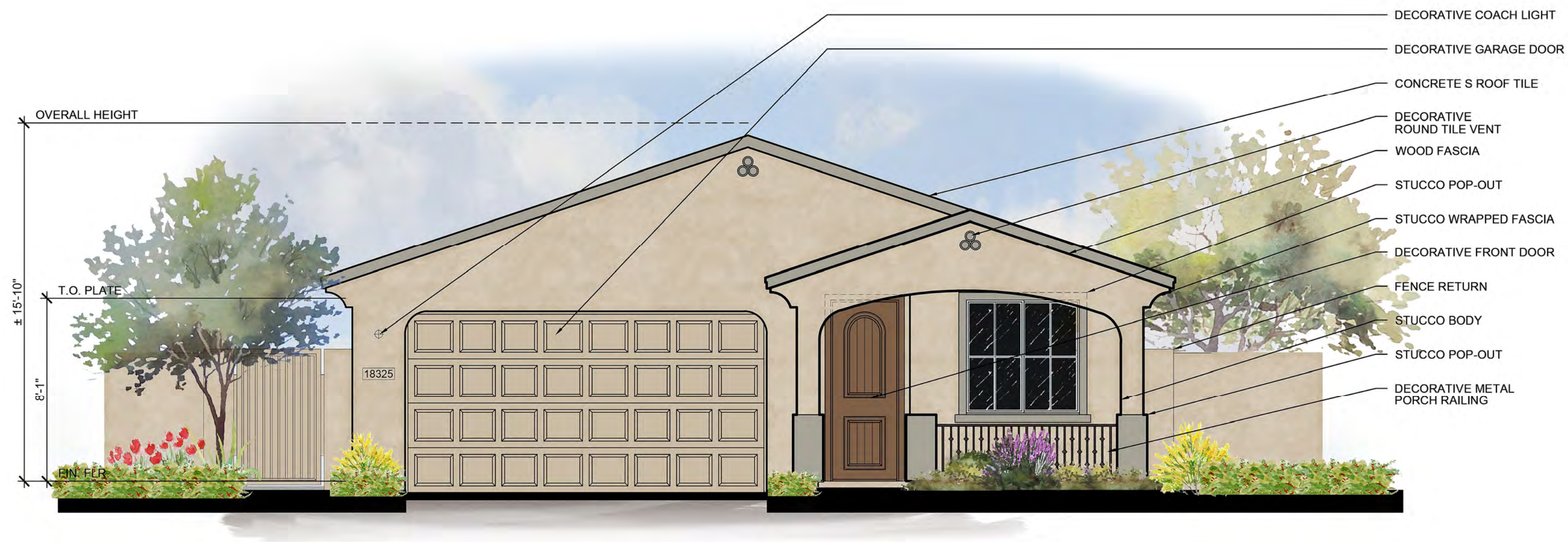
Rear Elevation

Elevation A - Spanish 1/8" = 1'-0"



Left Elevation

Elevation A - Spanish 1/8" = 1'-0"

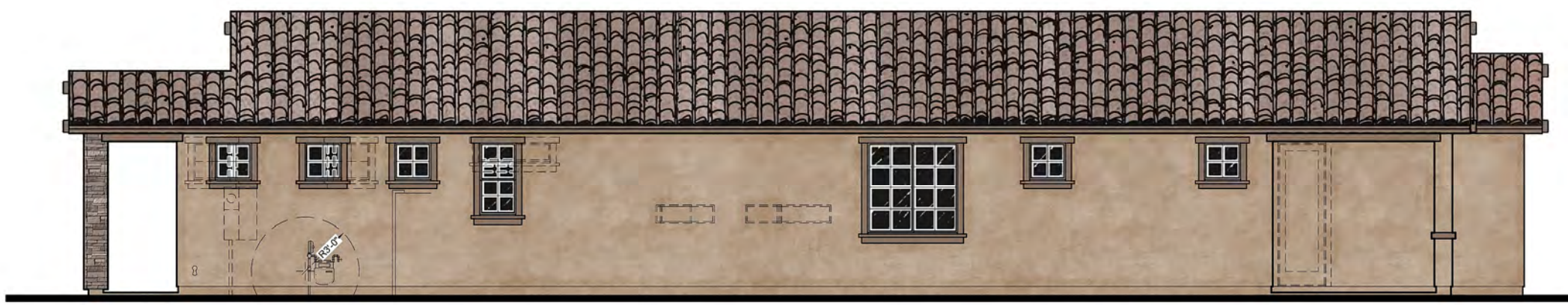


Front Elevation

Elevation A - Spanish 1/4" = 1'-0"

3527 | Victoria Heights | Queen Creek, Arizona

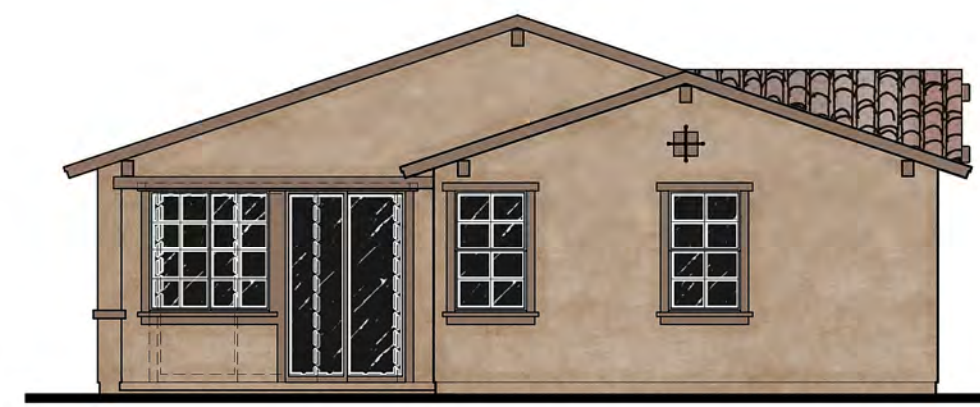
12-29-2018



Right Elevation

Elevation D - Tuscan

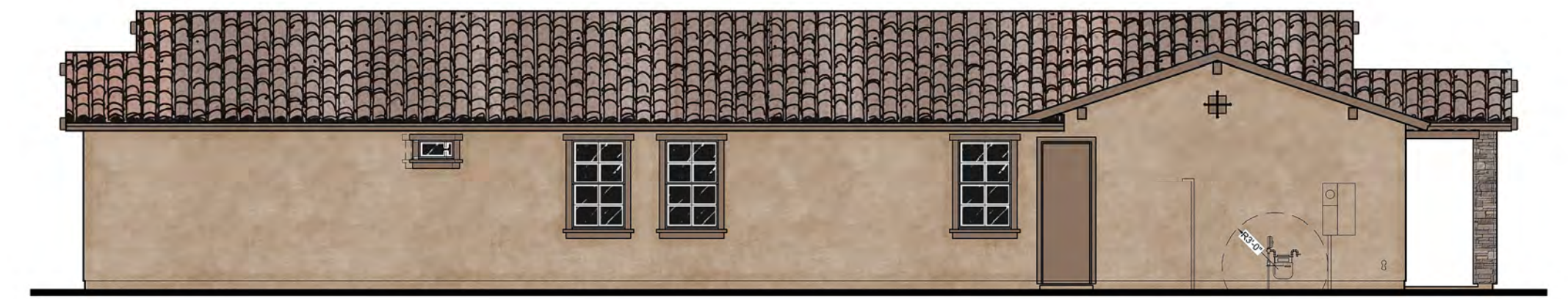
1/8" = 1'-0"



Rear Elevation

Elevation D - Tuscan

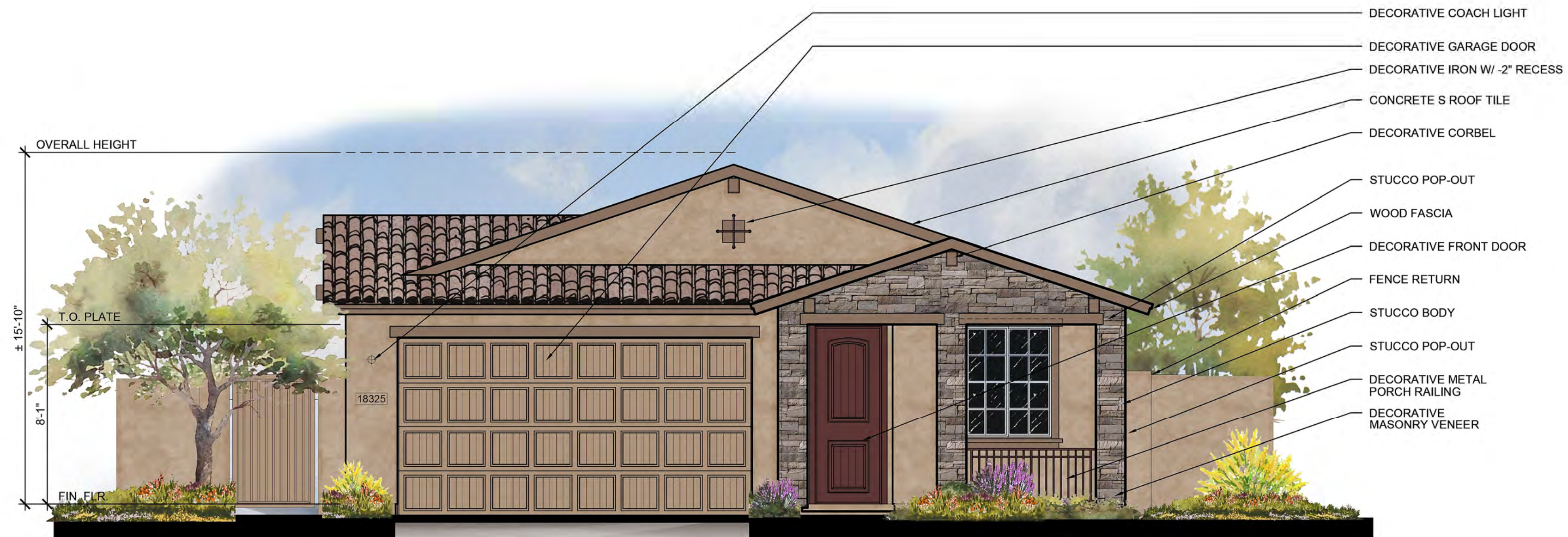
1/8" = 1'-0"



Left Elevation

Elevation D - Tuscan

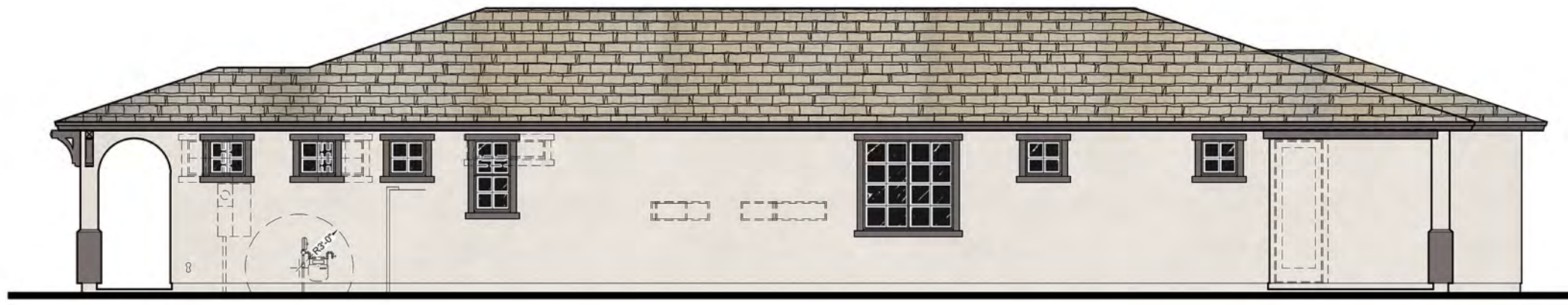
1/8" = 1'-0"



Front Elevation

Elevation D - Tuscan

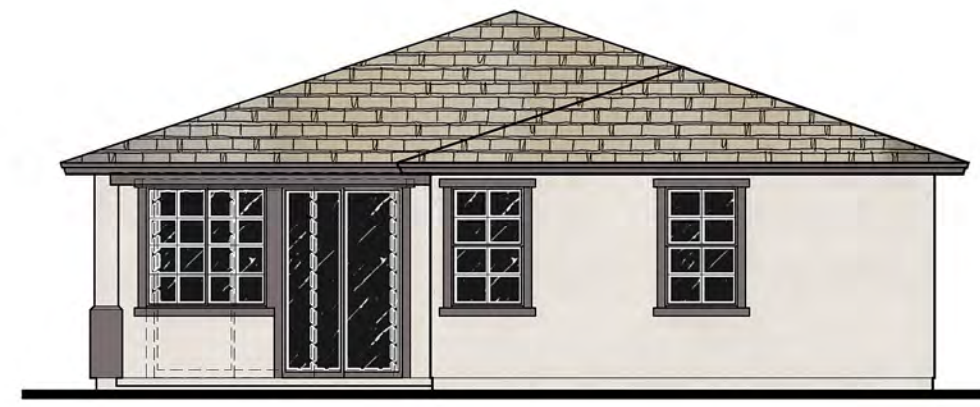
1/4" = 1'-0"



Right Elevation

Elevation F - Mission

1/8" = 1'-0"



Rear Elevation

Elevation F - Mission

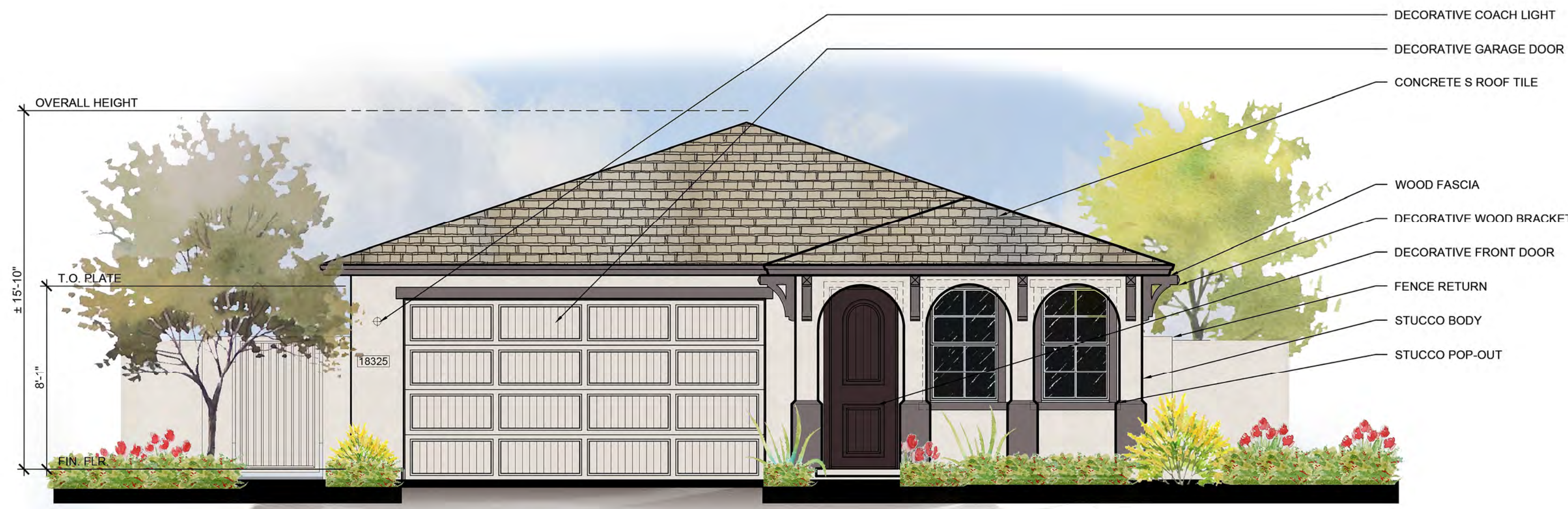
1/8" = 1'-0"



Left Elevation

Elevation F - Mission

1/8" = 1'-0"



OVERALL HEIGHT
± 15'-10"
T.O. PLATE
8'-11"
FIN. FLR

- DECORATIVE COACH LIGHT
- DECORATIVE GARAGE DOOR
- CONCRETE S ROOF TILE
- WOOD FASCIA
- DECORATIVE WOOD BRACKET
- DECORATIVE FRONT DOOR
- FENCE RETURN
- STUCCO BODY
- STUCCO POP-OUT

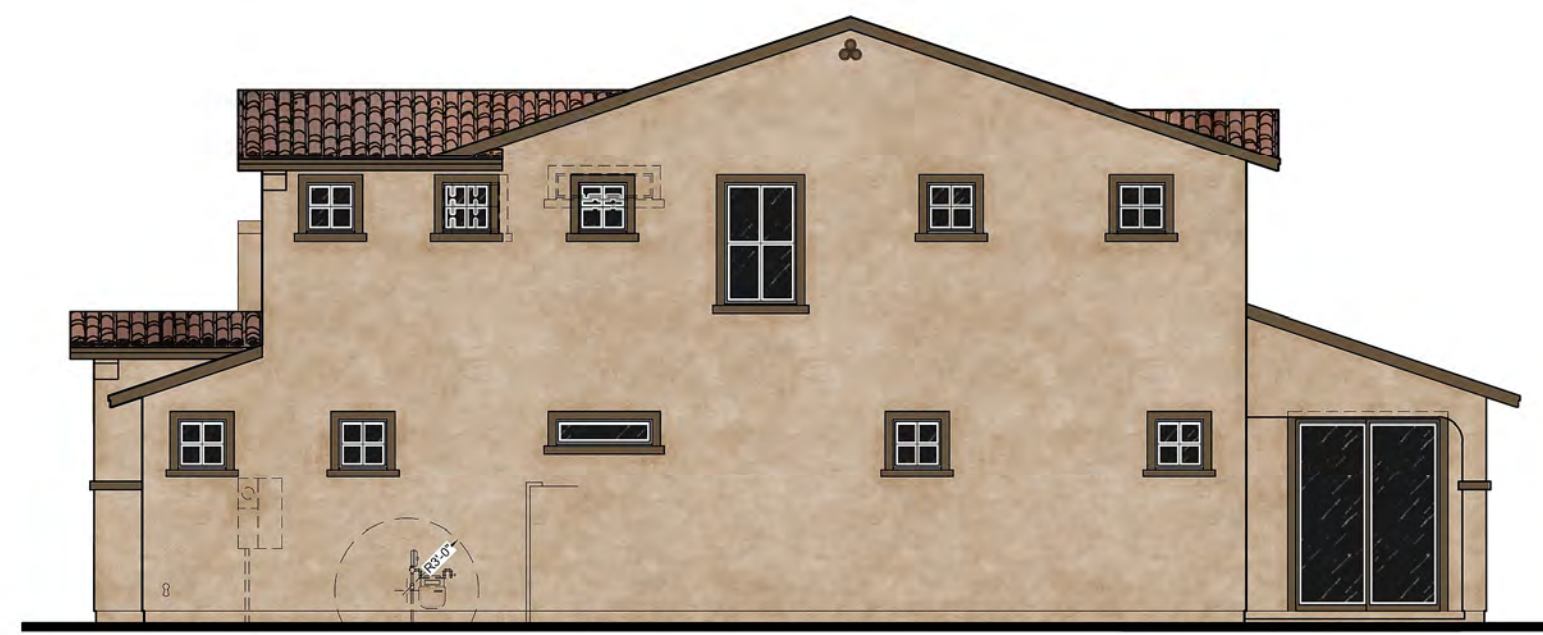
Front Elevation

Elevation F - Mission

1/4" = 1'-0"

3527 | Victoria Heights | Queen Creek, Arizona

12-29-2018



Right Elevation

Elevation A - Spanish

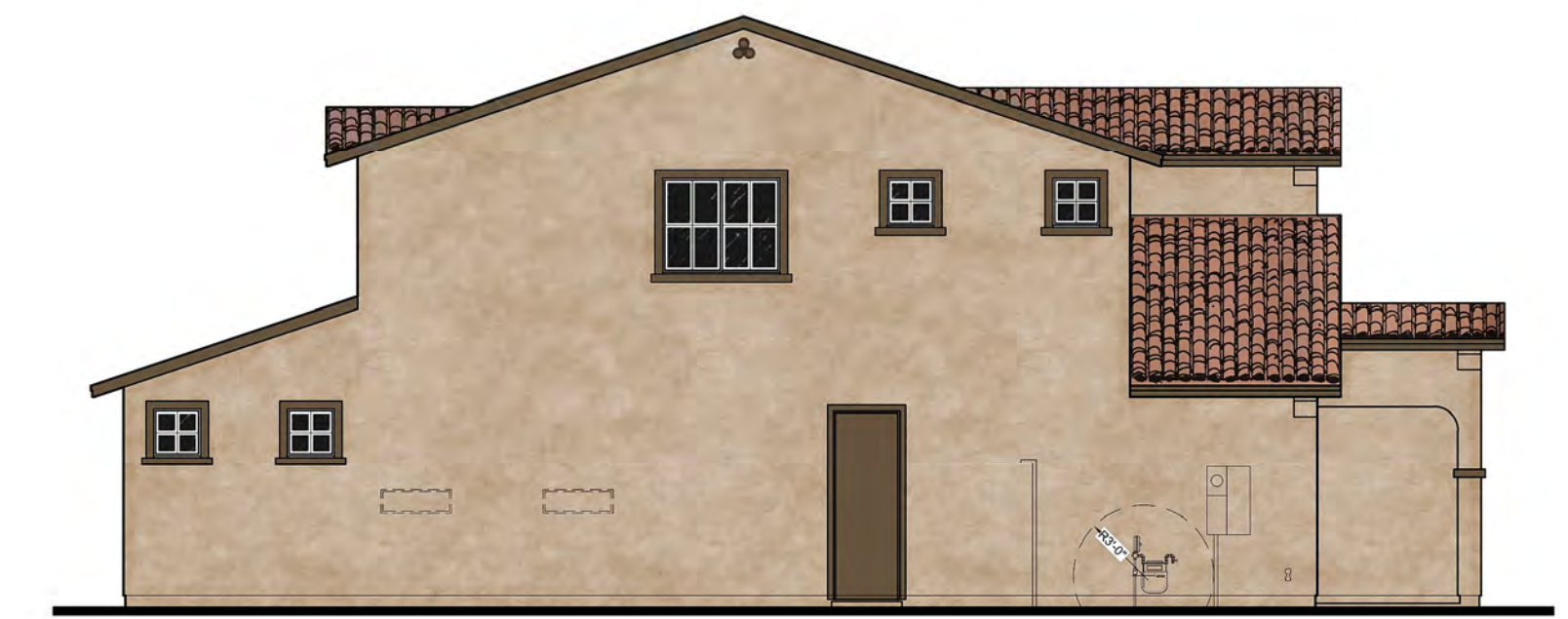
1/8" = 1'-0"



Rear Elevation

Elevation A - Spanish

1/8" = 1'-0"



Left Elevation

Elevation A - Spanish

1/8" = 1'-0"



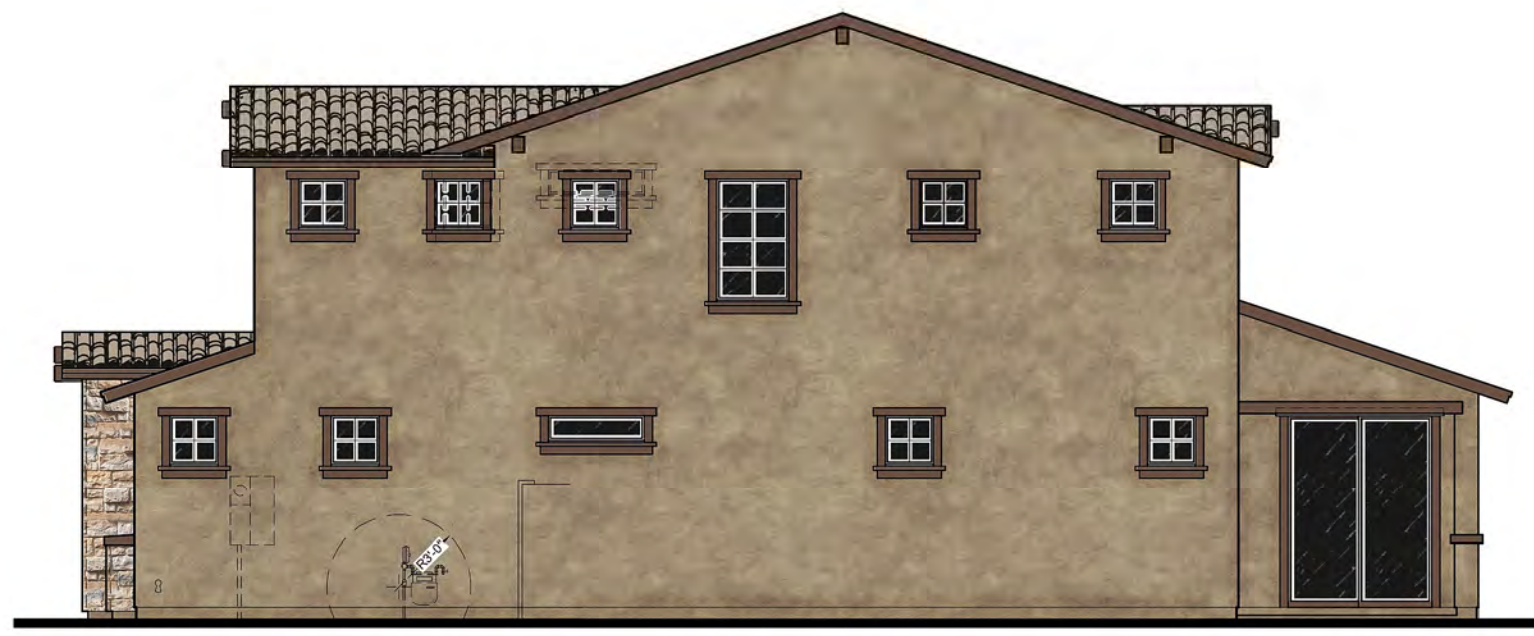
Front Elevation

Elevation A - Spanish

1/4" = 1'-0"

- DECORATIVE COACH LIGHT
- DECORATIVE GARAGE DOOR
- CONCRETE S ROOF TILE
- DECORATIVE ROUND TILE VENT
- WOOD FASCIA

- STUCCO WRAPPED FASCIA
- STUCCO POP-OUT
- DECORATIVE SHUTTER
- DECORATIVE FRONT DOOR
- FENCE RETURN
- STUCCO BODY
- STUCCO POP-OUT



Right Elevation

Elevation D - Tuscan

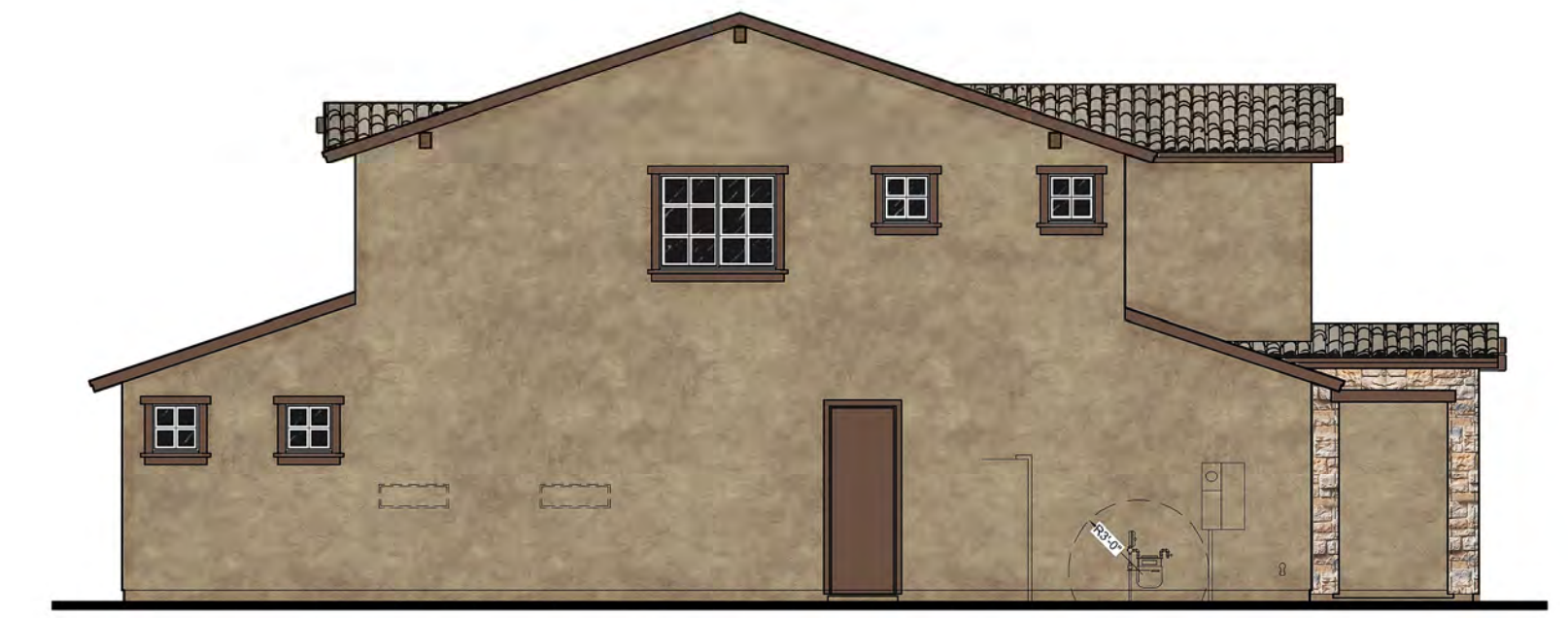
1/8" = 1'-0"



Rear Elevation

Elevation D - Tuscan

1/8" = 1'-0"



Left Elevation

Elevation D - Tuscan

1/8" = 1'-0"



OVERALL HEIGHT
T.O. PLATE
8'-1"
FIN. FLR.
T.O. PLATE
9'-1"
FIN. FLR.

DECORATIVE COACH LIGHT
DECORATIVE GARAGE DOOR
CONCRETE S ROOF TILE
DECORATIVE CORBEL
WOOD FASCIA

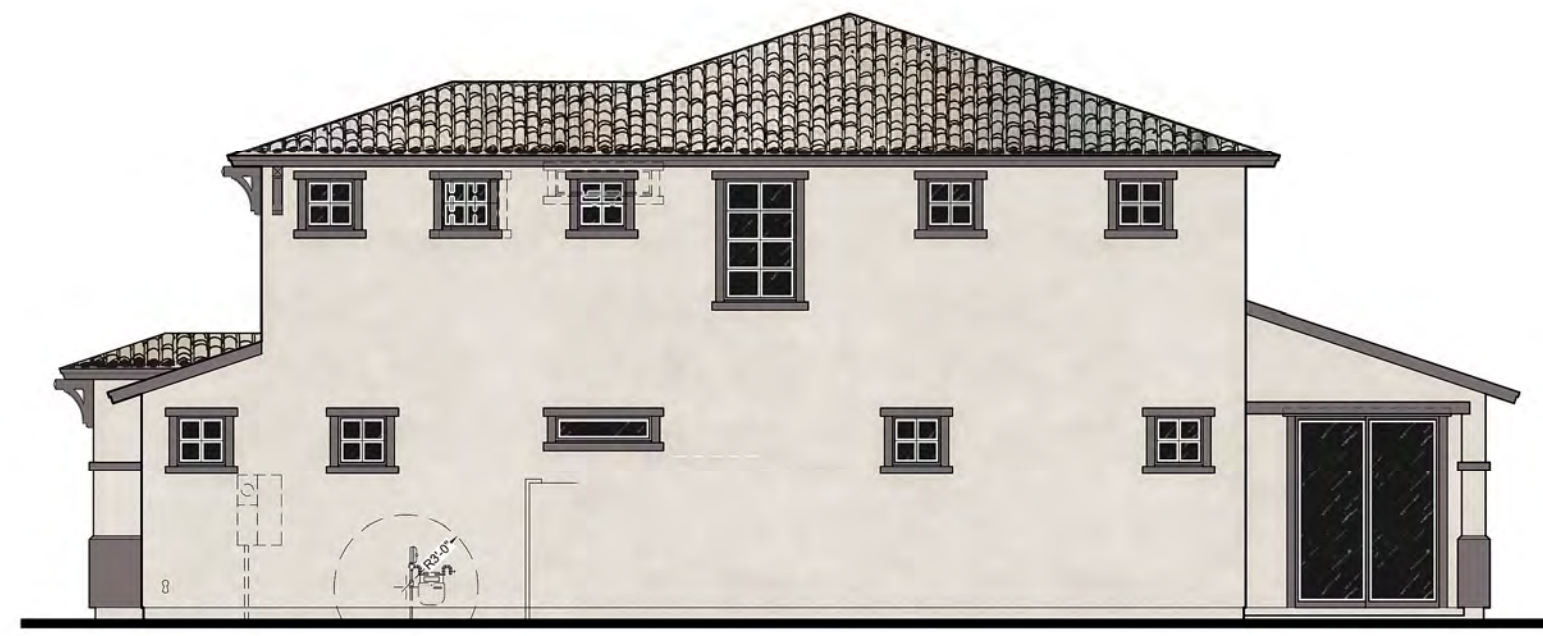
DECORATIVE MASONRY VENEER
DECORATIVE FRONT DOOR
FENCE RETURN
STUCCO BODY
STUCCO POP-OUT

Front Elevation

Elevation D - Tuscan

1/4" = 1'-0"

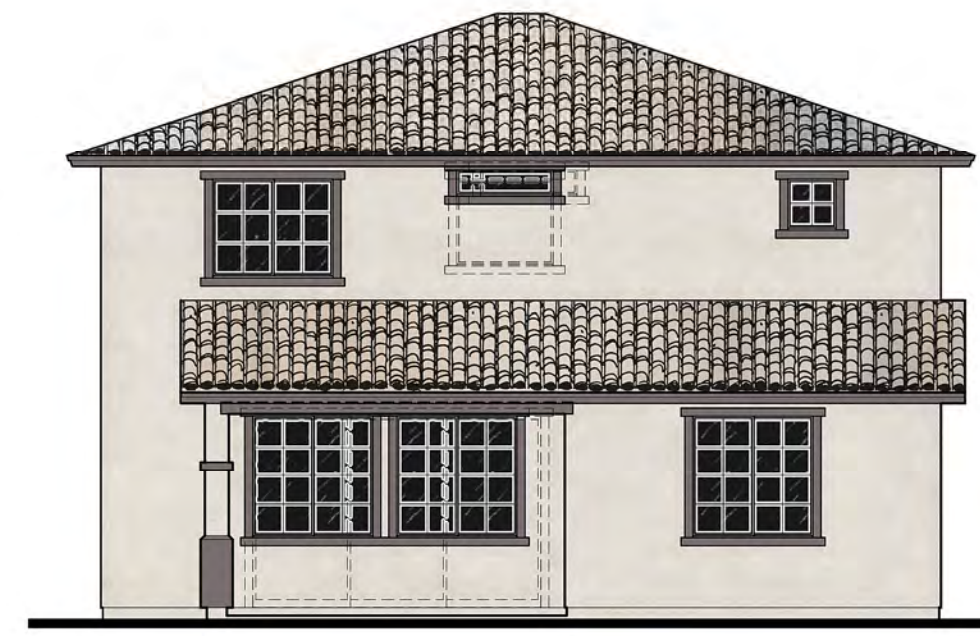
3538 | Victoria Heights | Queen Creek, Arizona



Right Elevation

Elevation F - Mission

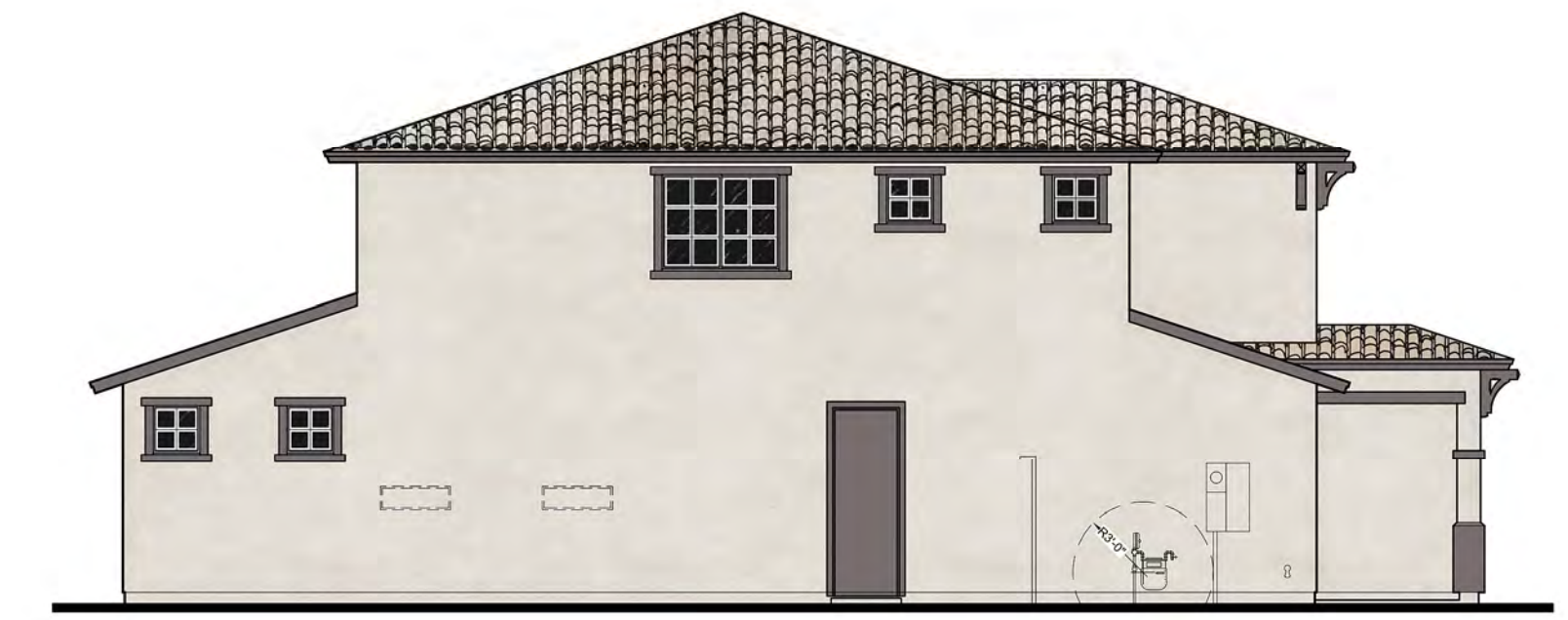
1/8" = 1'-0"



Rear Elevation

Elevation F - Mission

1/8" = 1'-0"



Left Elevation

Elevation F - Mission

1/8" = 1'-0"



OVERALL HEIGHT
 T.O. PLATE
 8'-1"
 FIN. FLR.
 T.O. PLATE
 9'-1"
 FIN. FLR.
 ±25'-4"

- DECORATIVE COACH LIGHT
- DECORATIVE GARAGE DOOR
- CONCRETE S ROOF TILE
- WOOD FASCIA
- DECORATIVE WOOD BRACKET

- STUCCO POP-OUT
- DECORATIVE FRONT DOOR
- FENCE RETURN
- STUCCO BODY

Front Elevation

Elevation F - Mission

1/4" = 1'-0"

3538 | Victoria Heights | Queen Creek, Arizona



Right Elevation

Elevation A - Spanish

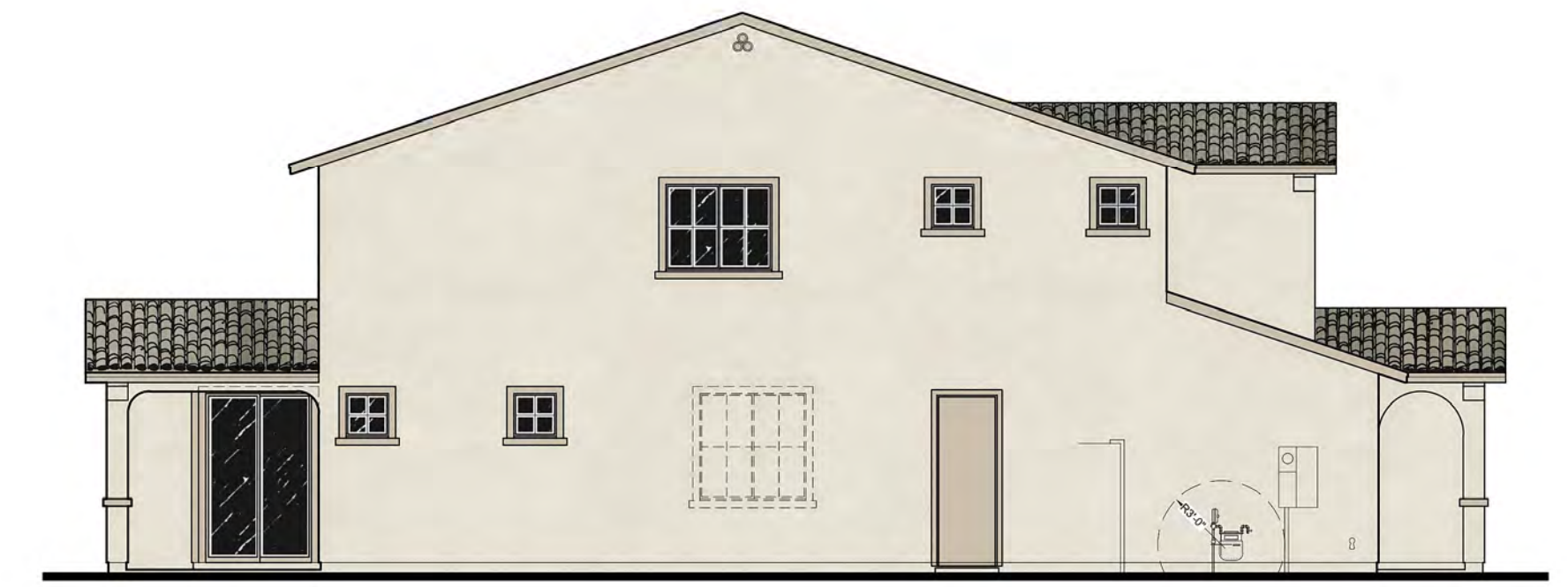
1/8" = 1'-0"



Rear Elevation

Elevation A - Spanish

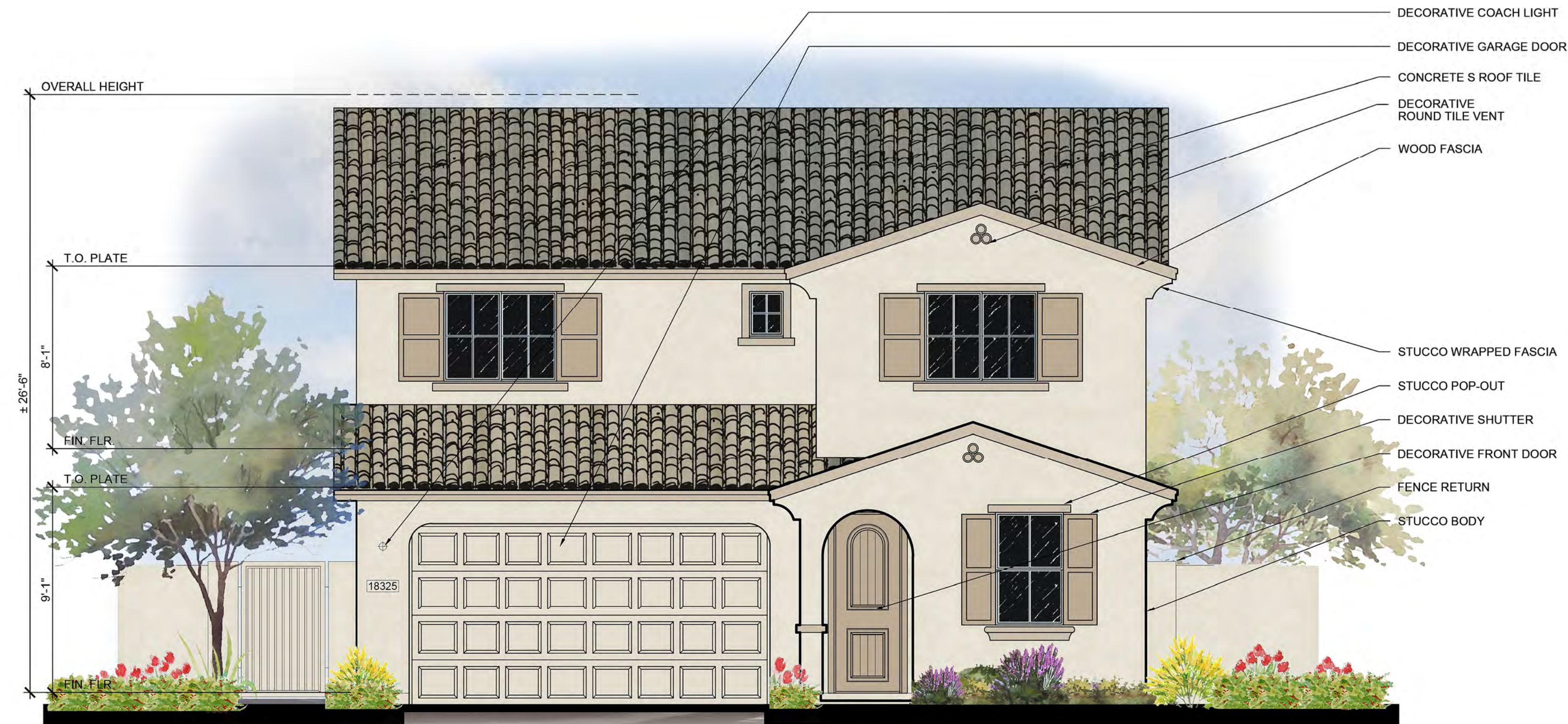
1/8" = 1'-0"



Left Elevation

Elevation A - Spanish

1/8" = 1'-0"



- DECORATIVE COACH LIGHT
- DECORATIVE GARAGE DOOR
- CONCRETE S ROOF TILE
- DECORATIVE ROUND TILE VENT
- WOOD FASCIA

- STUCCO WRAPPED FASCIA
- STUCCO POP-OUT
- DECORATIVE SHUTTER
- DECORATIVE FRONT DOOR
- FENCE RETURN
- STUCCO BODY

OVERALL HEIGHT
 T.O. PLATE
 8'-1"
 FIN. FLR.
 T.O. PLATE
 9'-1"
 FIN. FLR.
 ±26'-6"

Front Elevation

Elevation A - Spanish

1/4" = 1'-0"

3548 | Victoria Heights | Queen Creek, Arizona



Right Elevation

Elevation D - Tuscan

1/8" = 1'-0"



Rear Elevation

Elevation D - Tuscan

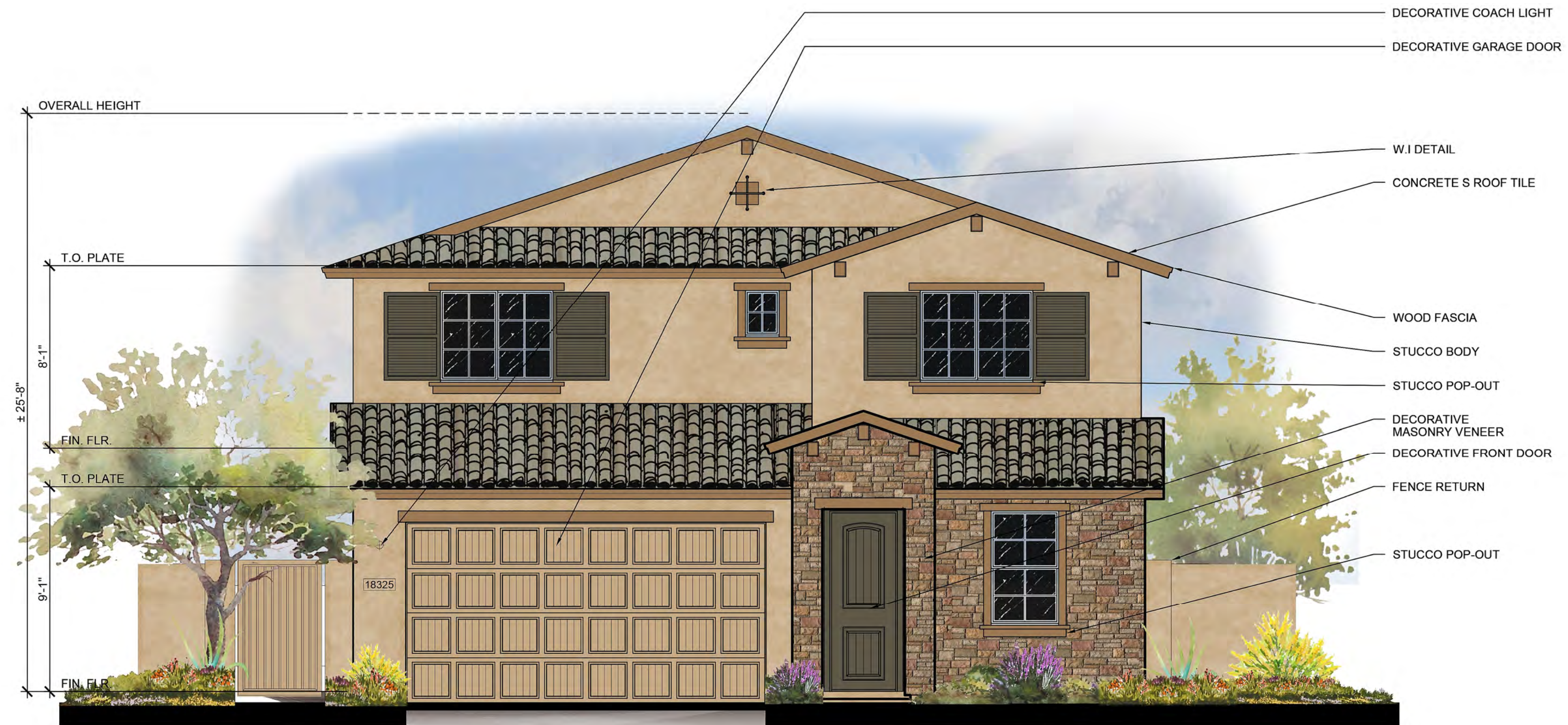
1/8" = 1'-0"



Left Elevation

Elevation D - Tuscan

1/8" = 1'-0"



Front Elevation

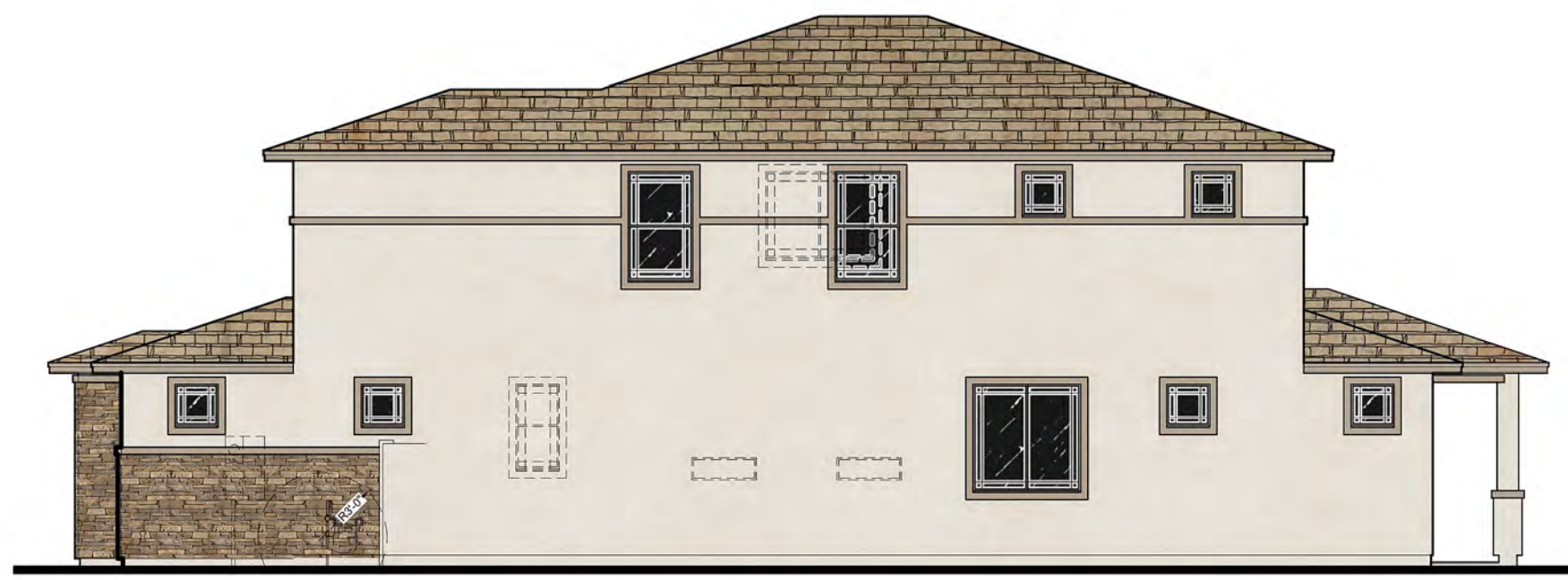
Elevation D - Tuscan

1/4" = 1'-0"

- DECORATIVE COACH LIGHT
- DECORATIVE GARAGE DOOR
- W.I DETAIL
- CONCRETE S ROOF TILE
- WOOD FASCIA
- STUCCO BODY
- STUCCO POP-OUT
- DECORATIVE MASONRY VENEER
- DECORATIVE FRONT DOOR
- FENCE RETURN
- STUCCO POP-OUT

- OVERALL HEIGHT
- T.O. PLATE
- 8'-1"
- ±25.8'
- FIN. FLR.
- T.O. PLATE
- 9'-1"
- FIN. FLR.

3548 | Victoria Heights | Queen Creek, Arizona



Right Elevation

Elevation E - Prairie

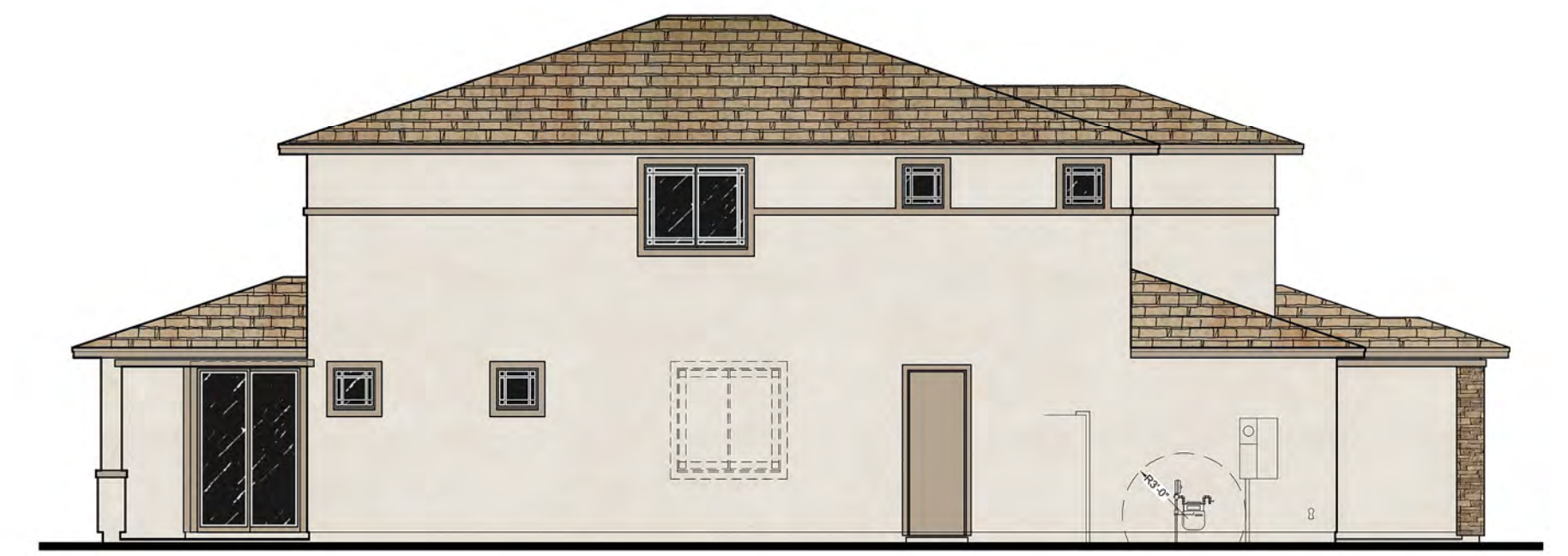
1/8" = 1'-0"



Rear Elevation

Elevation E - Prairie

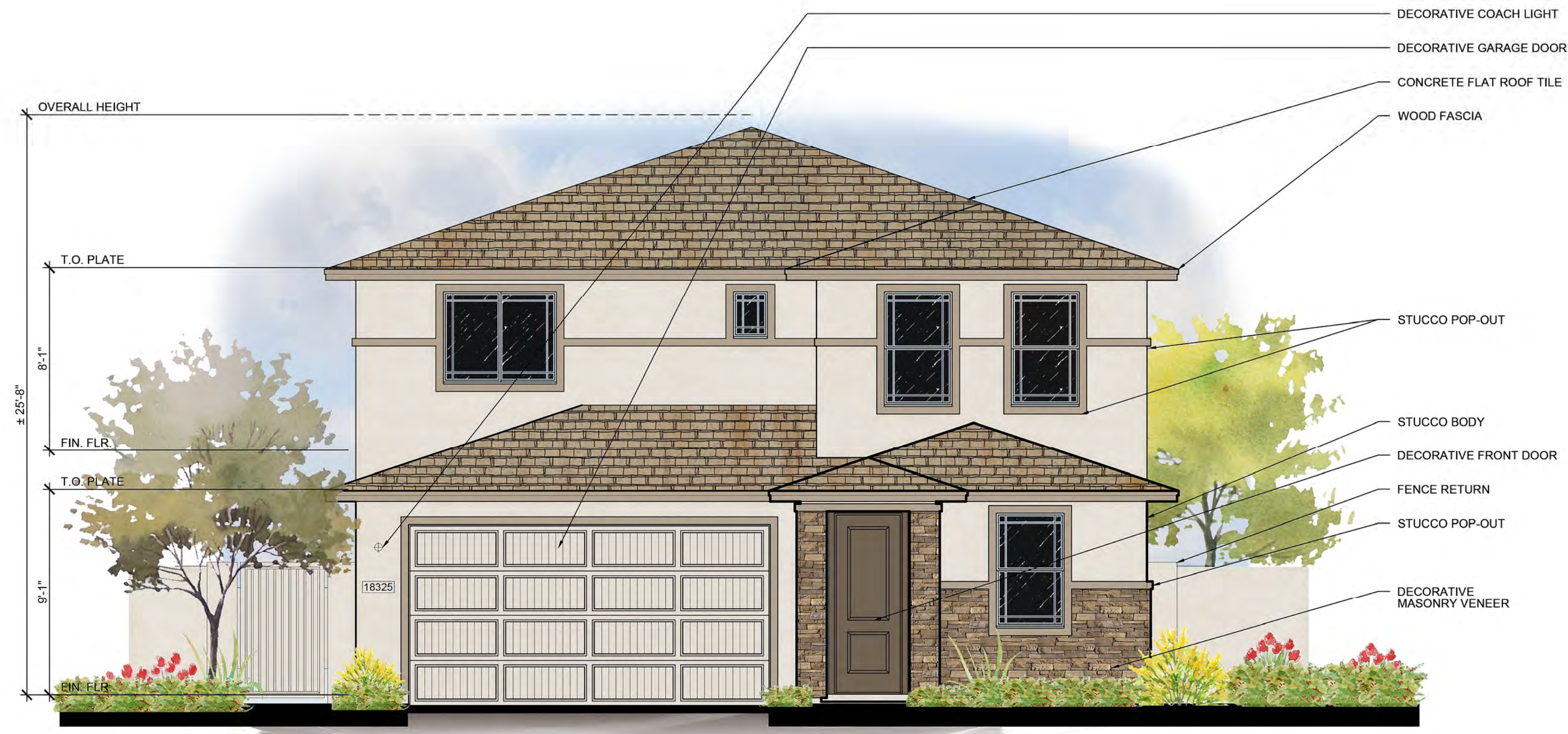
1/8" = 1'-0"



Left Elevation

Elevation E - Prairie

1/8" = 1'-0"



Front Elevation

Elevation E - Prairie

1/4" = 1'-0"

- DECORATIVE COACH LIGHT
- DECORATIVE GARAGE DOOR
- CONCRETE FLAT ROOF TILE
- WOOD FASCIA

- STUCCO POP-OUT
- STUCCO BODY
- DECORATIVE FRONT DOOR
- FENCE RETURN
- STUCCO POP-OUT
- DECORATIVE MASONRY VENEER

OVERALL HEIGHT

T.O. PLATE

8'-1"

FIN. FLR.

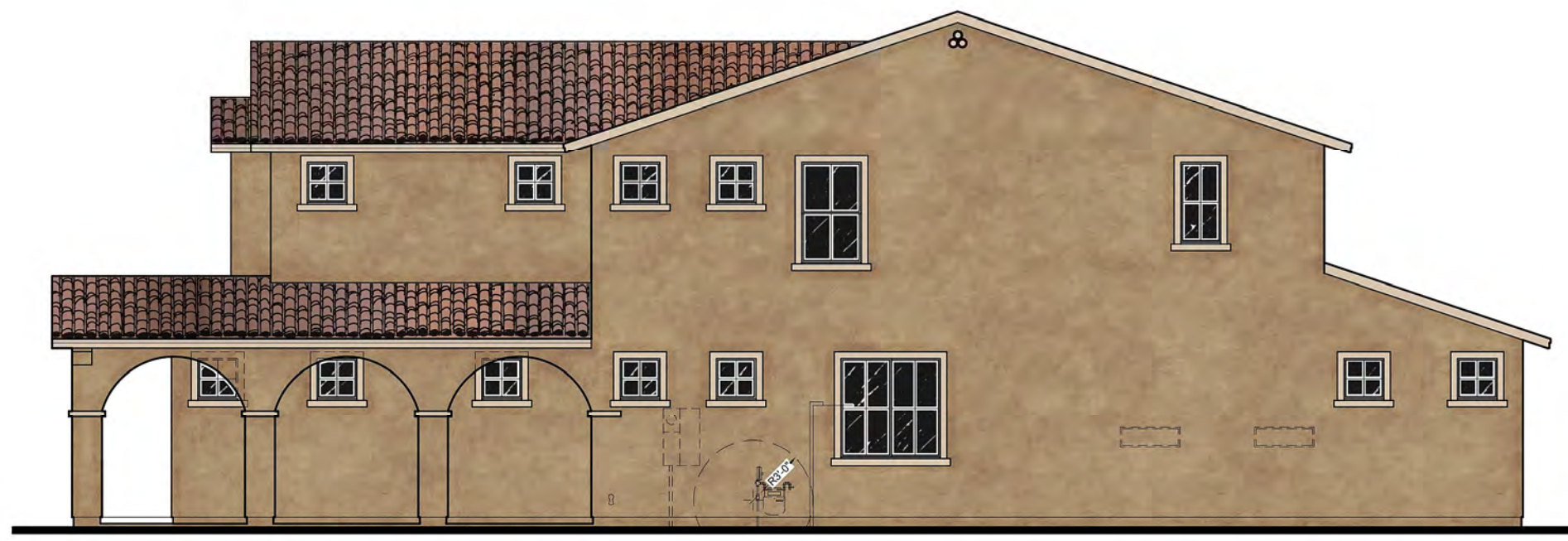
T.O. PLATE

9'-1"

FIN. FLR.

± 235'-8"

3548 | Victoria Heights | Queen Creek, Arizona



Right Elevation

Elevation A - Spanish

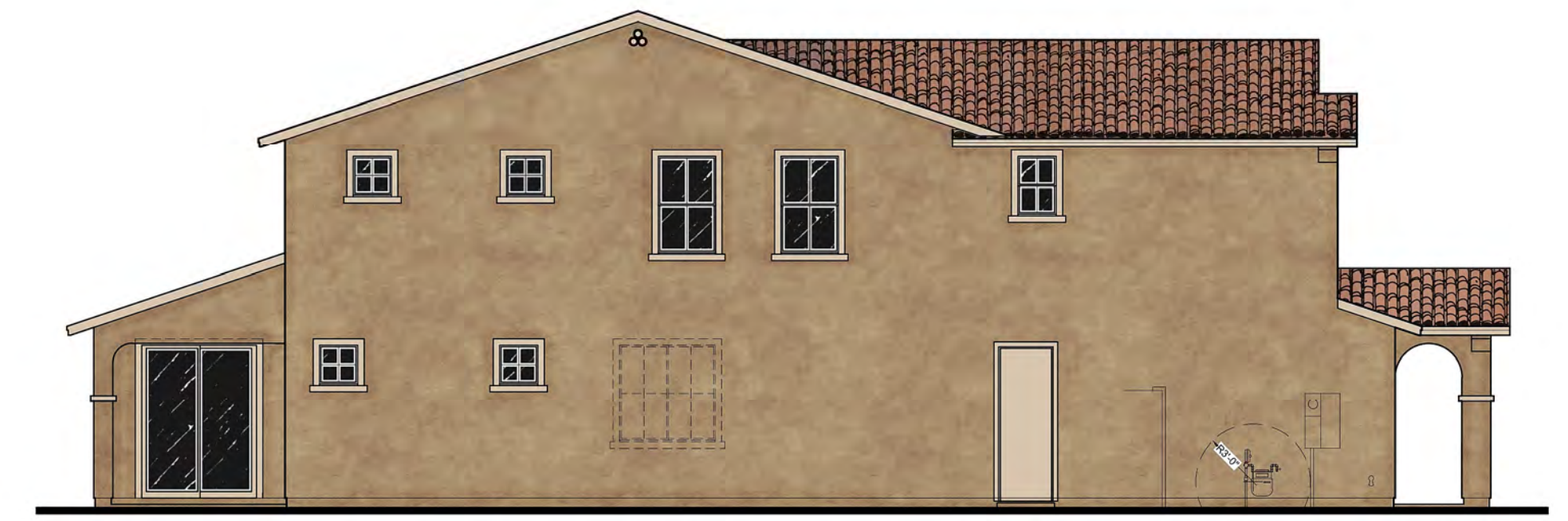
1/8" = 1'-0"



Rear Elevation

Elevation A - Spanish

1/8" = 1'-0"



Left Elevation

Elevation A - Spanish

1/8" = 1'-0"



Front Elevation

Elevation A - Spanish

1/4" = 1'-0"

- DECORATIVE COACH LIGHT
- DECORATIVE GARAGE DOOR
- CONCRETE S ROOF TILE
- WOOD FASCIA
- STUCCO POP-OUT
- DECORATIVE SHUTTER
- DECORATIVE ROUND TILE VENT
- STUCCO WRAPPED FASCIA
- DECORATIVE FRONT DOOR
- FENCE RETURN
- STUCCO BODY
- STUCCO POP-OUT

OVERALL HEIGHT
 T.O. PLATE
 8'-1"
 FIN. FLR.
 T.O. PLATE
 9'-1"
 FIN. FLR.
 ±25'-11"

3558 | Victoria Heights | Queen Creek, Arizona



Right Elevation

Elevation D - Tuscan

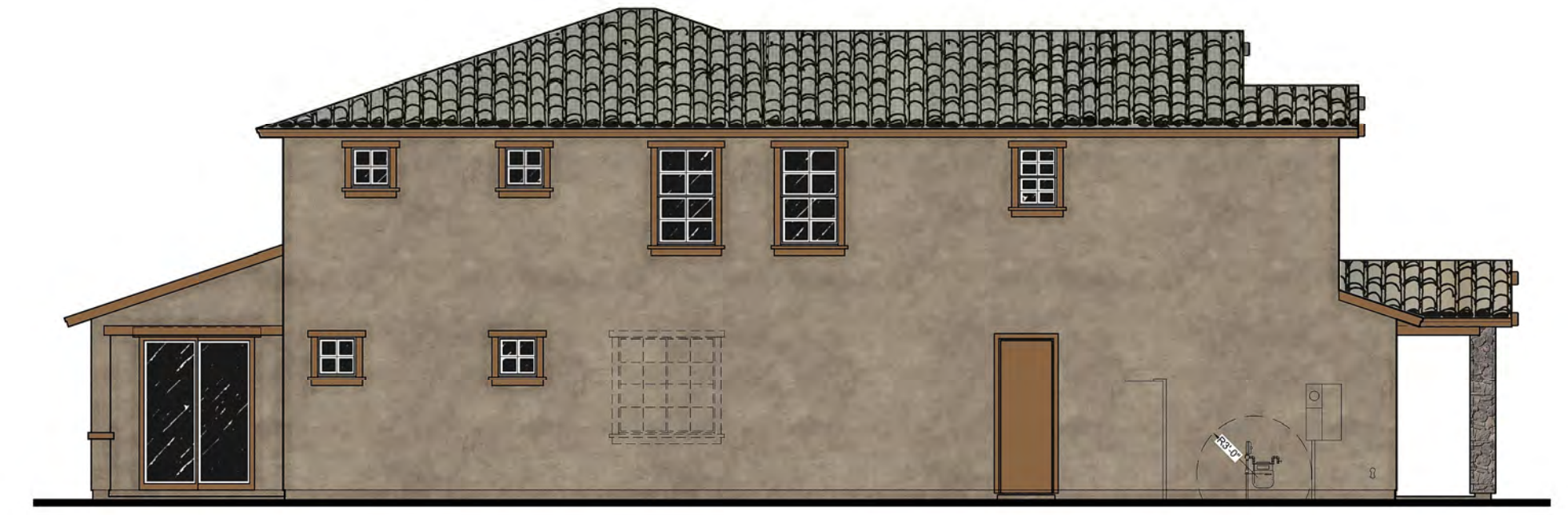
1/8" = 1'-0"



Rear Elevation

Elevation D - Tuscan

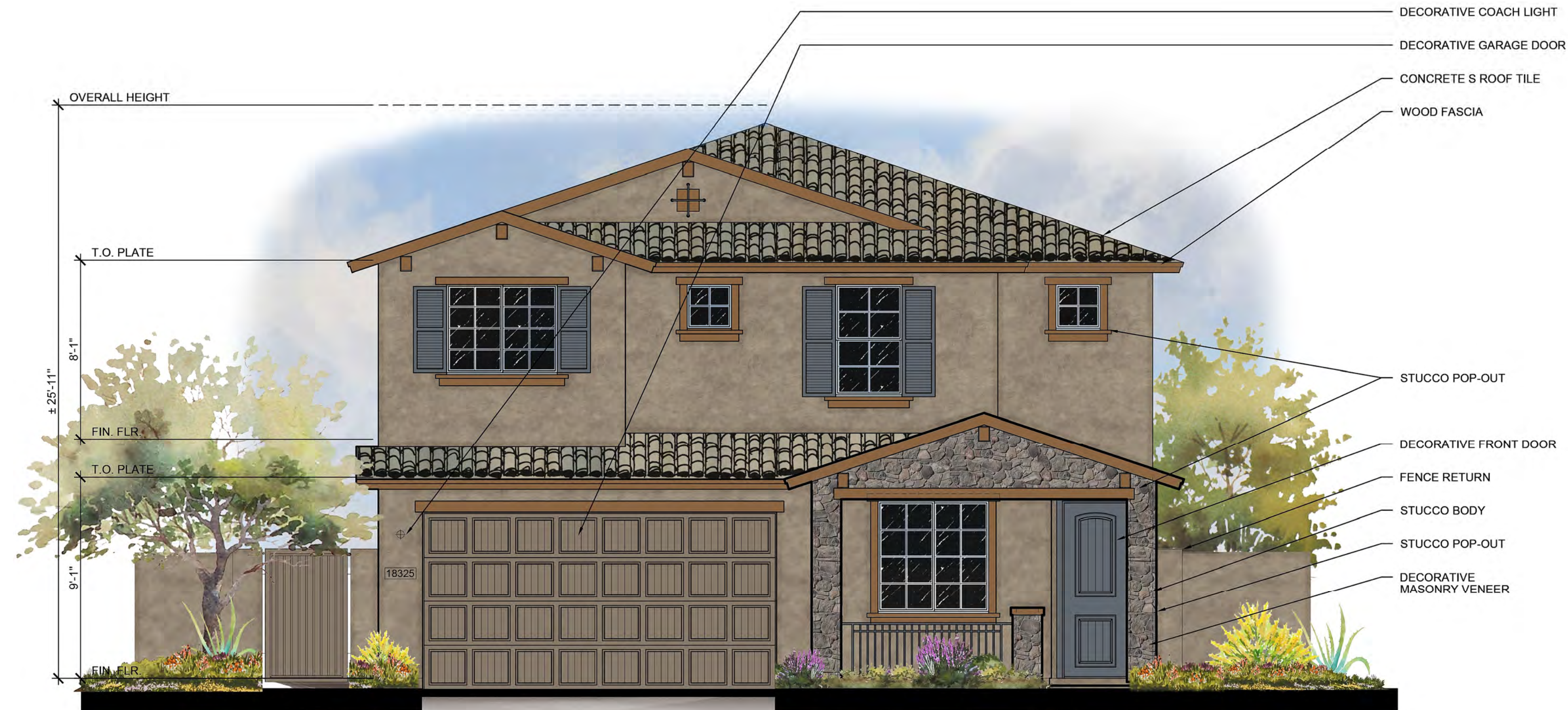
1/8" = 1'-0"



Left Elevation

Elevation D - Tuscan

1/8" = 1'-0"

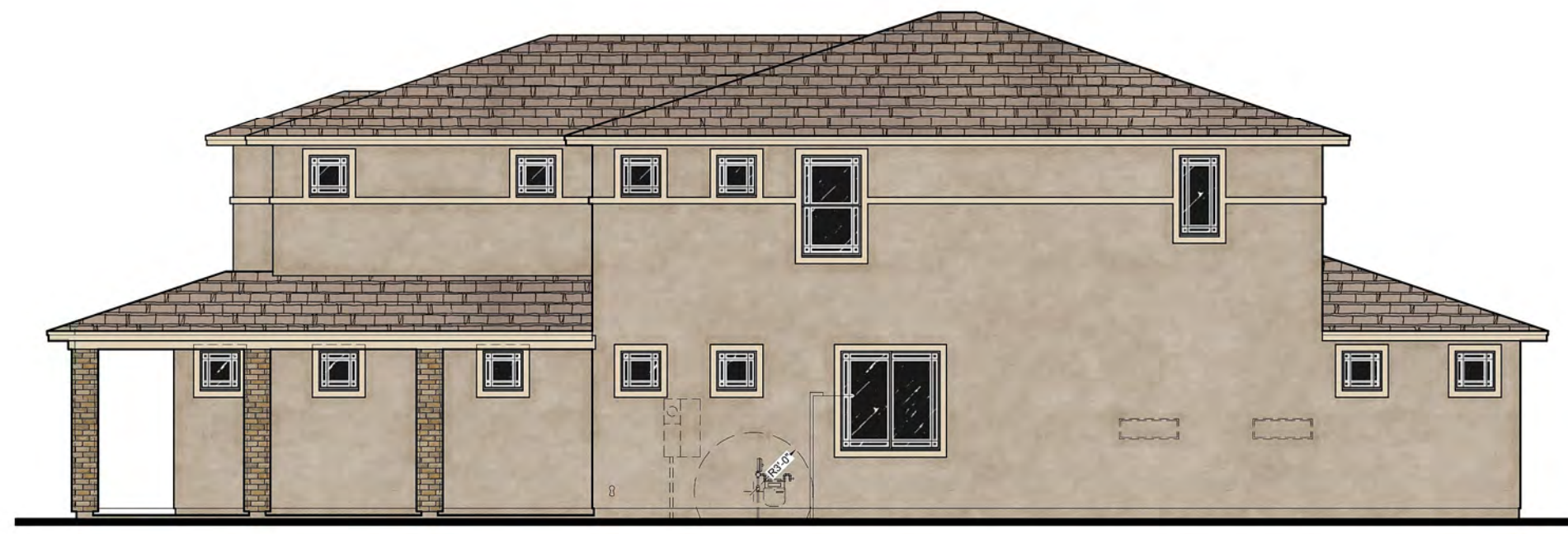


Front Elevation

Elevation D - Tuscan

1/4" = 1'-0"

3558 | Victoria Heights | Queen Creek, Arizona



Right Elevation

Elevation E - Prairie

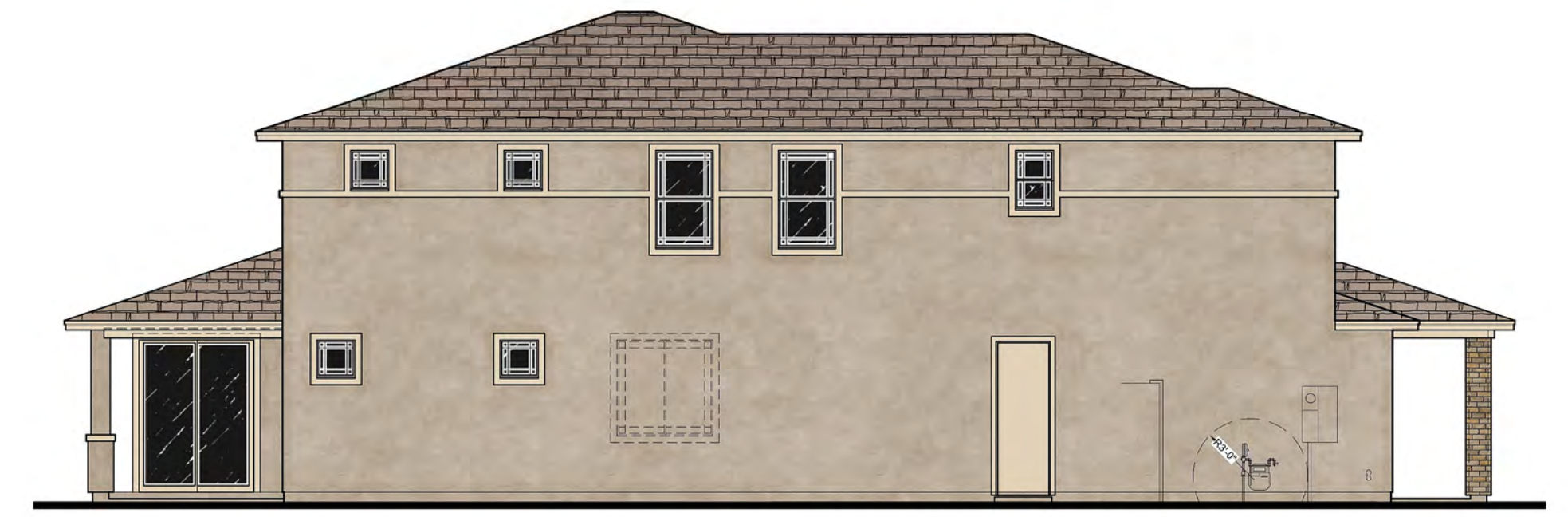
1/8" = 1'-0"



Rear Elevation

Elevation E - Prairie

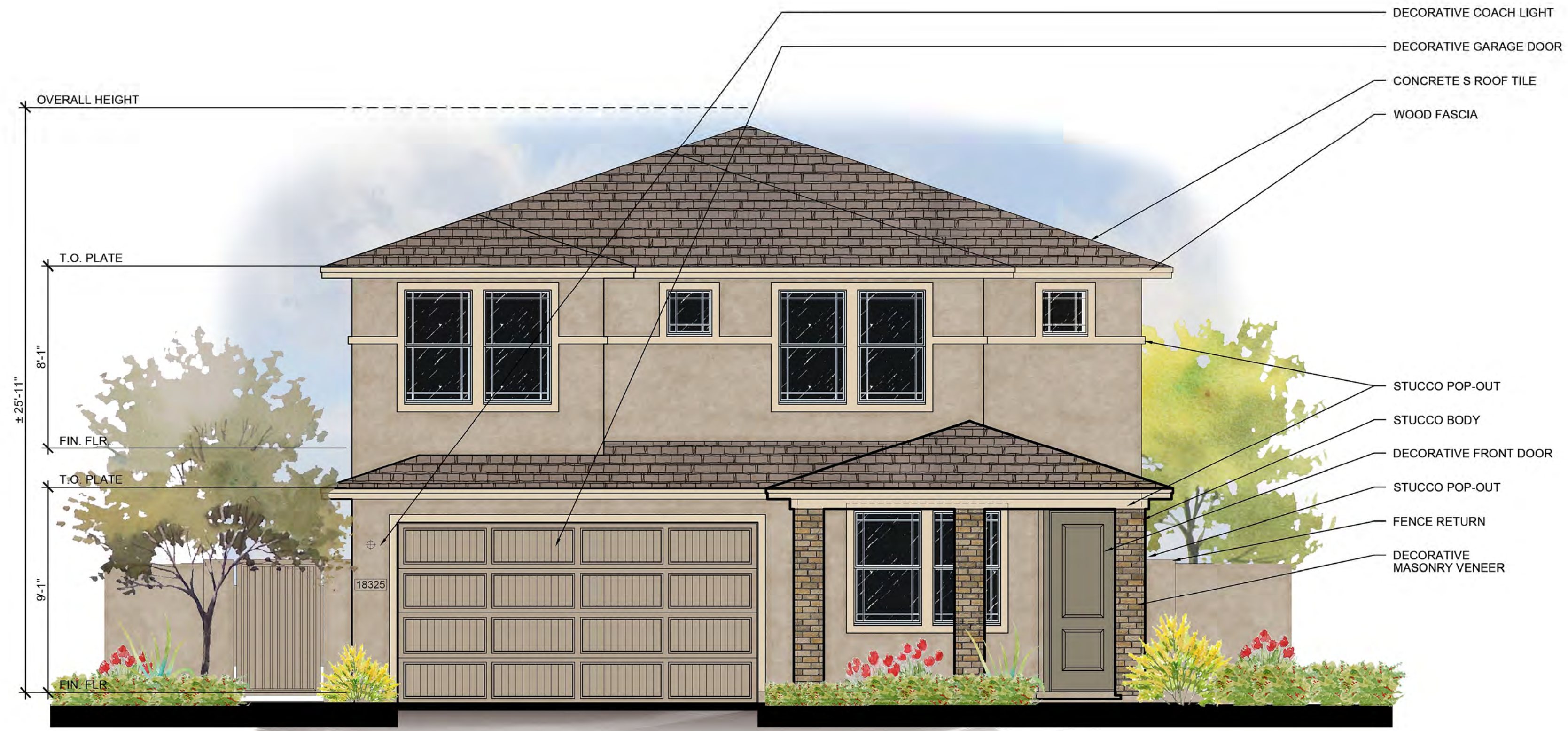
1/8" = 1'-0"



Left Elevation

Elevation E - Prairie

1/8" = 1'-0"



Front Elevation

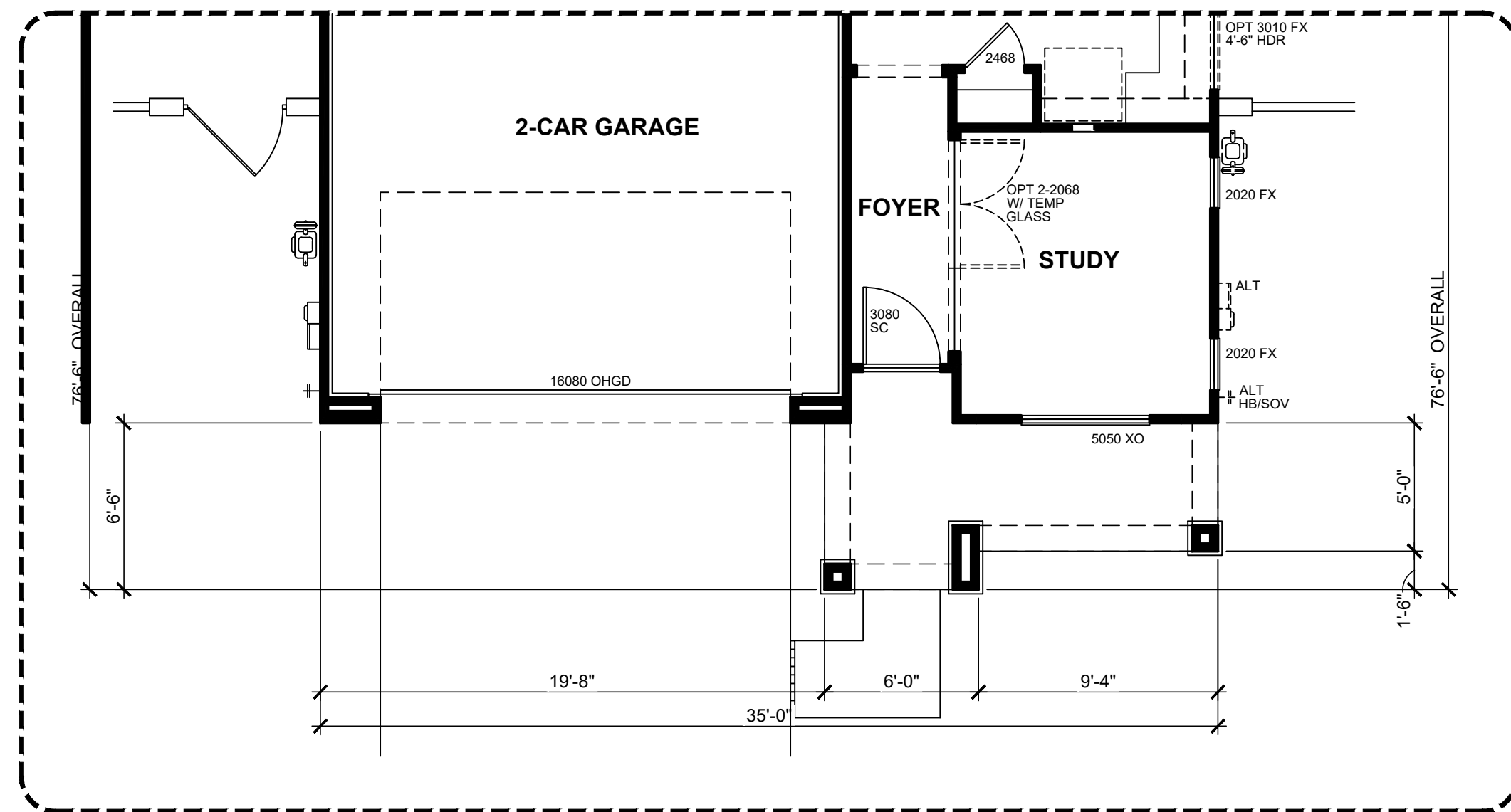
Elevation E - Prairie

1/4" = 1'-0"

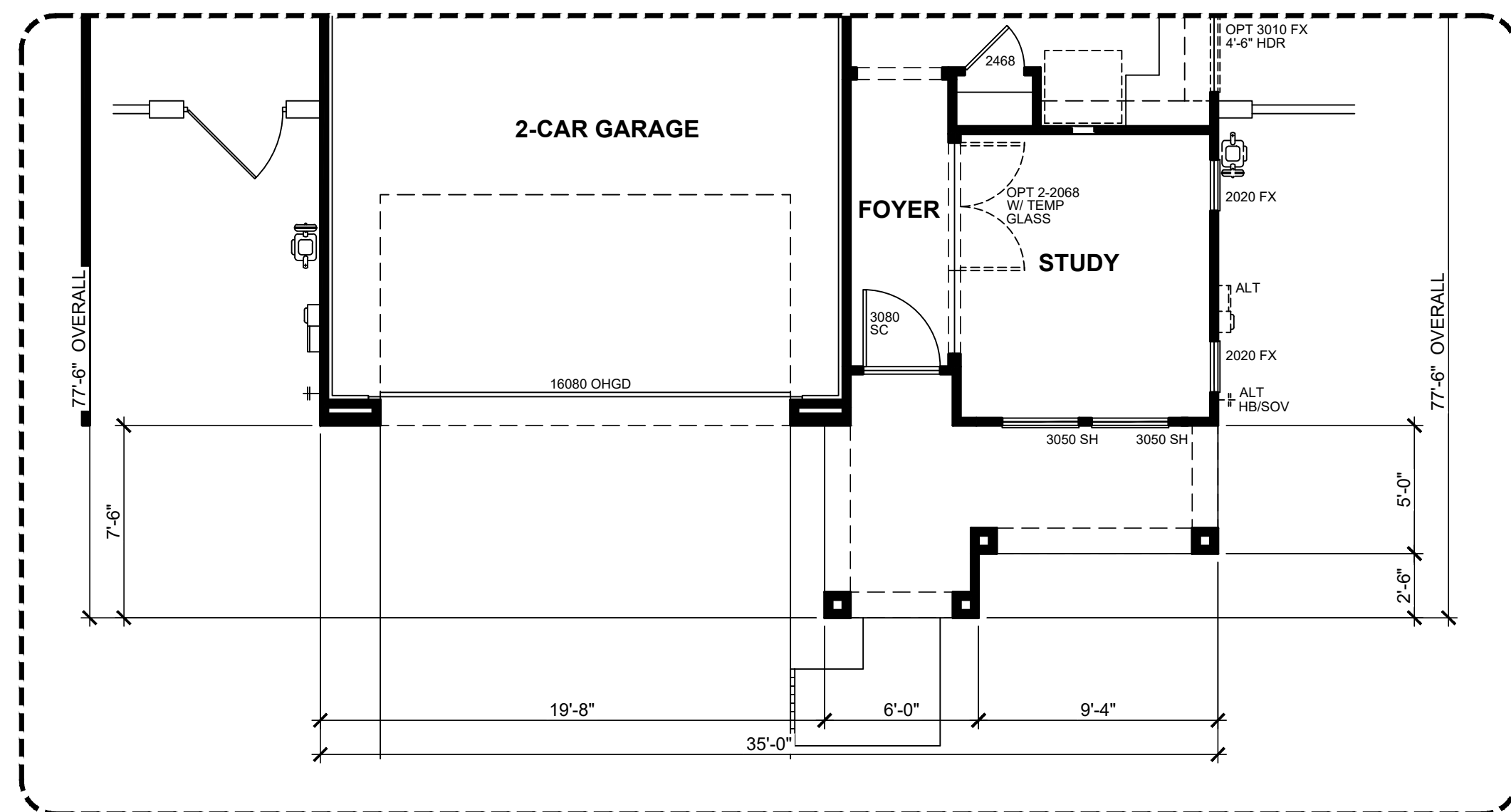
- DECORATIVE COACH LIGHT
- DECORATIVE GARAGE DOOR
- CONCRETE S ROOF TILE
- WOOD FASCIA

- STUCCO POP-OUT
- STUCCO BODY
- DECORATIVE FRONT DOOR
- STUCCO POP-OUT
- FENCE RETURN
- DECORATIVE MASONRY VENEER

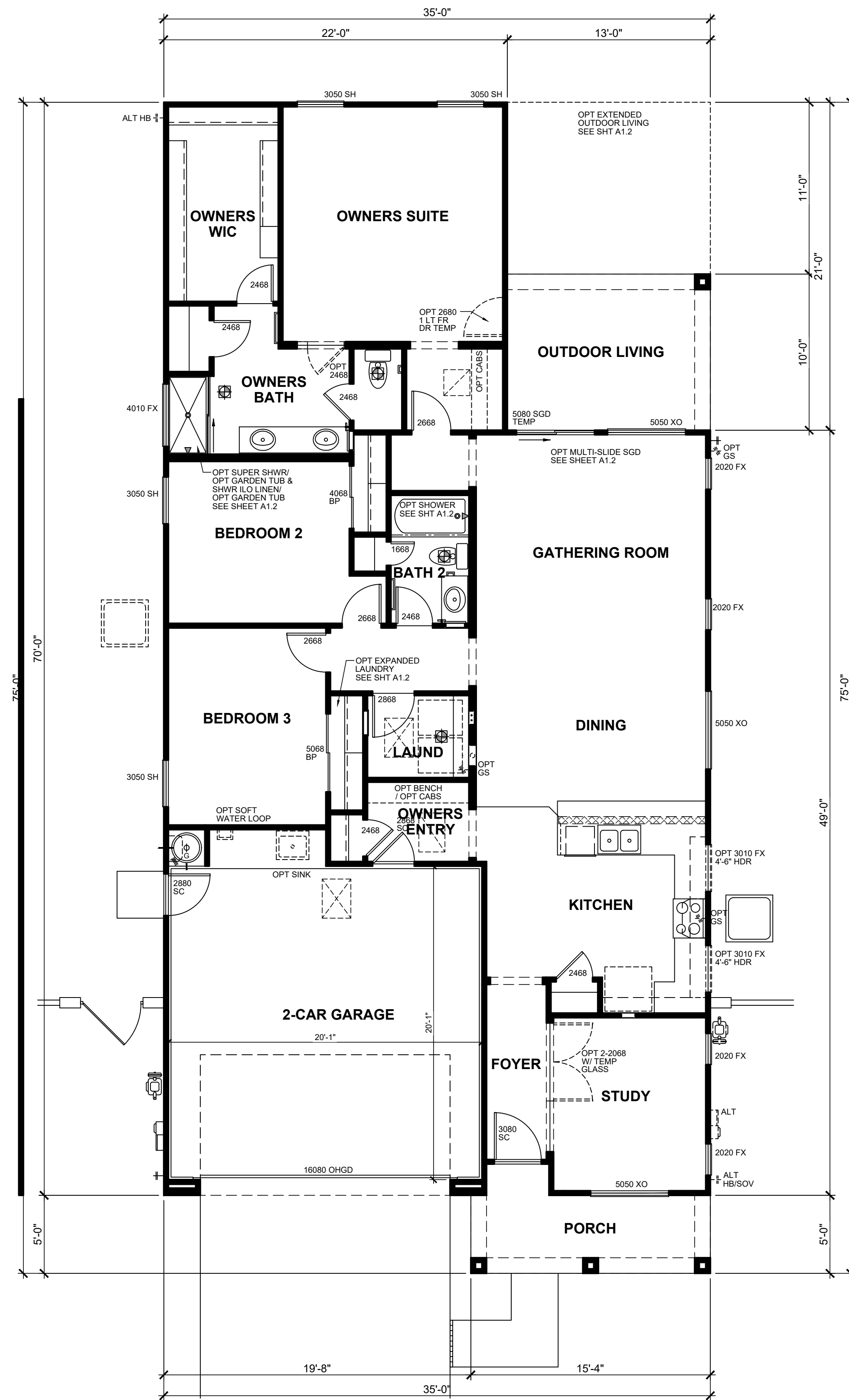
3558 | Victoria Heights | Queen Creek, Arizona



Floor Plan
Elevation D - Tuscan
3/16" = 1'-0"



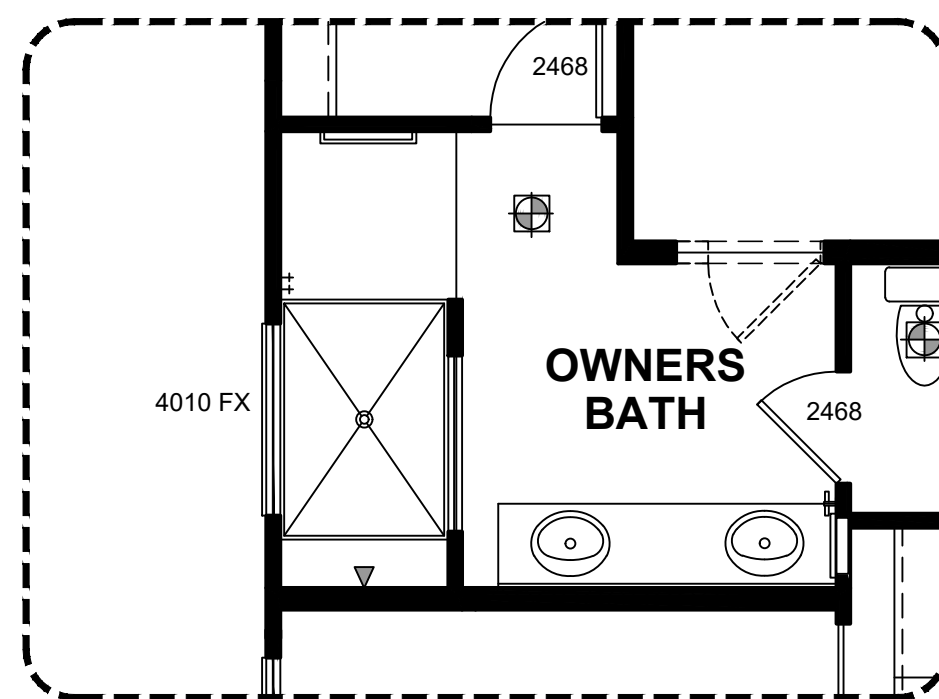
Floor Plan
Elevation F - Mission
3/16" = 1'-0"



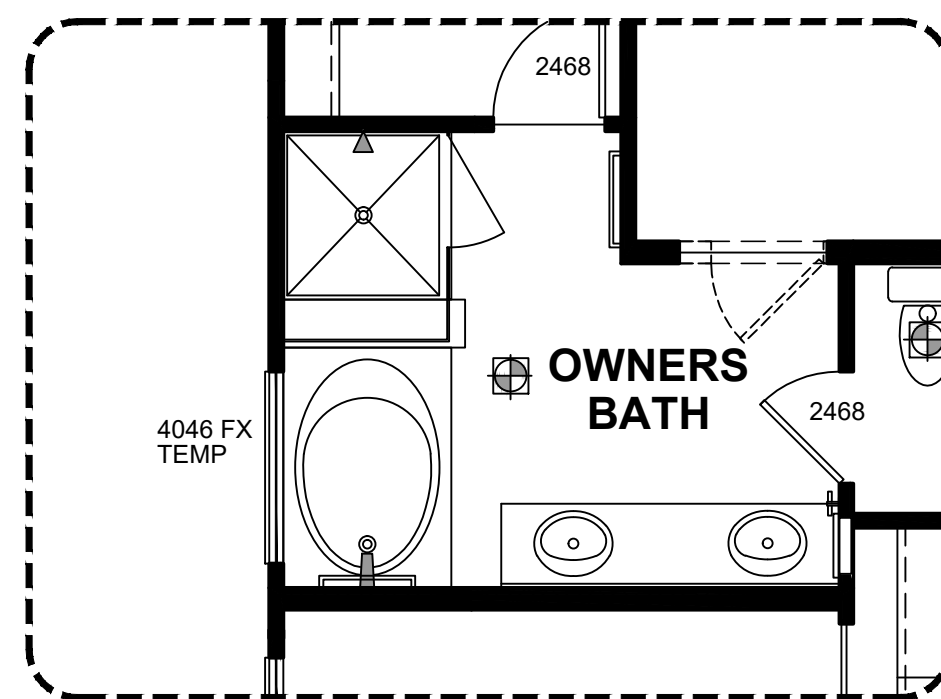
Floor Plan
Elevation A - Spanish
3/16" = 1'-0"

3507 | Victoria Heights | Queen Creek, Arizona - 1,715 Sq Ft

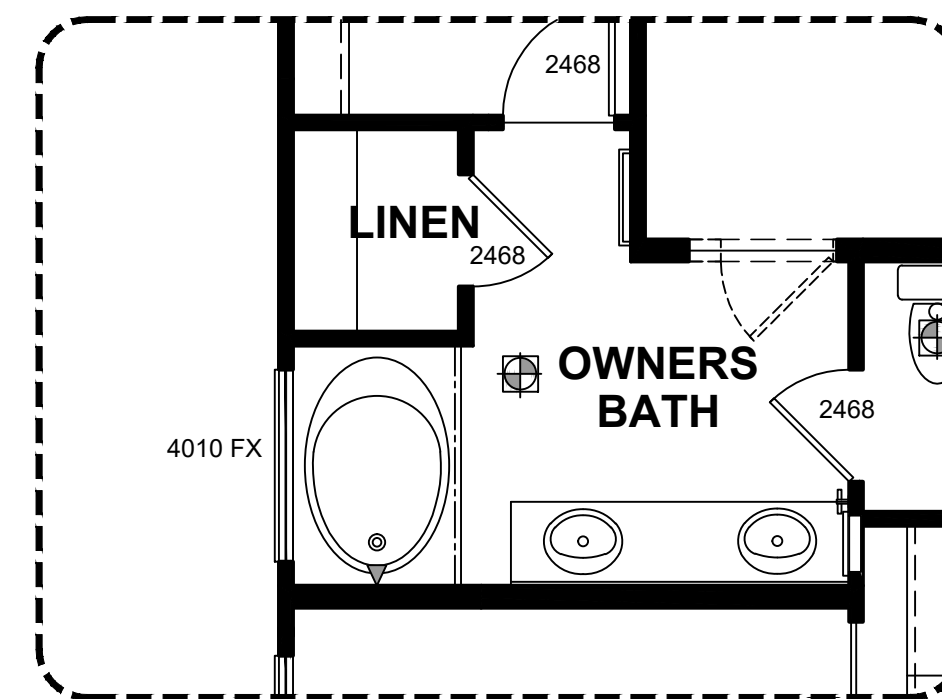
2-25-2019



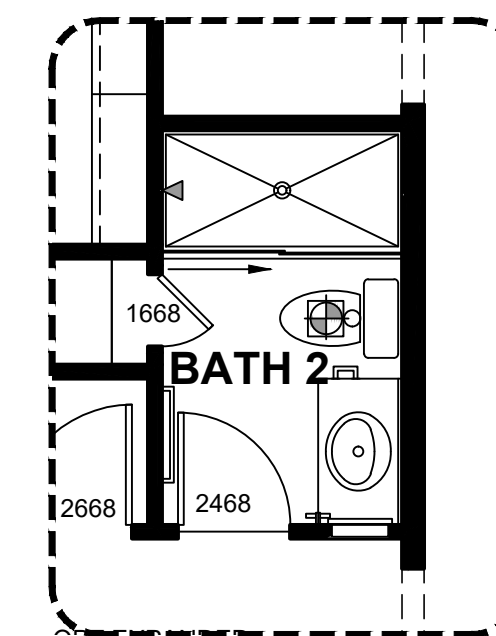
Opt Super Shower At
Owner's Bath
All Elevations 1/4" = 1'-0"



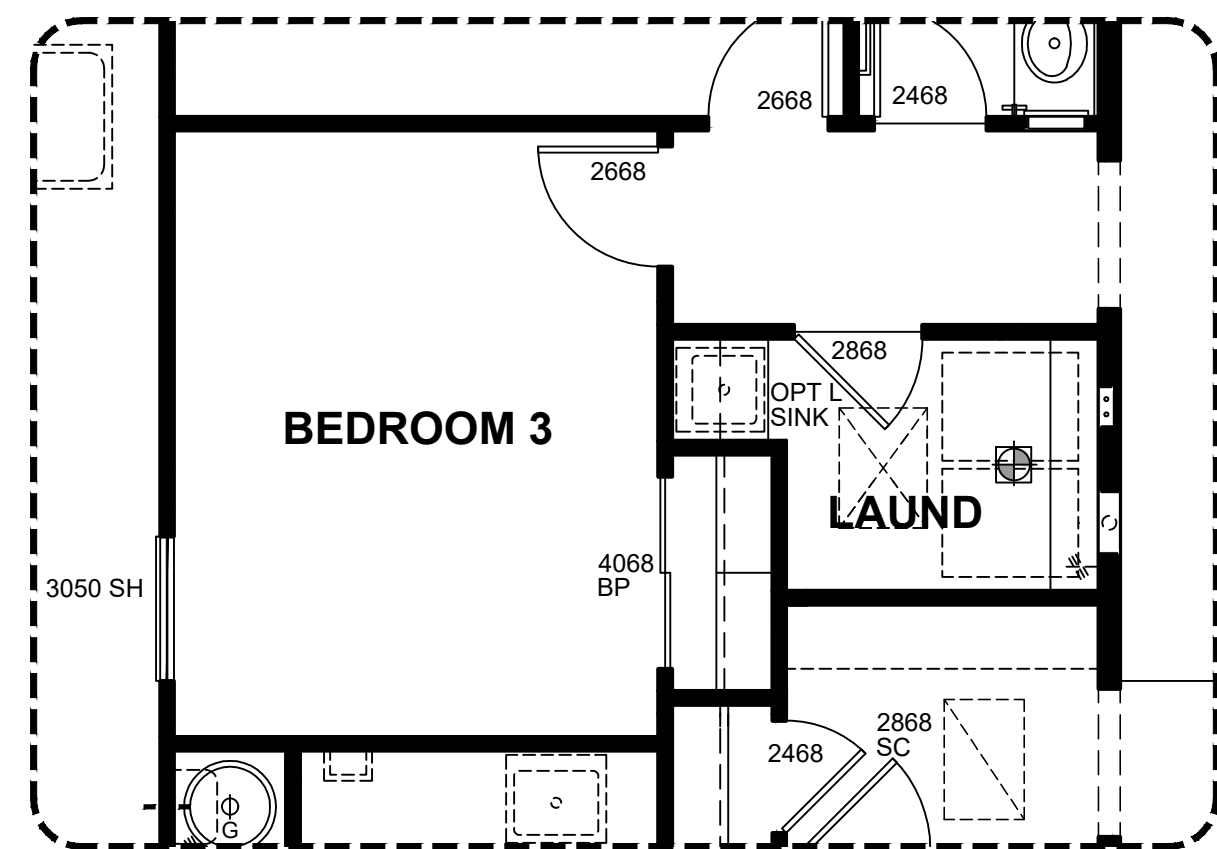
Opt Garden Tub & Shower
I/O Linen At Owner's Bath
All Elevations 1/4" = 1'-0"



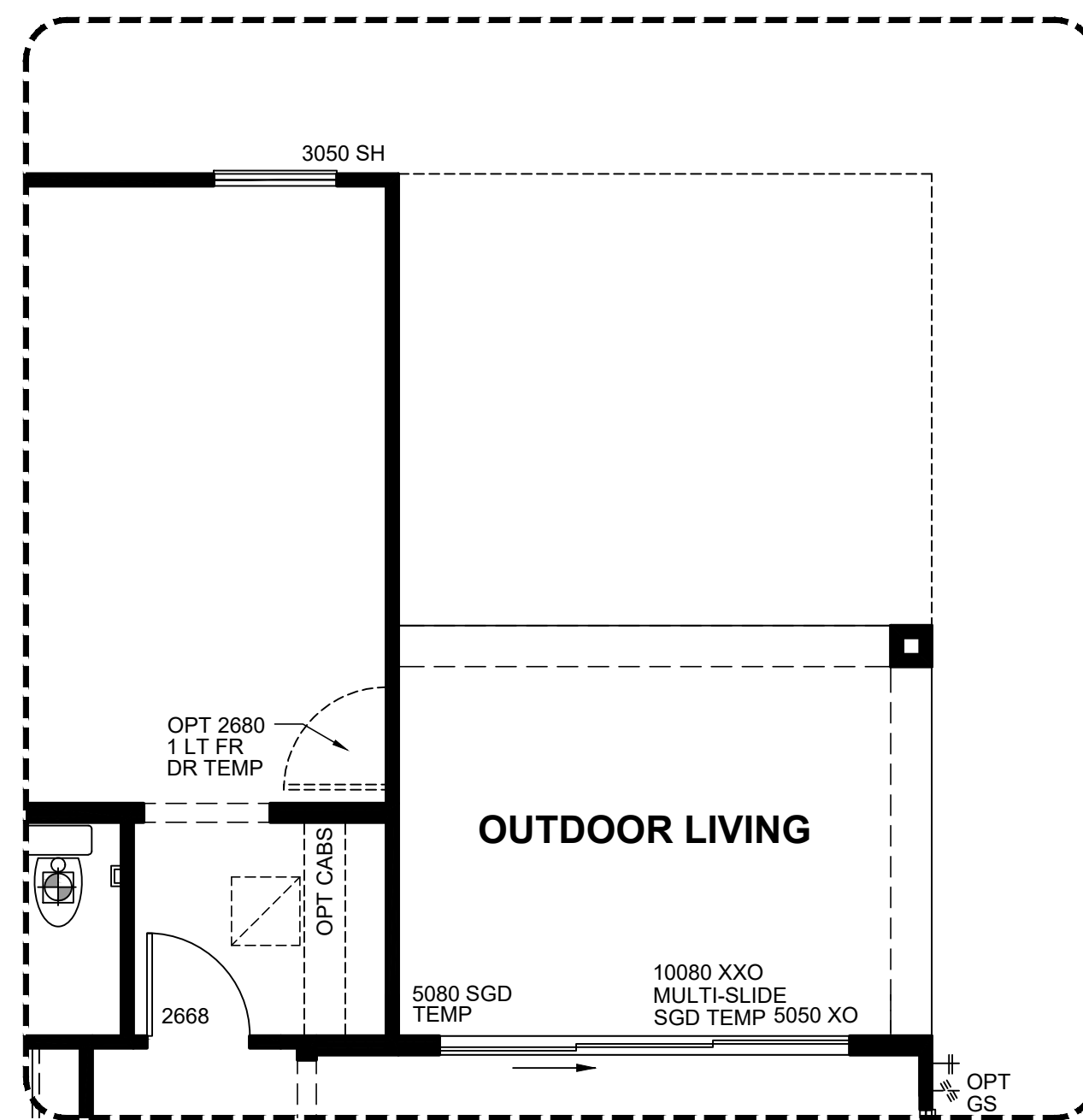
Opt Garden Tub
At Owner's Bath
All Elevations 1/4" = 1'-0"



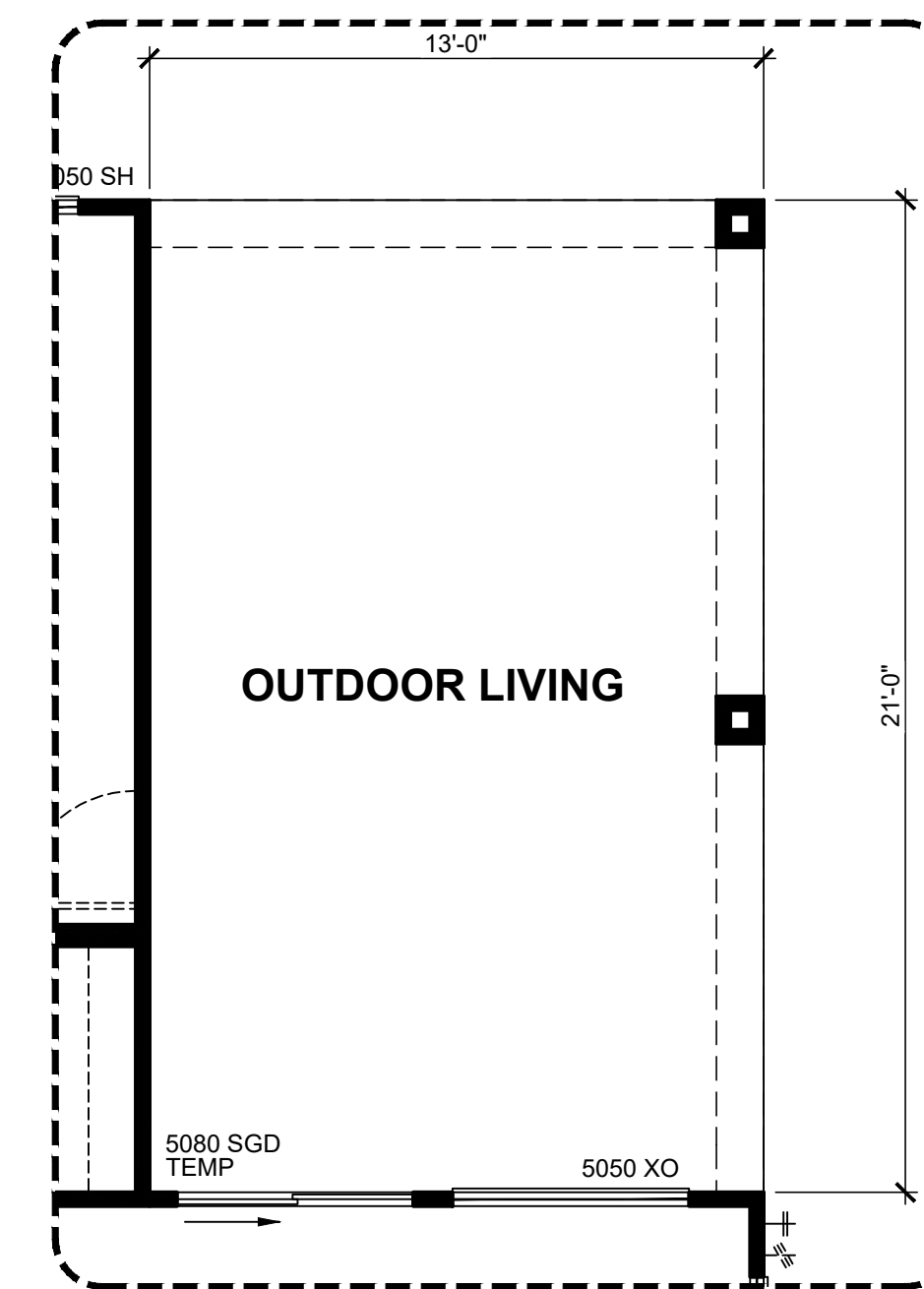
Opt Shower At Bath 2
All Elevations 1/4" = 1'-0"



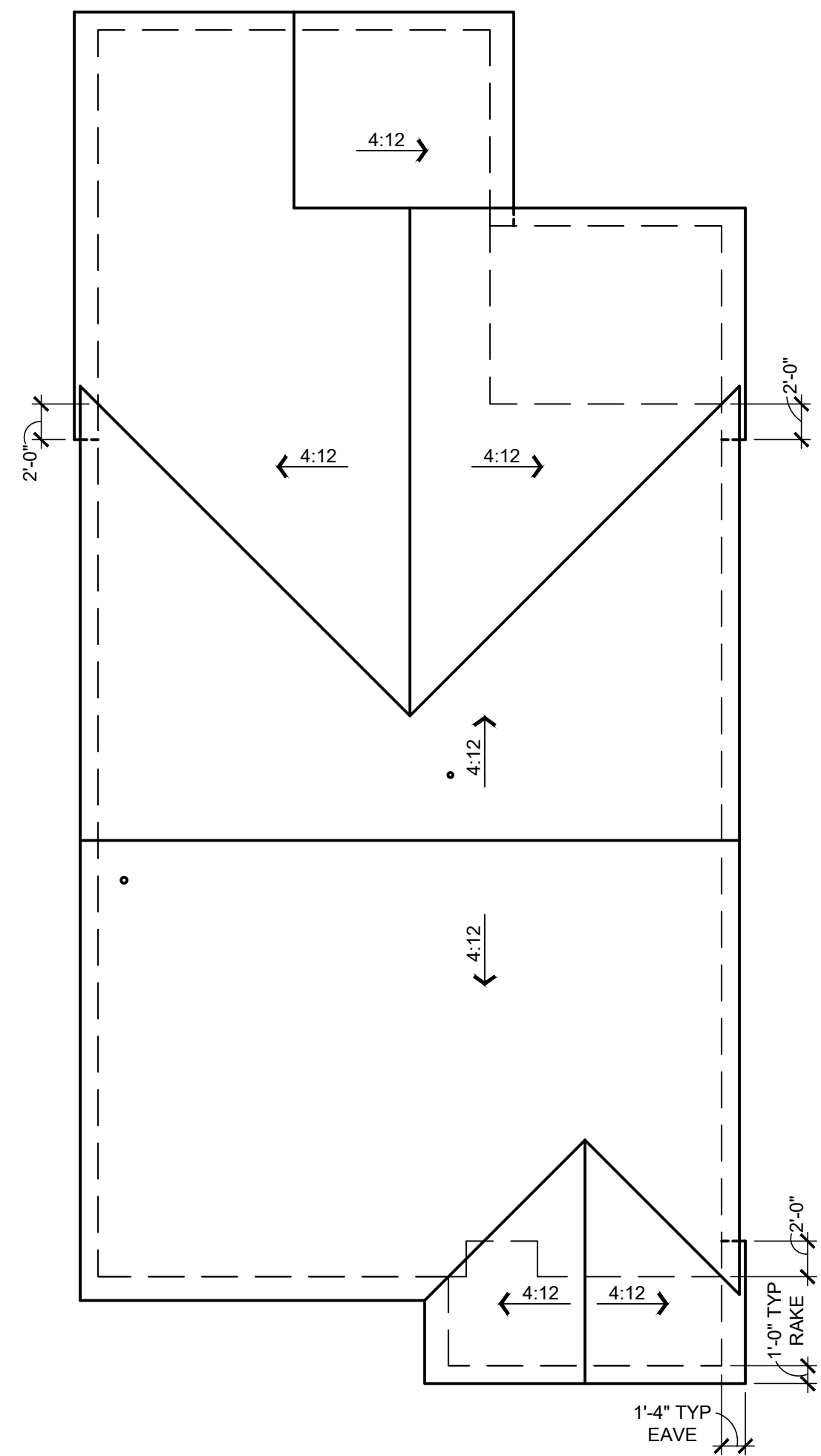
Opt Expanded Laundry
All Elevations 1/4" = 1'-0"



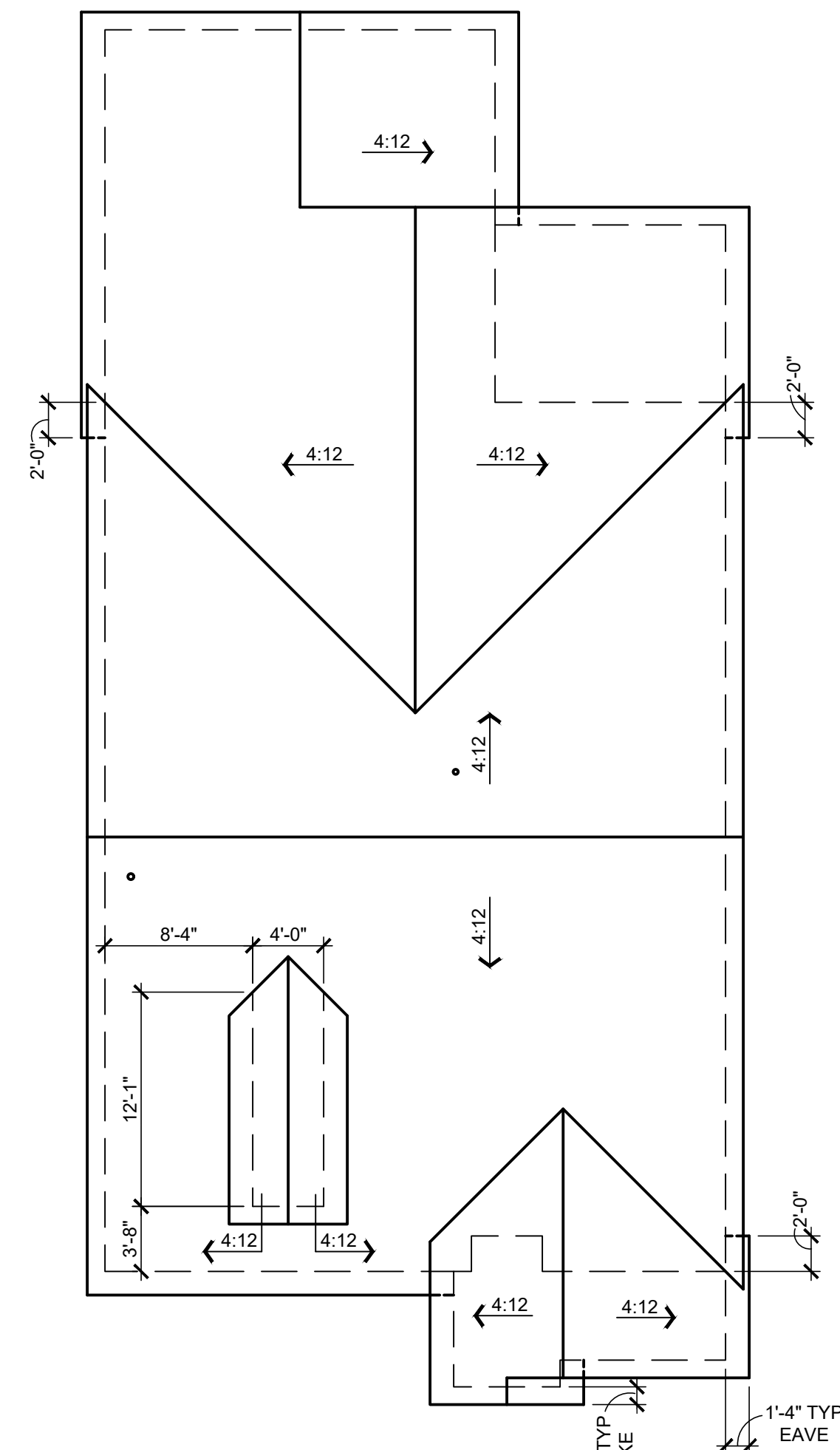
Opt Multi-Slide Door At
Gathering Room
All Elevations 1/4" = 1'-0"



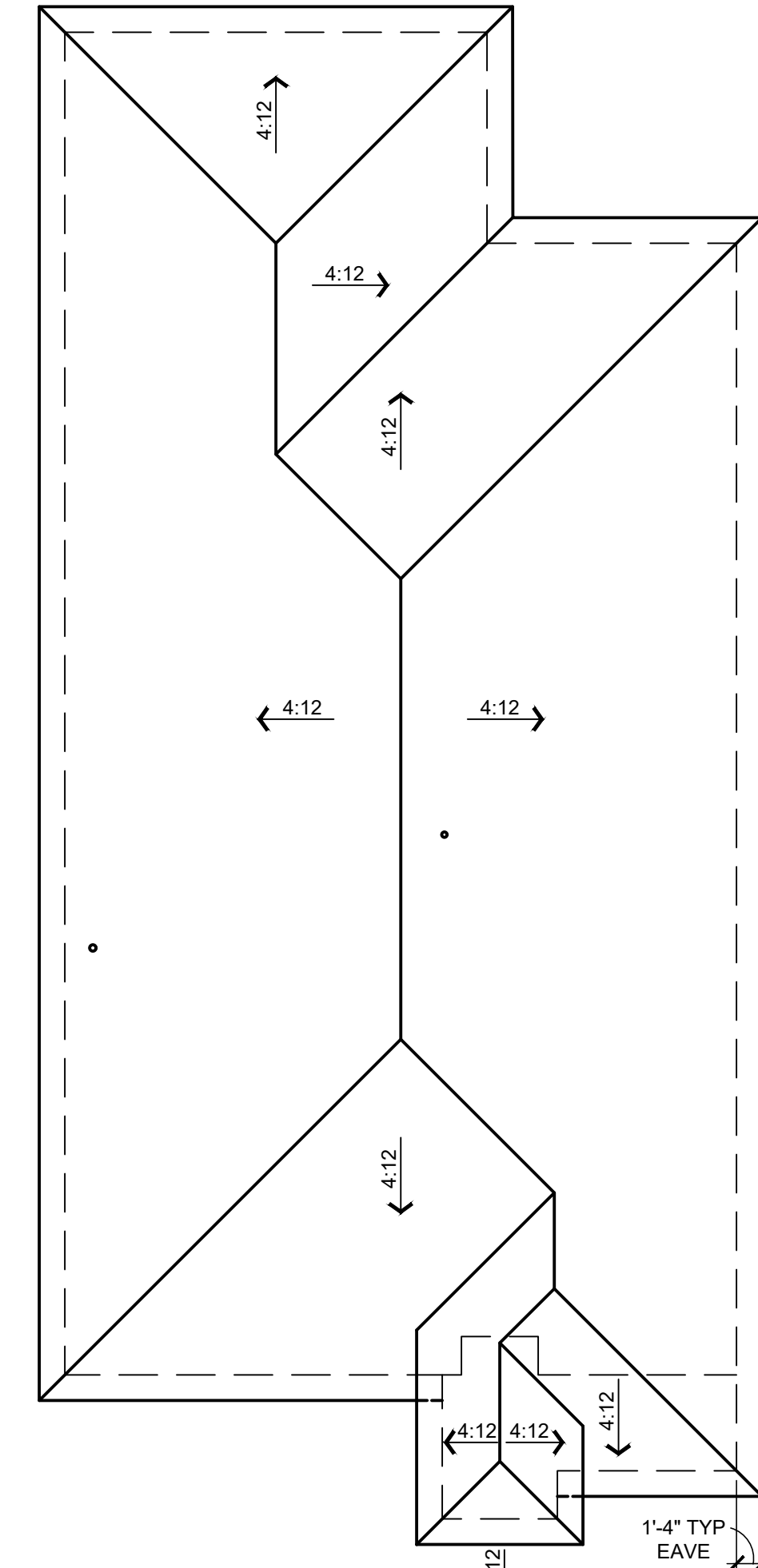
Opt Extended Outdoor Living
All Elevations 1/4" = 1'-0"



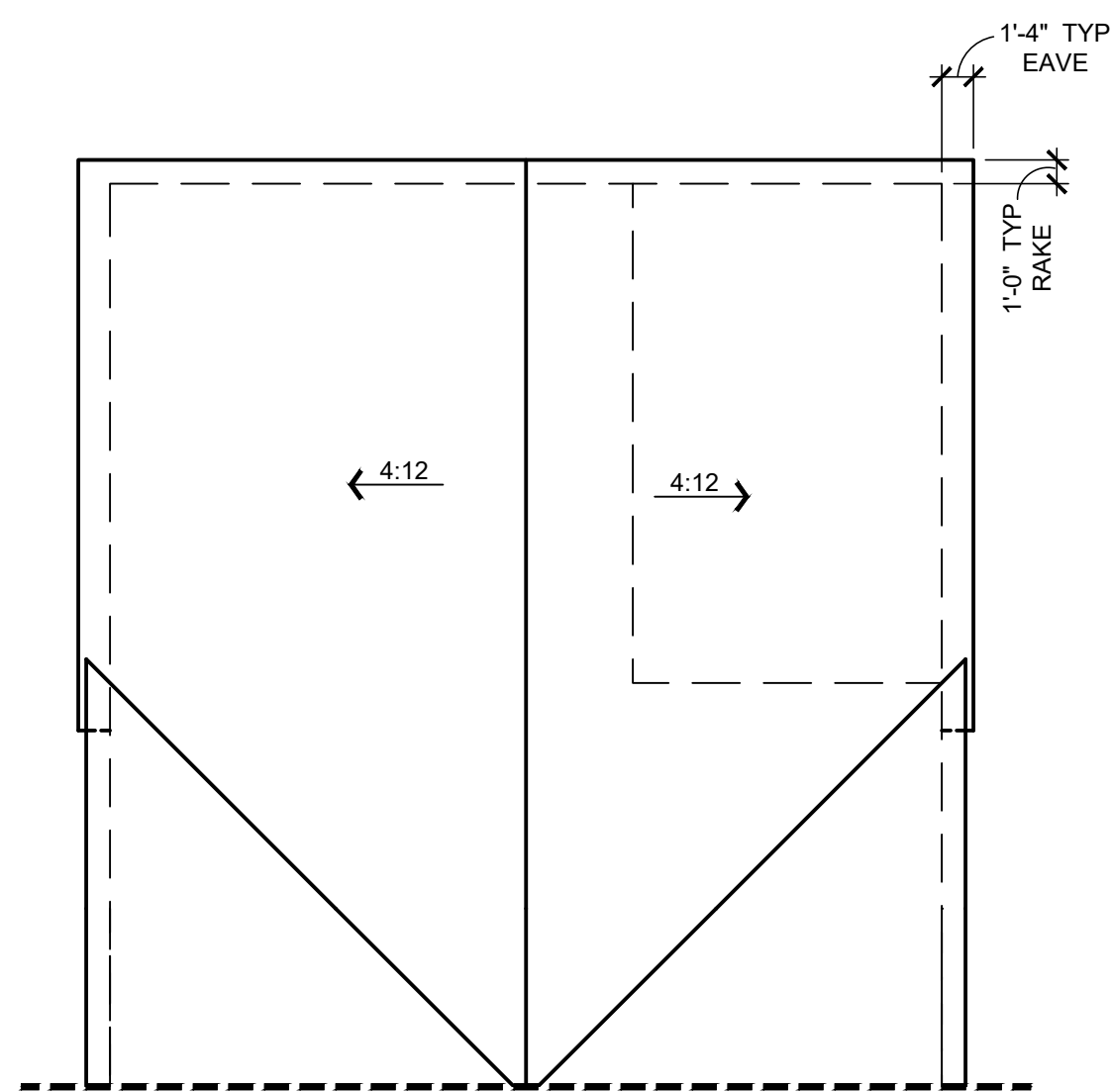
Roof Plan
Elevation A - Spanish 1/8" = 1'-0"



Roof Plan
Elevation D - Tuscan 1/8" = 1'-0"

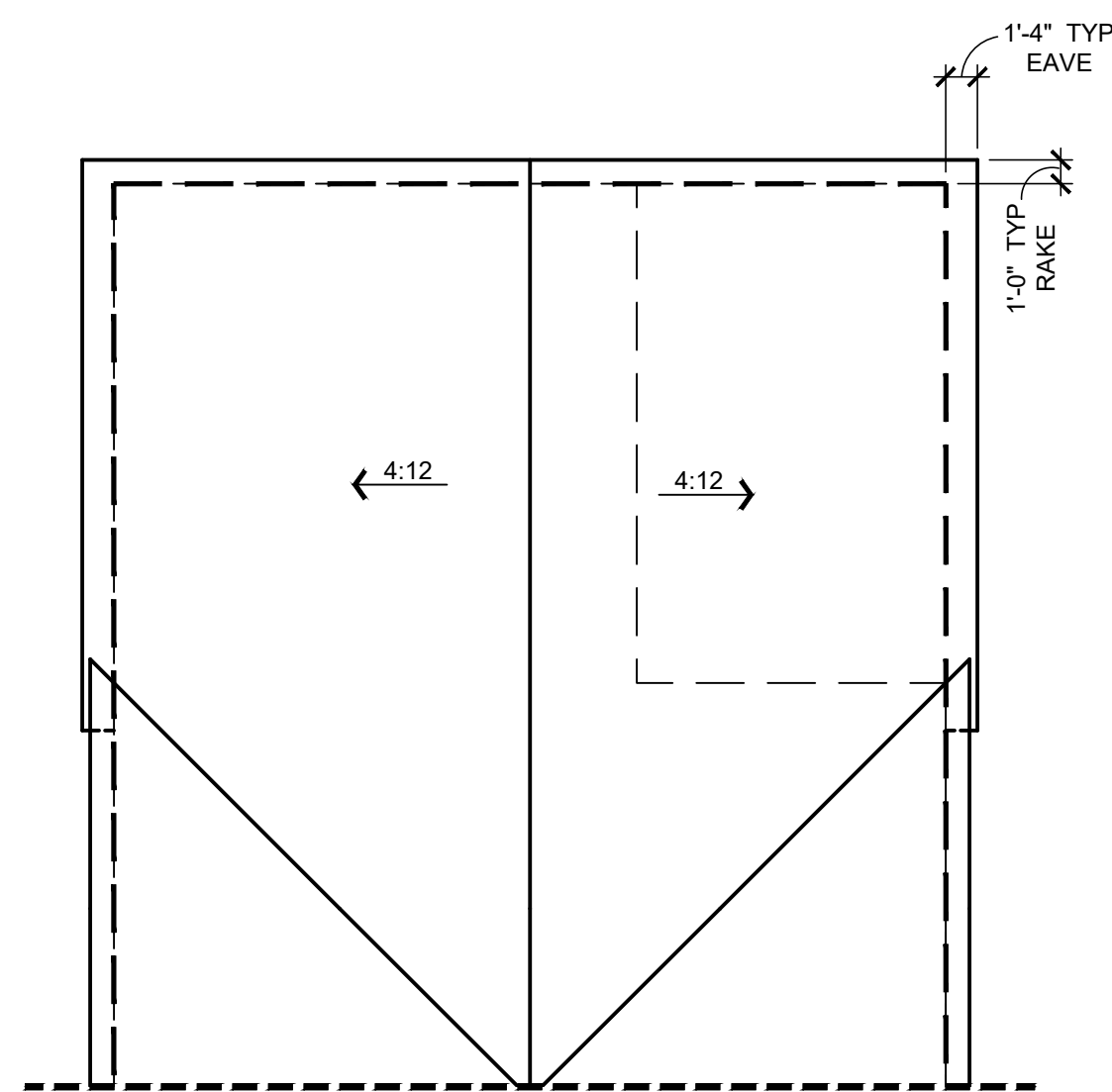


Roof Plan
Elevation F - Mission 1/8" = 1'-0"



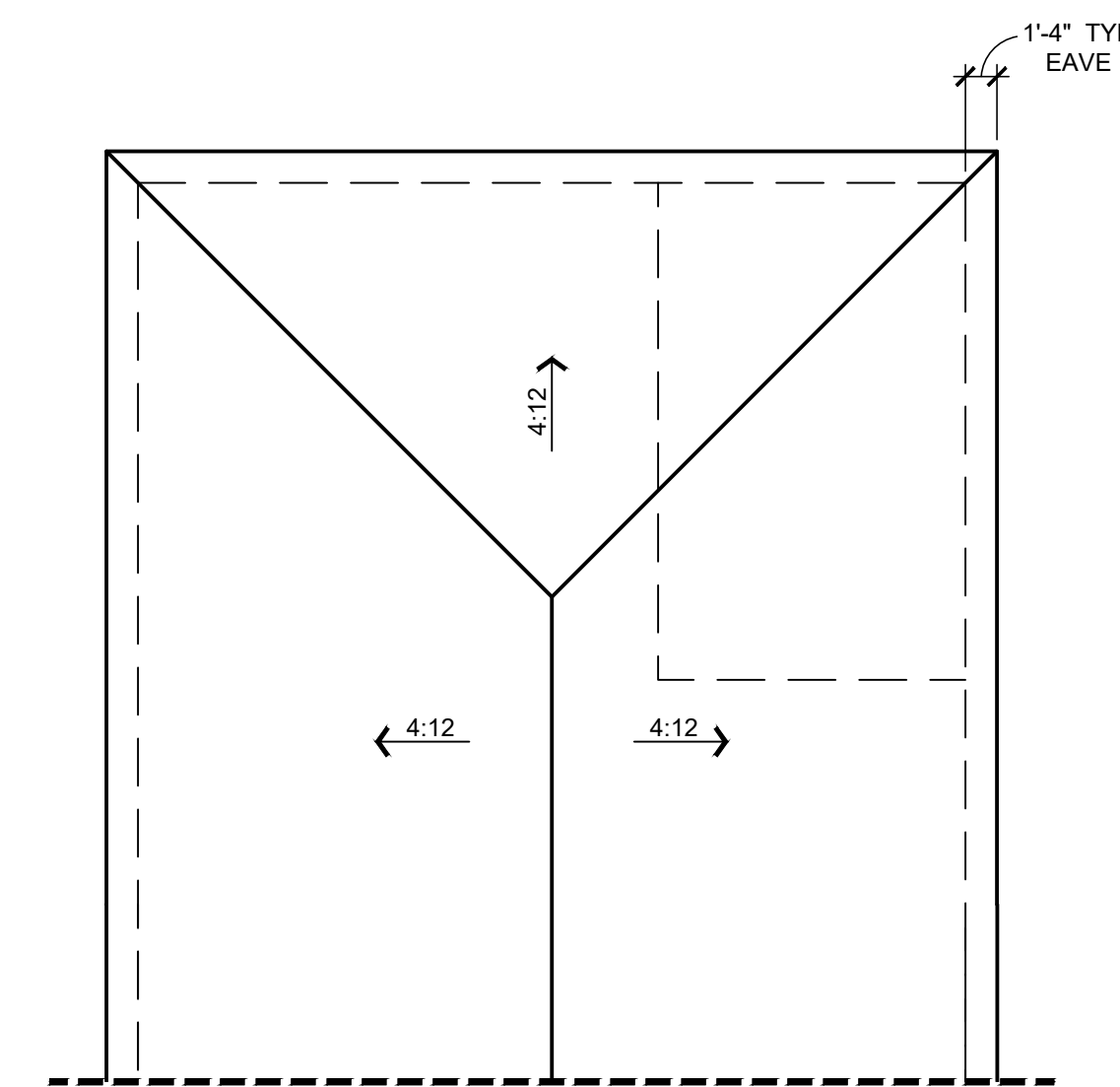
Opt Extended Outdoor Living
Roof Plan

Elevation A - Spanish 1/8" = 1'-0"



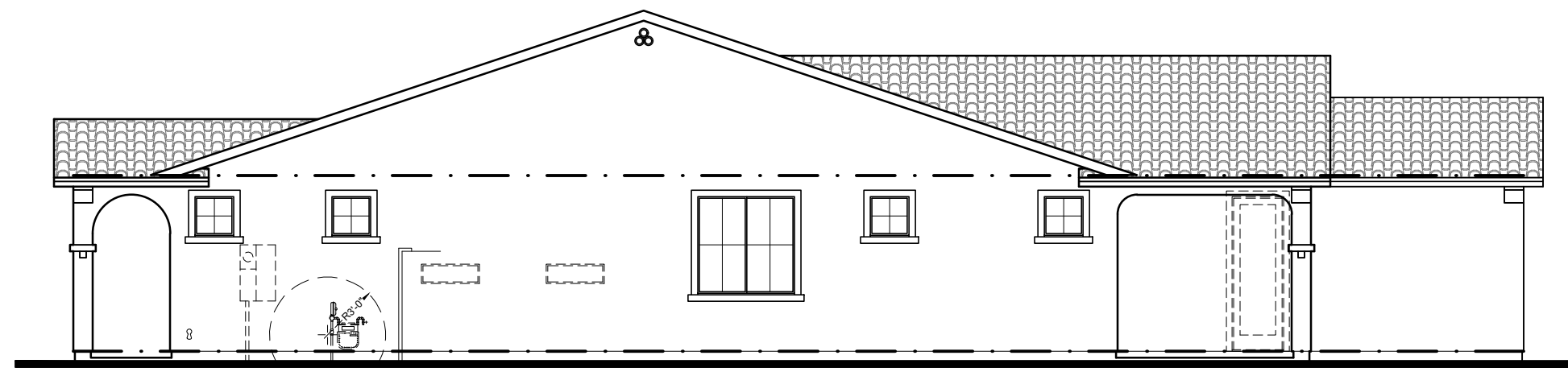
Opt Extended Outdoor Living
Roof Plan

Elevation D - Tuscan 1/8" = 1'-0"



Opt Extended Outdoor Living
Roof Plan

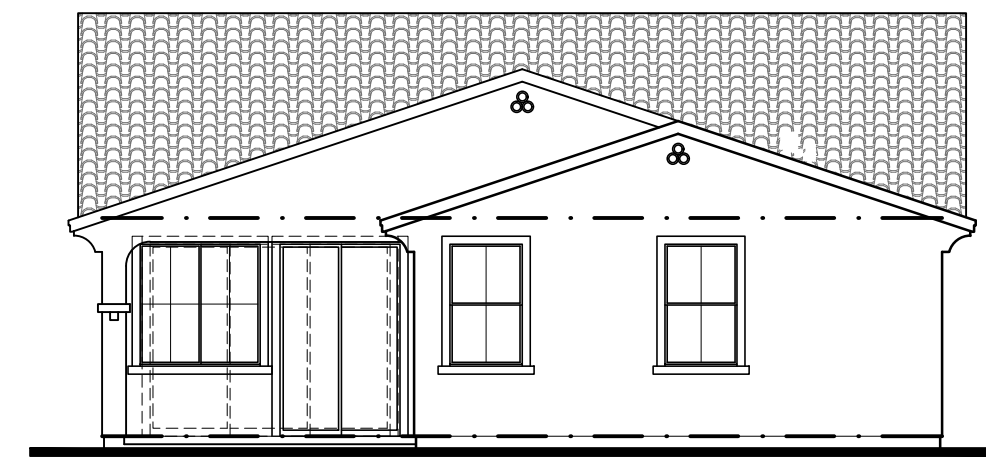
Elevation F - Mission 1/8" = 1'-0"



Right Elevation

Elevation A - Spanish

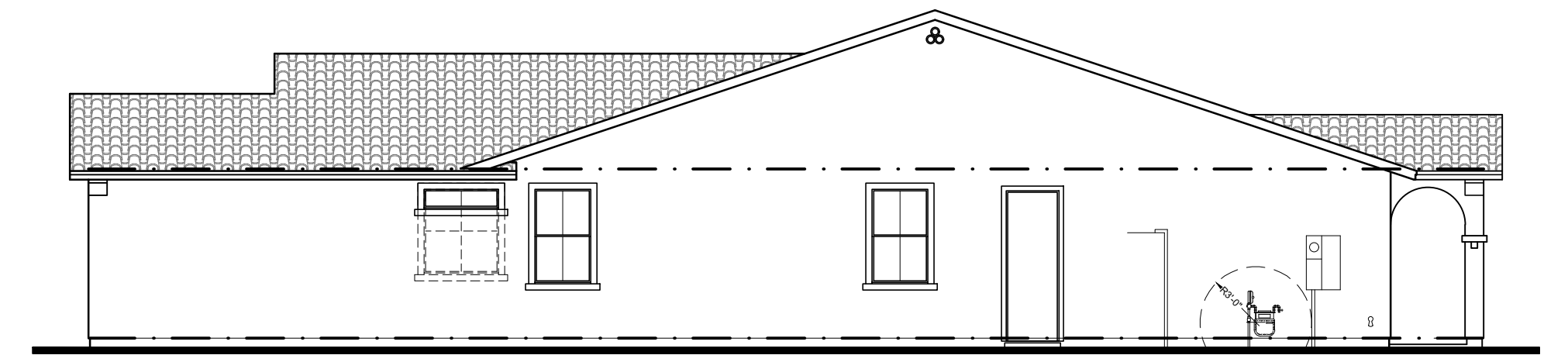
1/8" = 1'-0"



Rear Elevation

Elevation A - Spanish

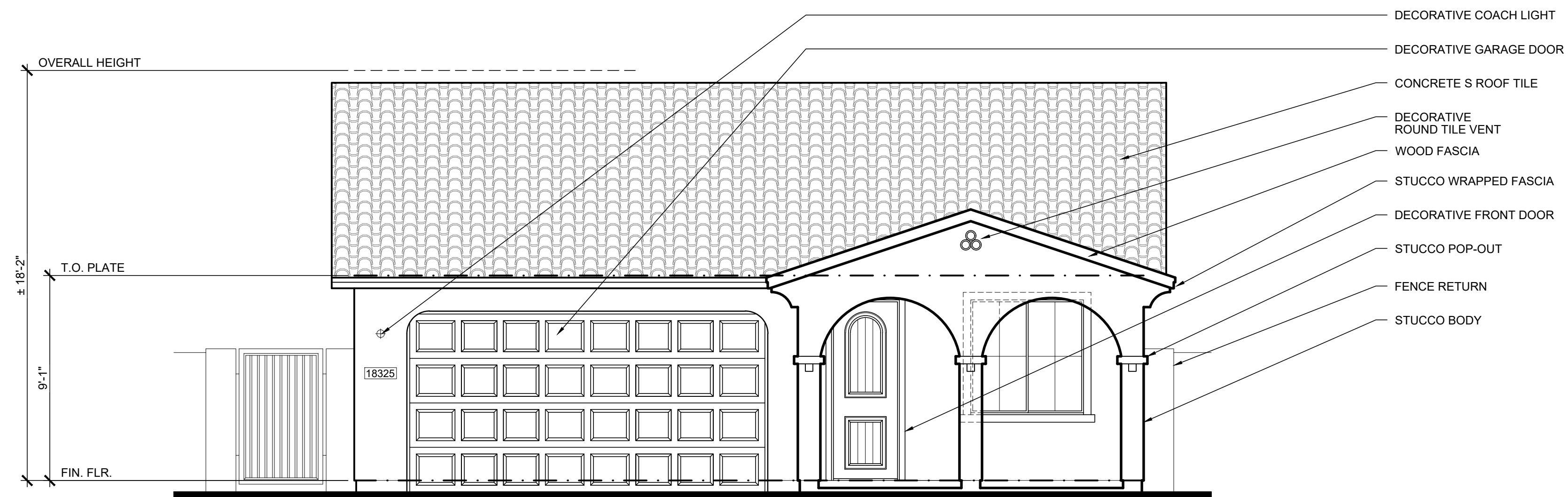
1/8" = 1'-0"



Left Elevation

Elevation A - Spanish

1/8" = 1'-0"

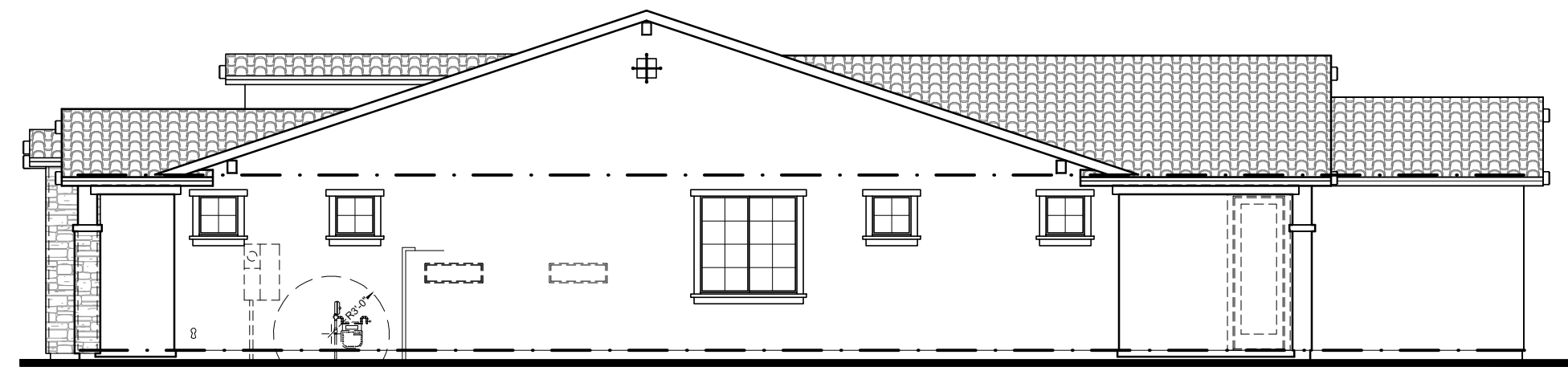


Front Elevation

Elevation A - Spanish

1/4" = 1'-0"

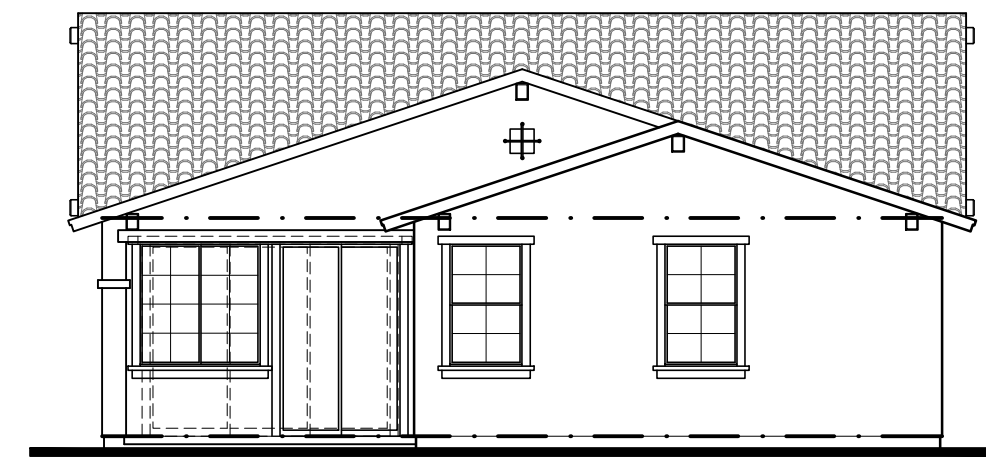
- DECORATIVE COACH LIGHT
- DECORATIVE GARAGE DOOR
- CONCRETE S ROOF TILE
- DECORATIVE ROUND TILE VENT
- WOOD FASCIA
- STUCCO WRAPPED FASCIA
- DECORATIVE FRONT DOOR
- STUCCO POP-OUT
- FENCE RETURN
- STUCCO BODY



Right Elevation

Elevation D - Tuscan

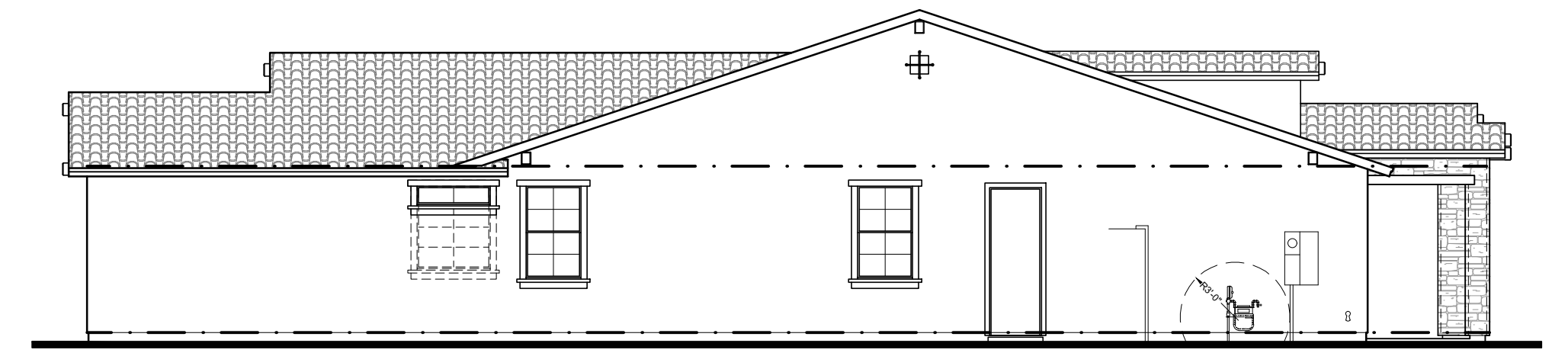
1/8" = 1'-0"



Rear Elevation

Elevation D - Tuscan

1/8" = 1'-0"



Left Elevation

Elevation D - Tuscan

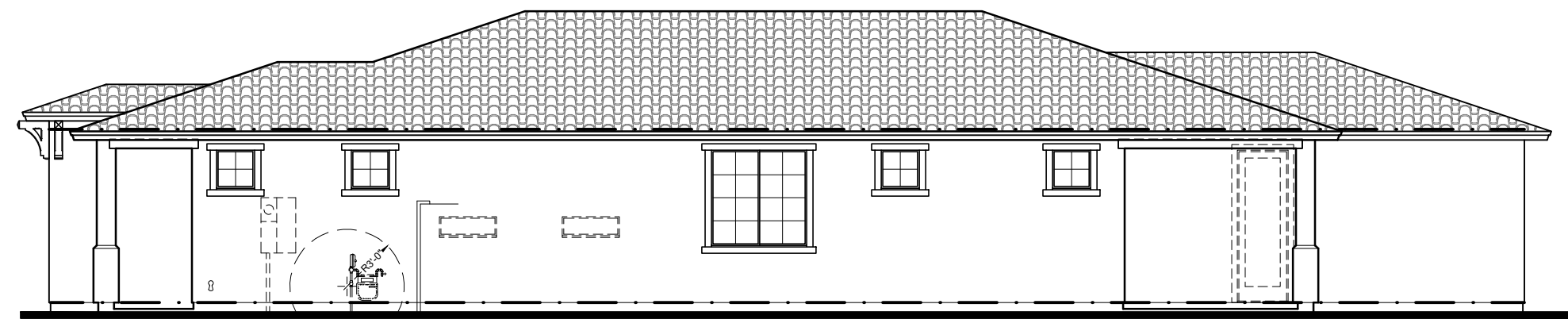
1/8" = 1'-0"



Front Elevation

Elevation D - Tuscan

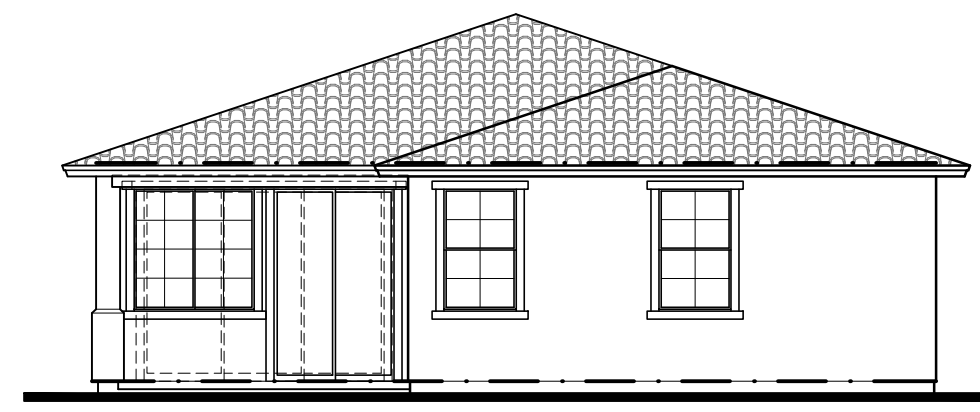
1/4" = 1'-0"



Right Elevation

Elevation F - Mission

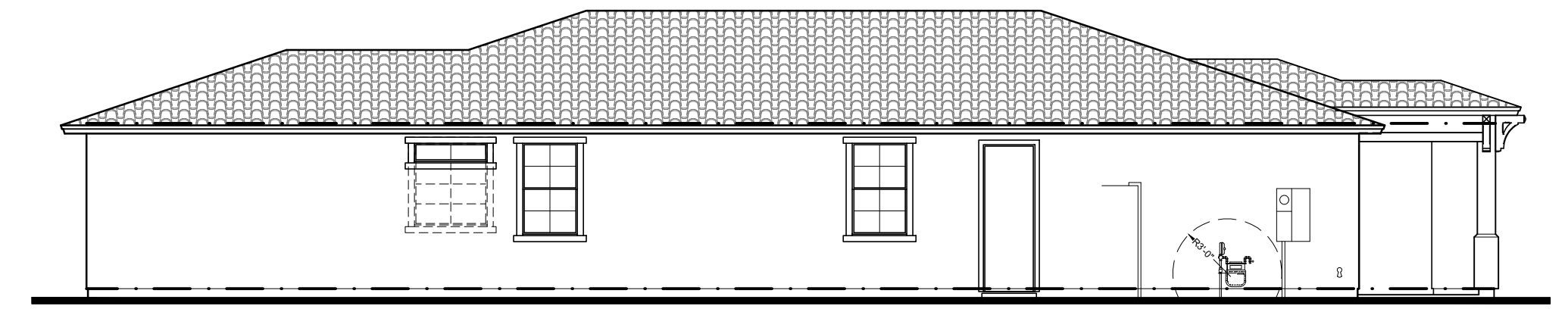
1/8" = 1'-0"



Rear Elevation

Elevation F - Mission

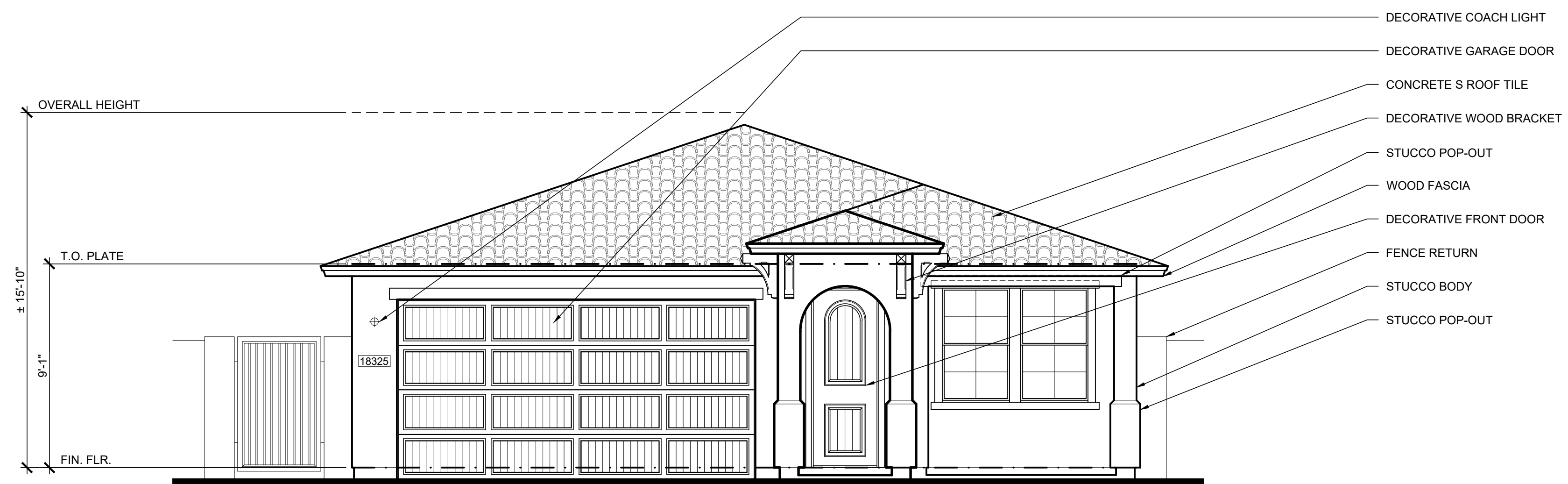
1/8" = 1'-0"



Left Elevation

Elevation F - Mission

1/8" = 1'-0"



OVERALL HEIGHT

T.O. PLATE

± 15'-10"

9'-1"

FIN. FLR.

18325

DECORATIVE COACH LIGHT

DECORATIVE GARAGE DOOR

CONCRETE S ROOF TILE

DECORATIVE WOOD BRACKET

STUCCO POP-OUT

WOOD FASCIA

DECORATIVE FRONT DOOR

FENCE RETURN

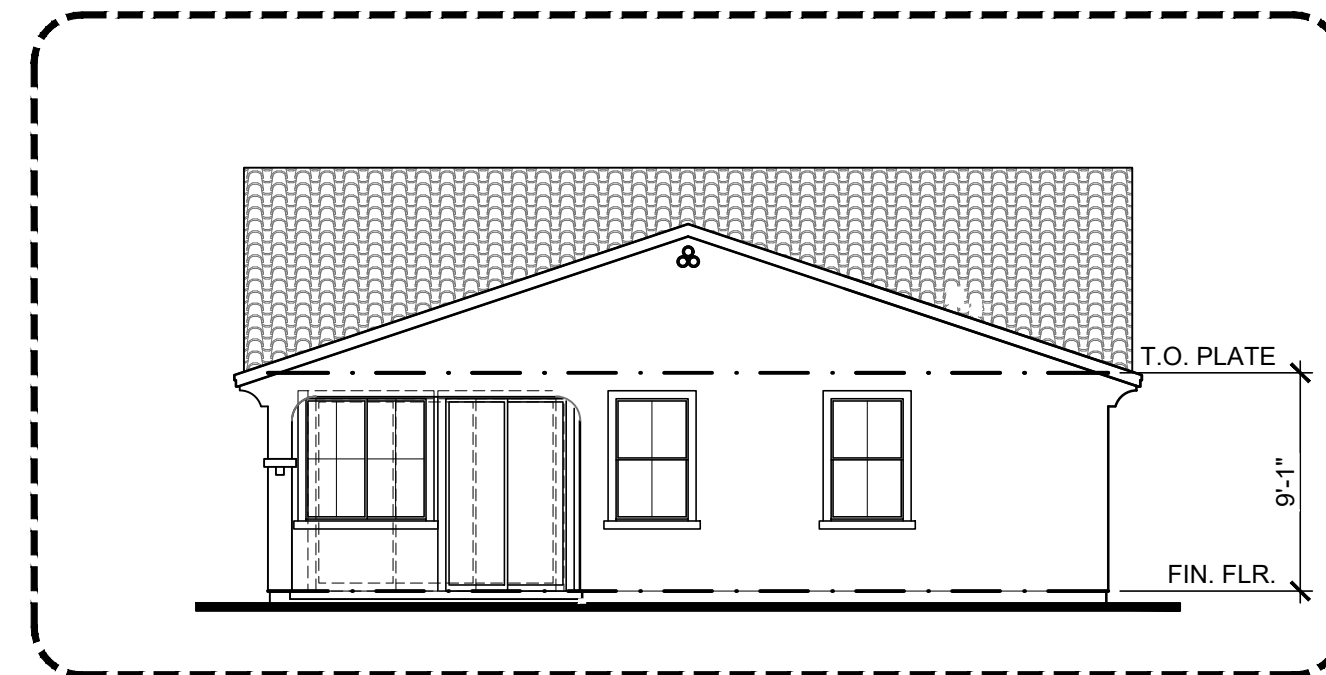
STUCCO BODY

STUCCO POP-OUT

Front Elevation

Elevation F - Mission

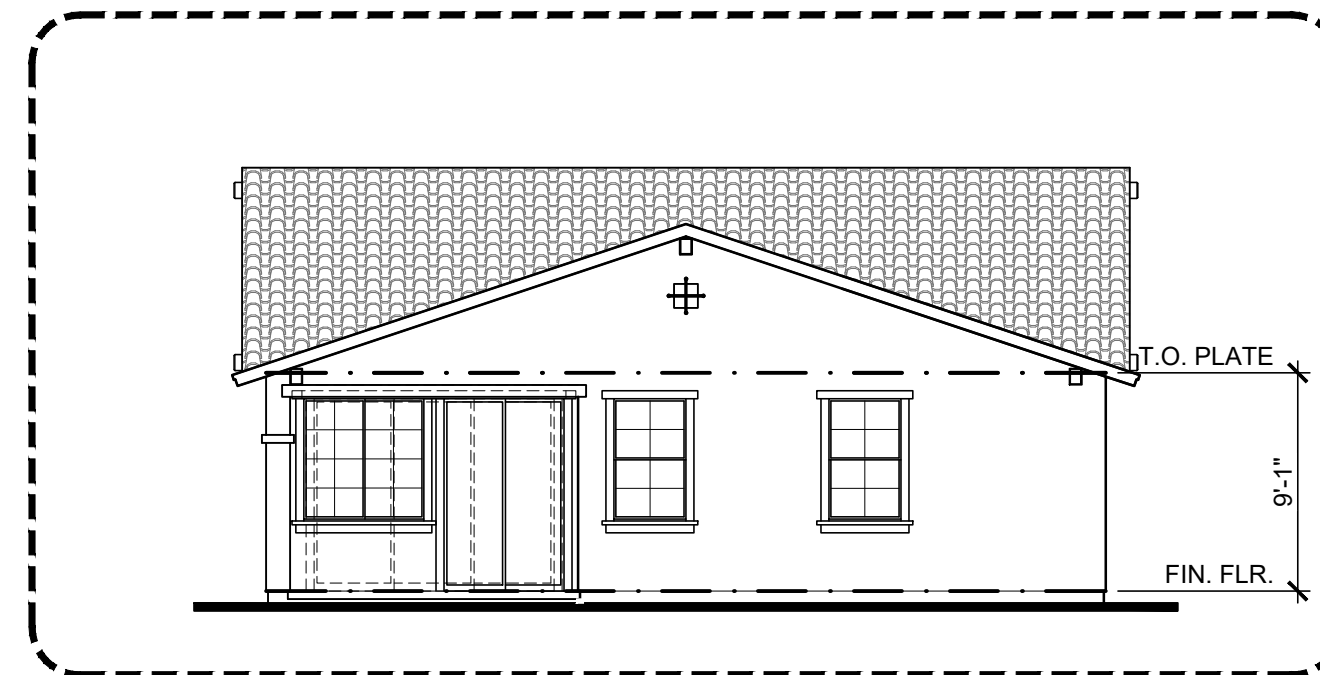
1/4" = 1'-0"



Rear Elevation

Elevation A - Spanish

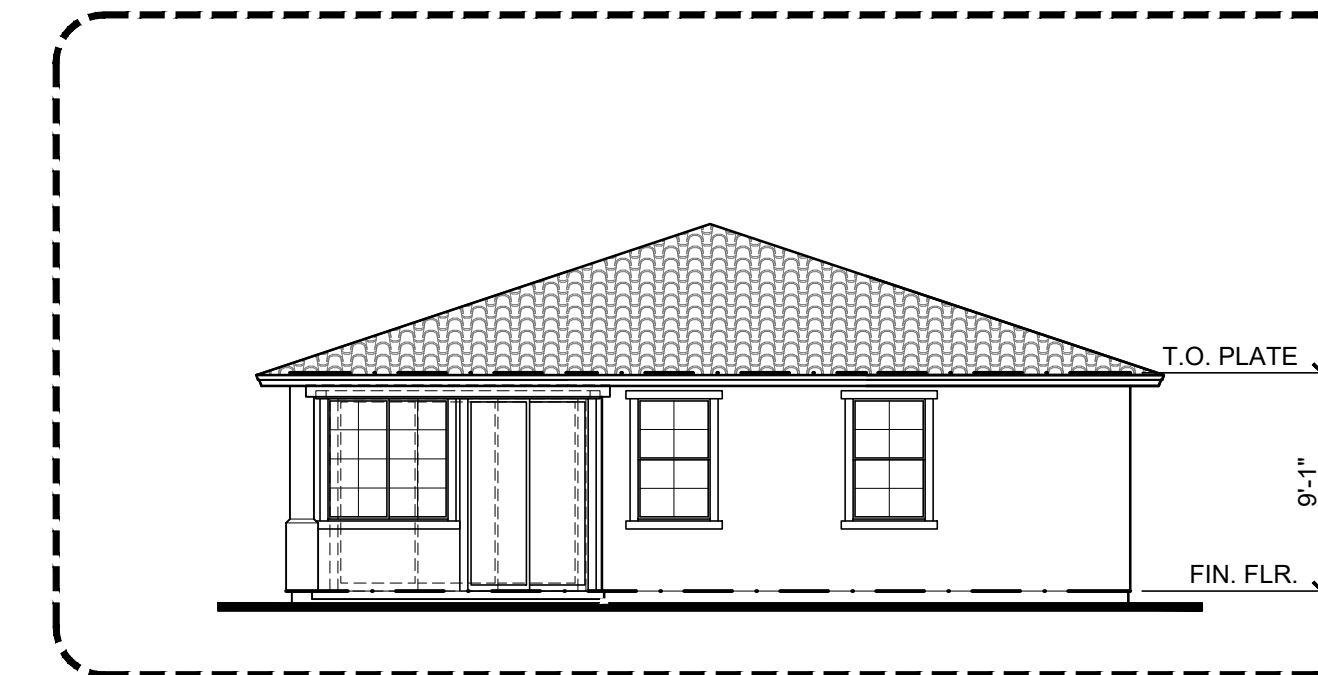
1/8" = 1'-0"



Rear Elevation

Elevation D - Tuscan

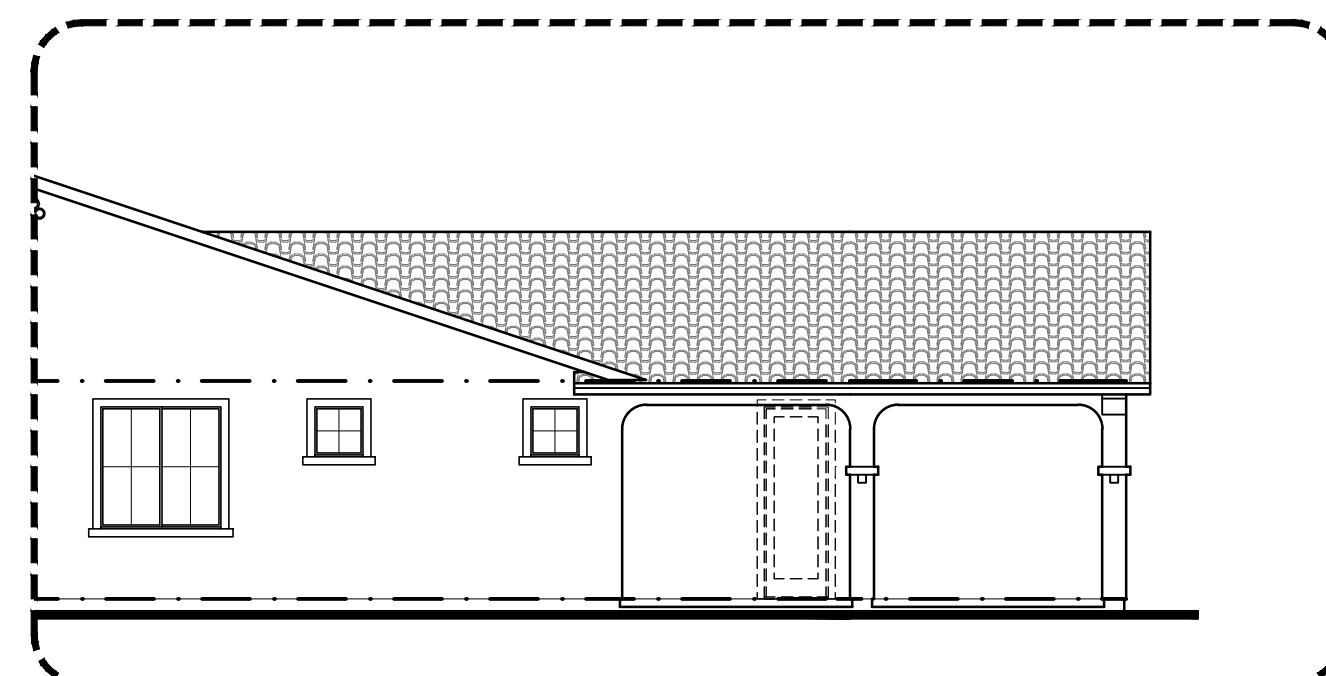
1/8" = 1'-0"



Rear Elevation

Elevation F - Mission

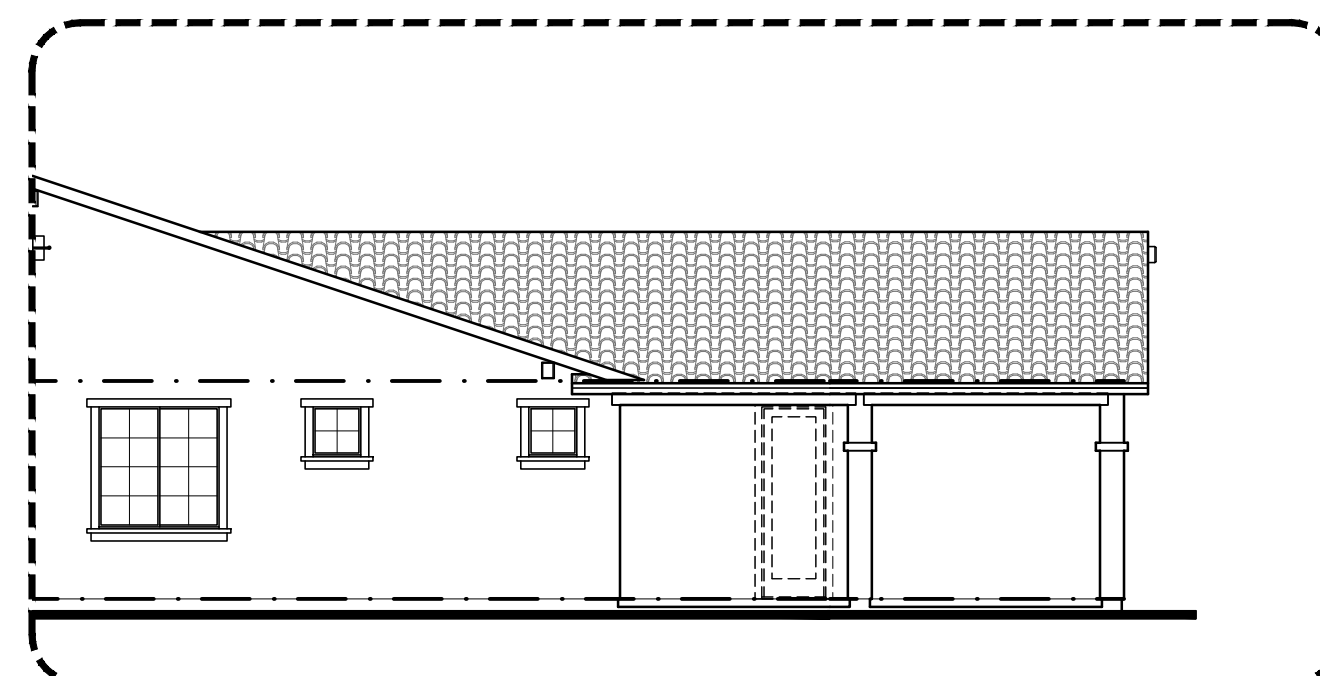
1/8" = 1'-0"



Right Elevation

Elevation A - Spanish

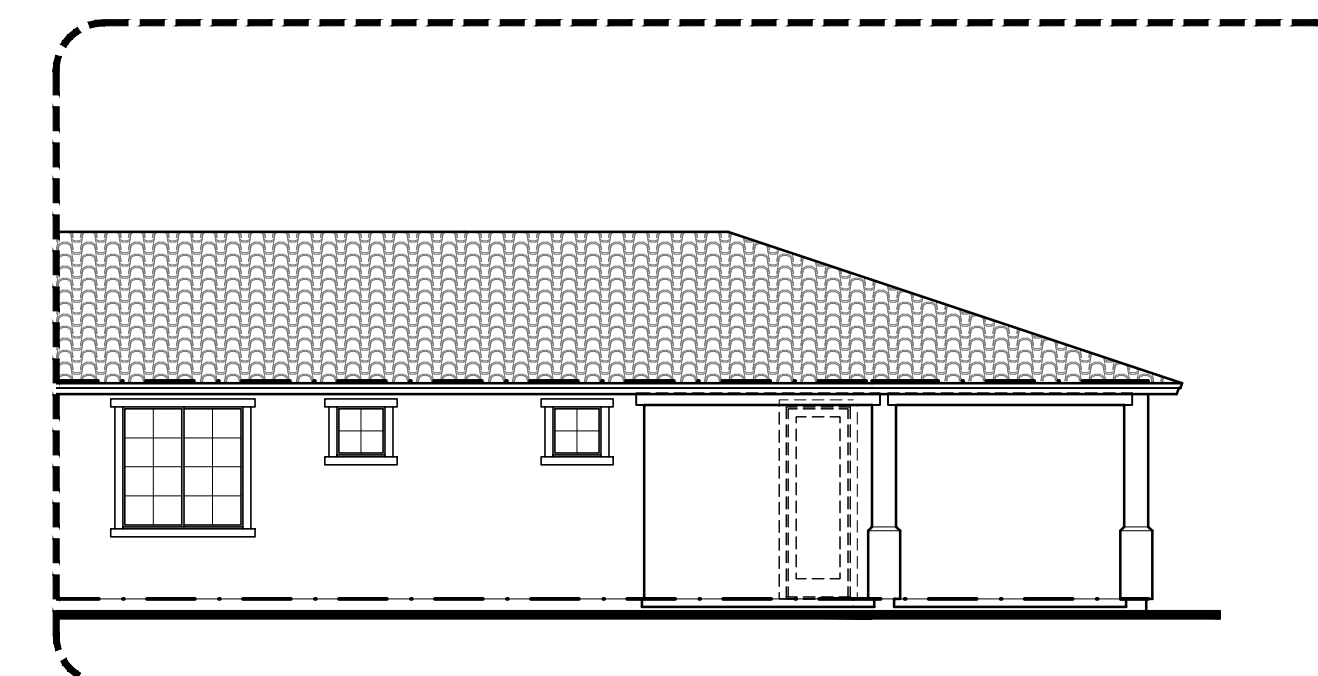
1/8" = 1'-0"



Right Elevation

Elevation D - Tuscan

1/8" = 1'-0"

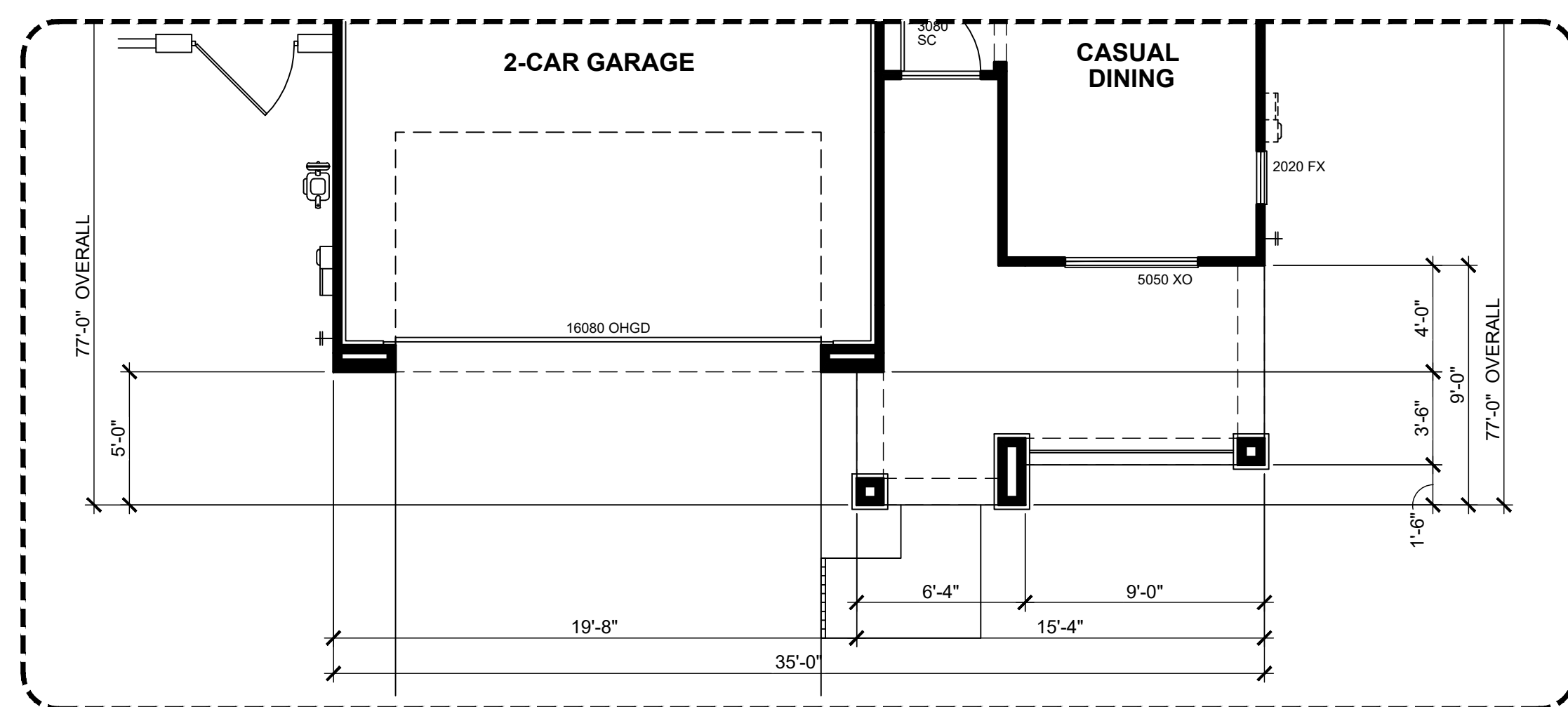


Right Elevation

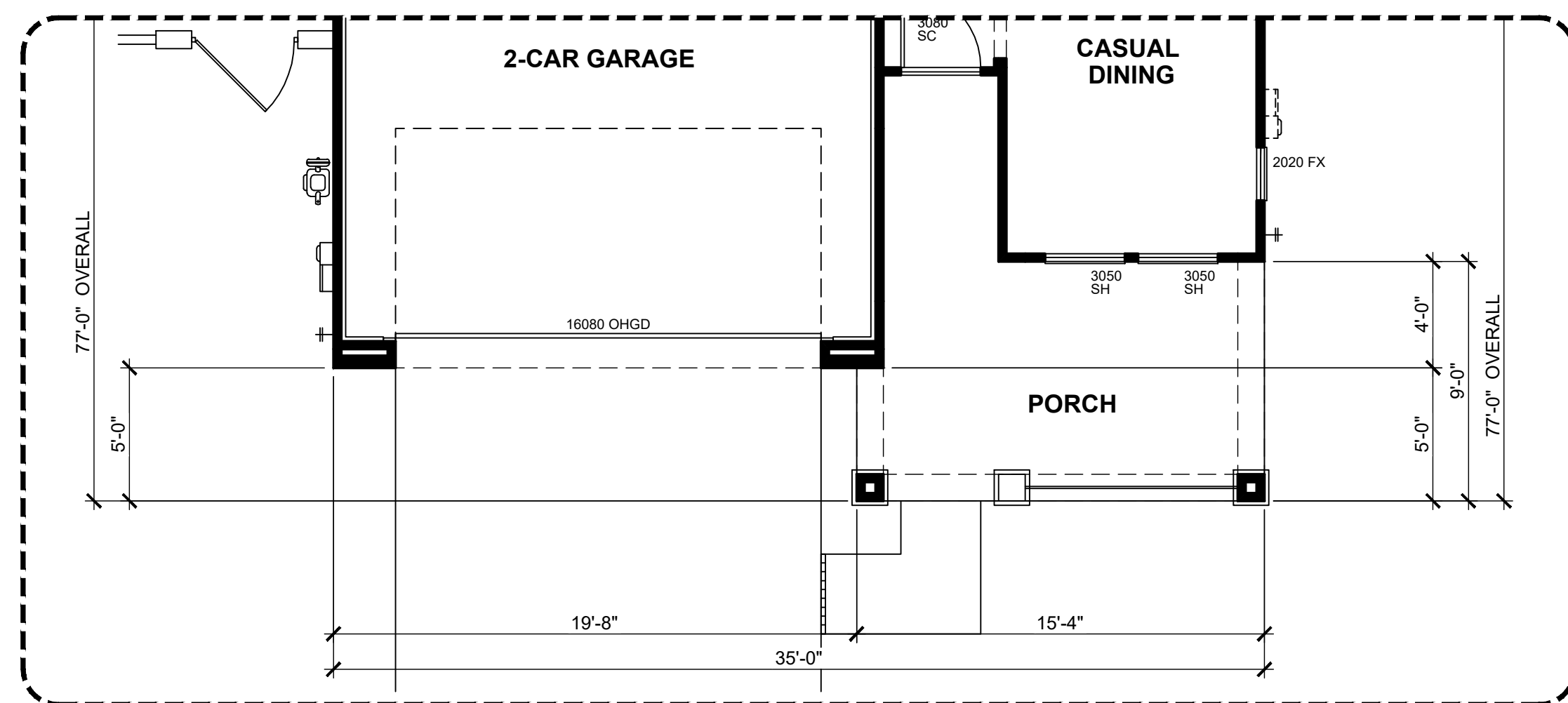
Elevation F - Mission

1/8" = 1'-0"

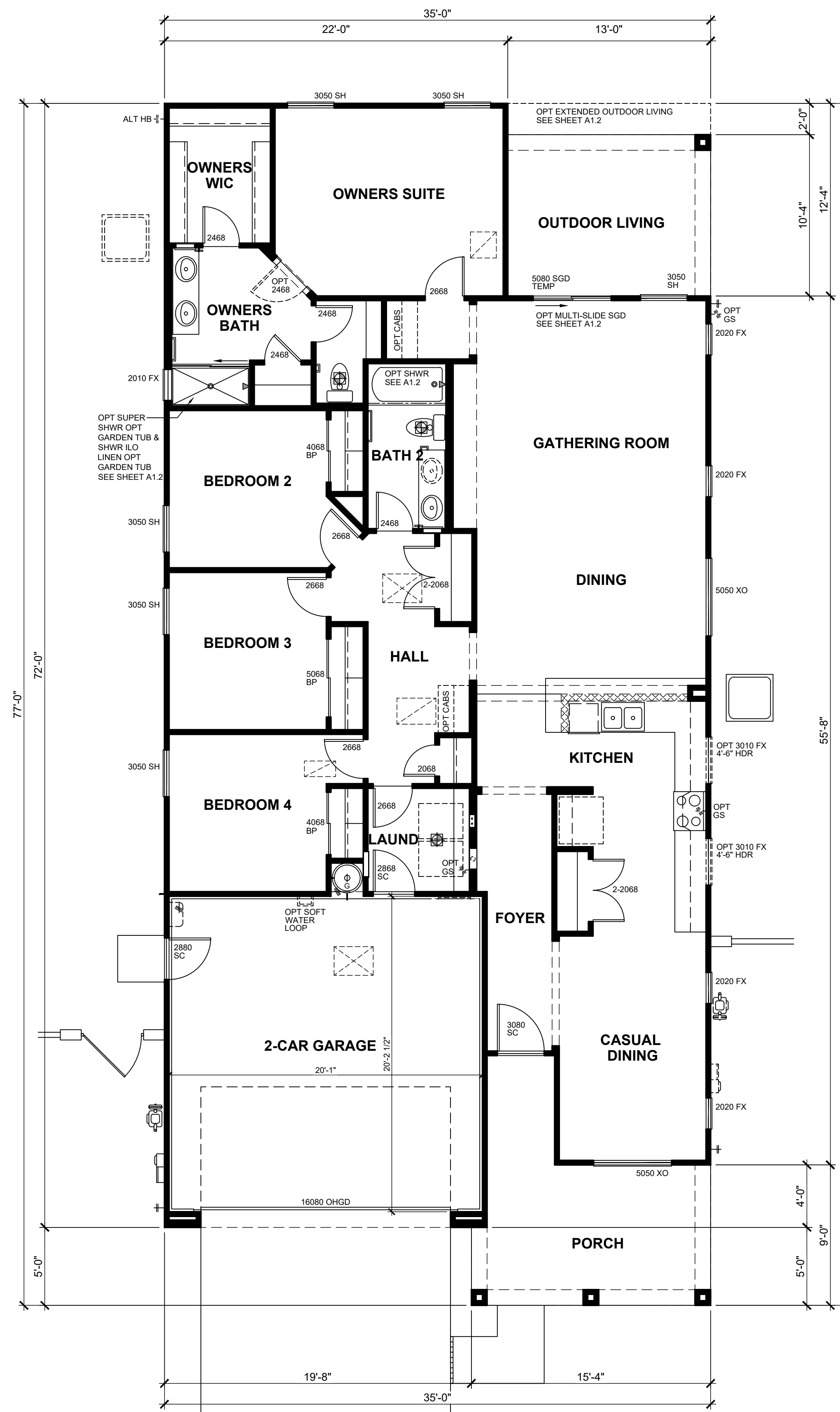
Optional Extended Outdoor Living



Floor Plan
Elevation D - Tuscan
3/16" = 1'-0"



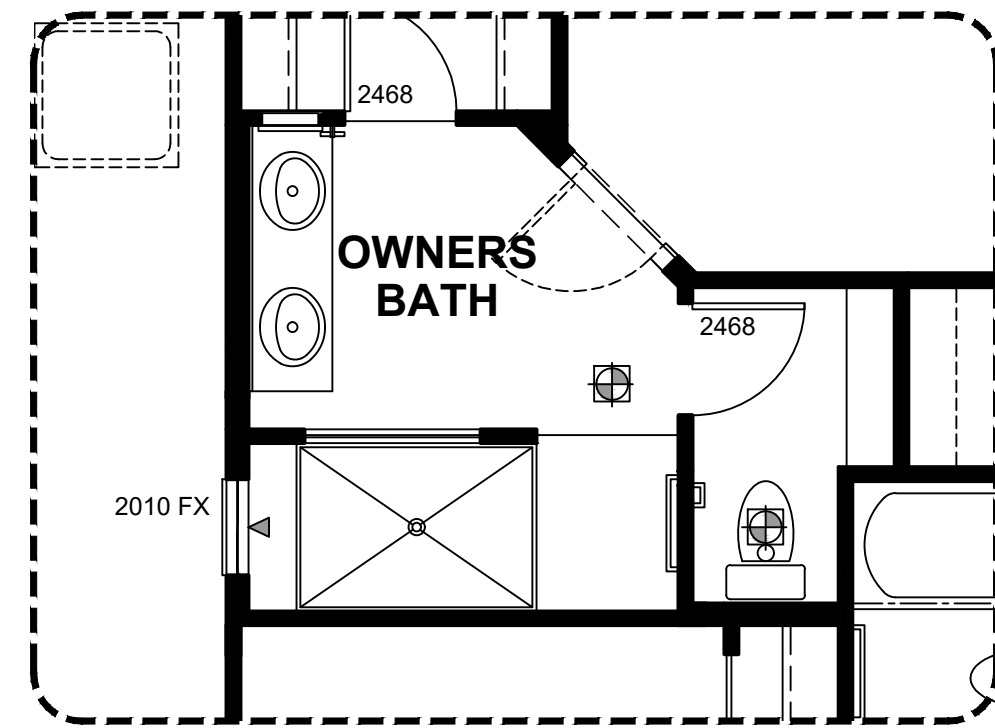
Floor Plan
Elevation E - Prairie
3/16" = 1'-0"



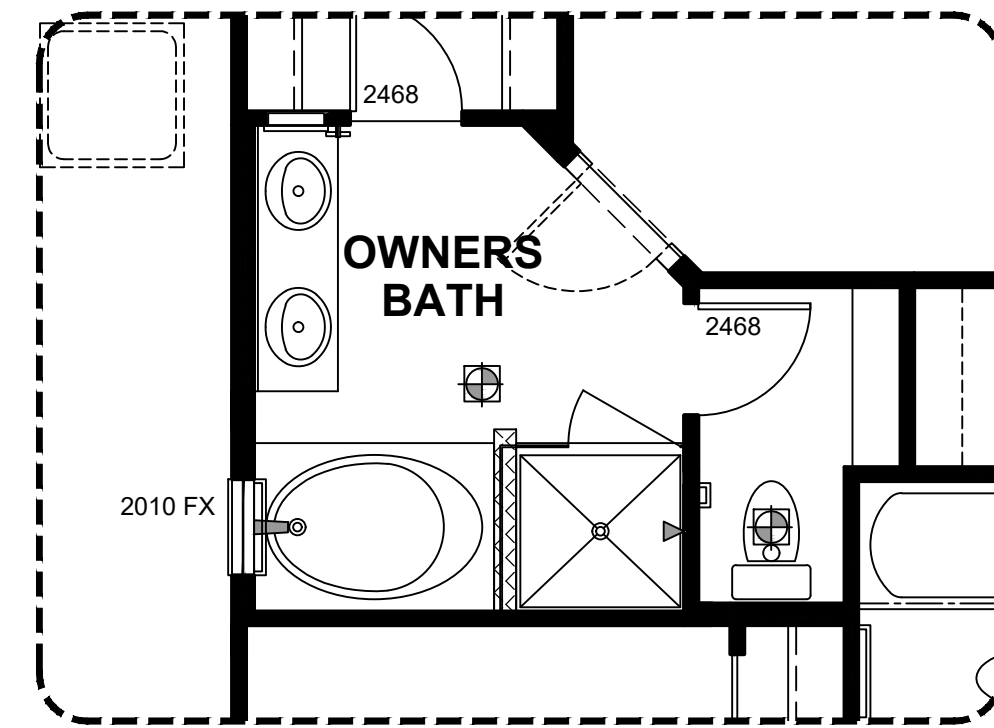
Floor Plan
Elevation A - Spanish
3/16" = 1'-0"

3517 | Victoria Heights | Queen Creek, Arizona - 1,832 Sq Ft

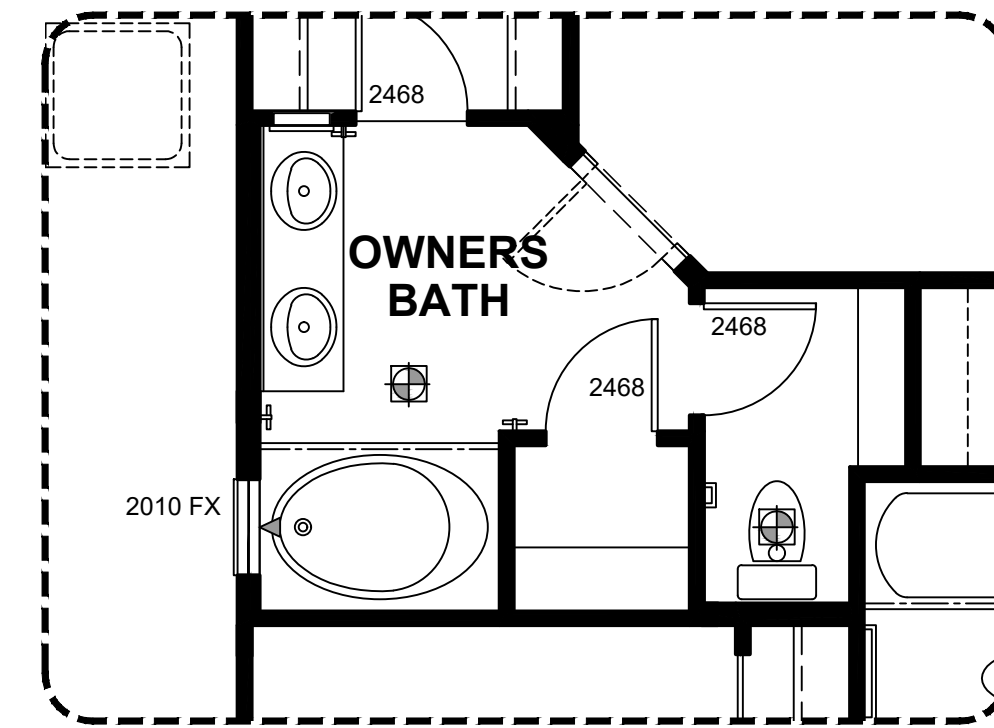
2-25-2019



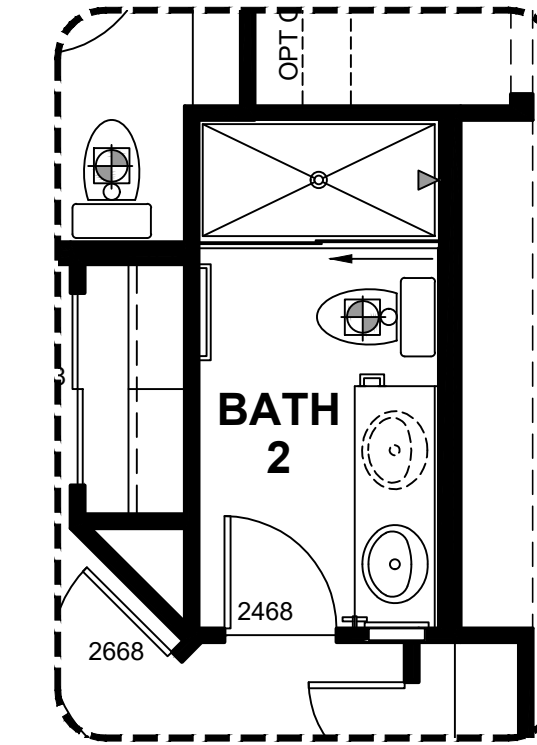
Opt Super Shower At Owner's Bath
All Elevations 1/4" = 1'-0"



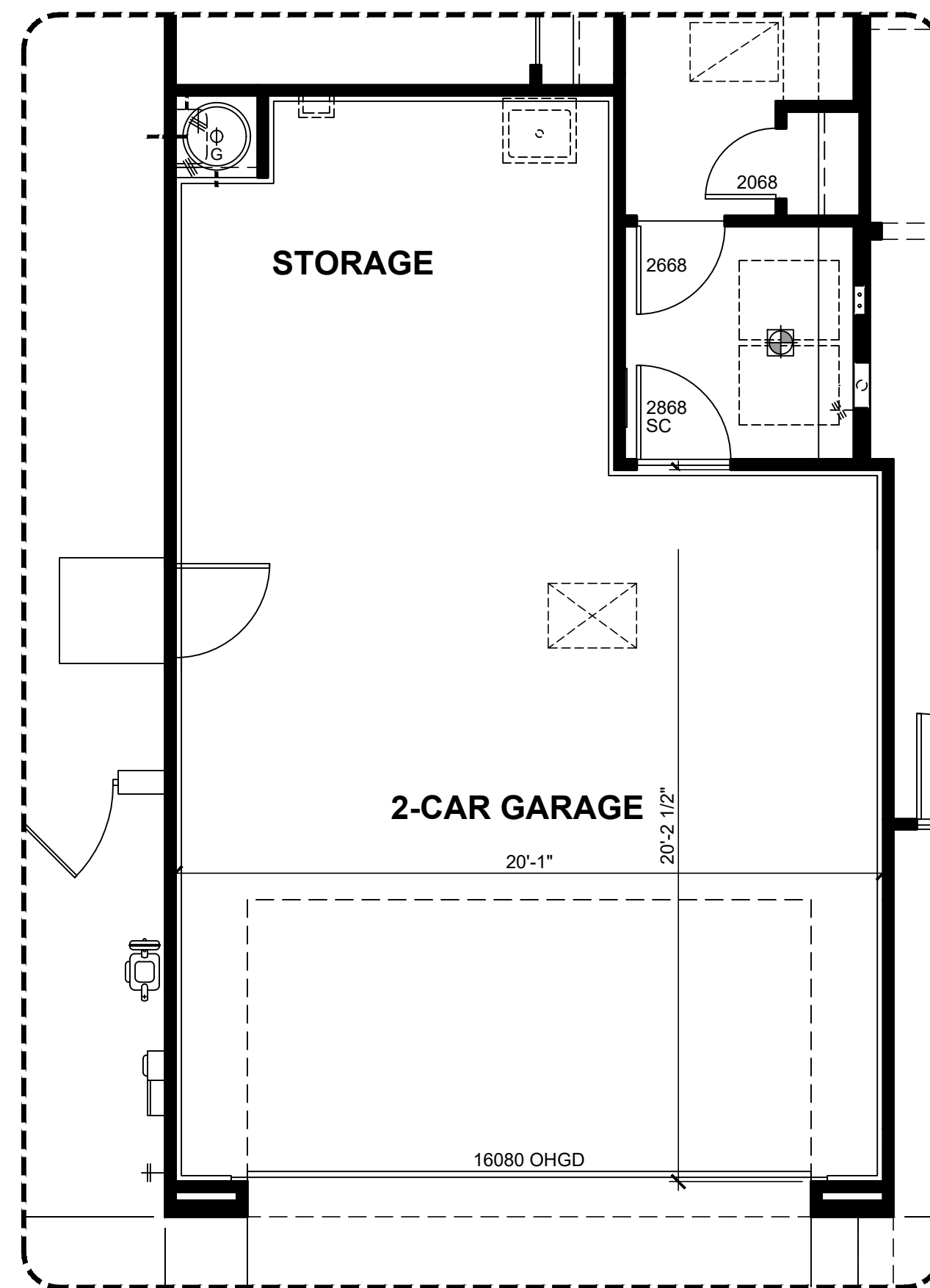
Opt Garden Tub & Shower ILO Linen At Owner's Bath
All Elevations 1/4" = 1'-0"



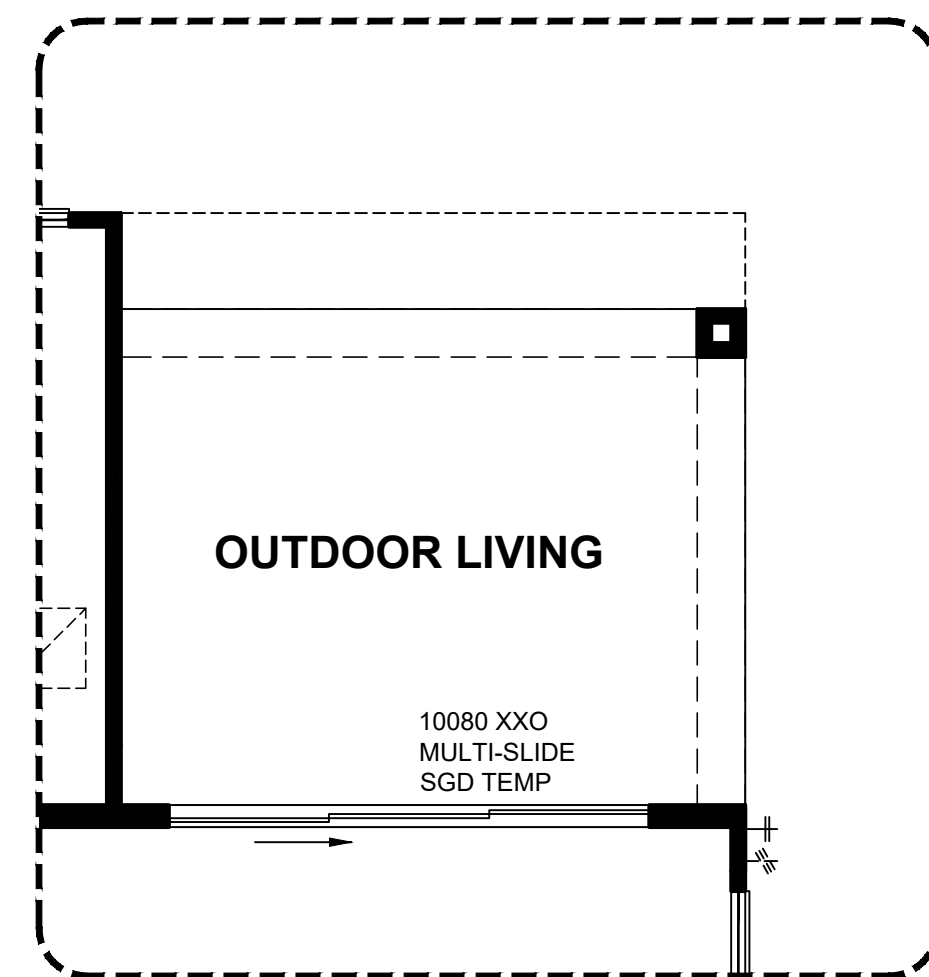
Opt Garden Tub At Owner's Bath
All Elevations 1/4" = 1'-0"



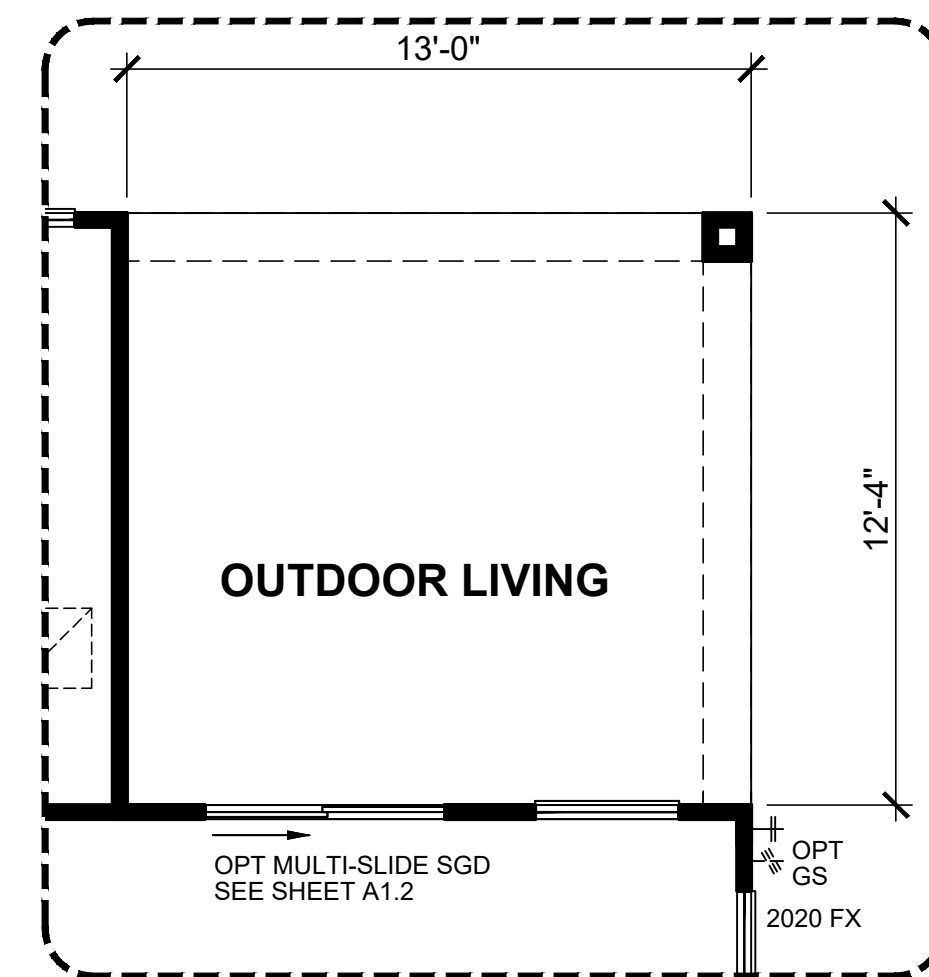
Opt Shower At Bath 2
All Elevations 1/4" = 1'-0"



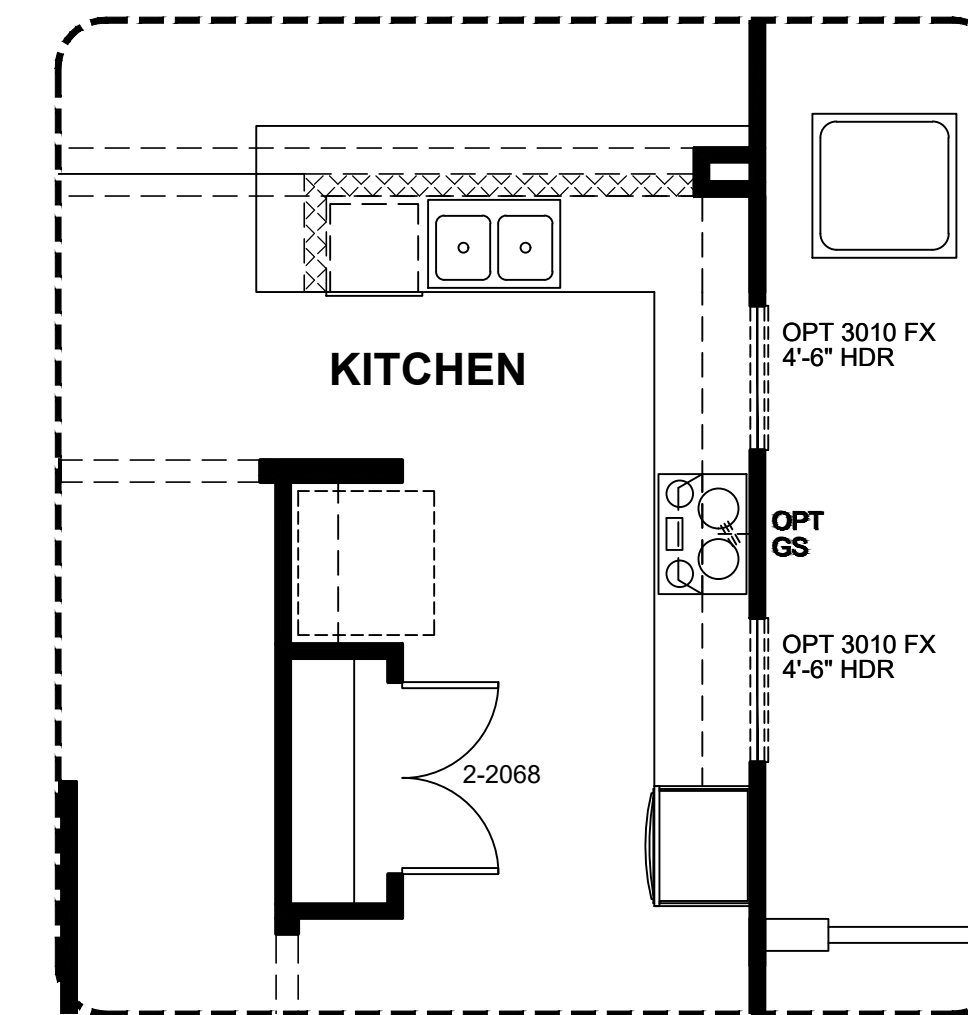
Opt Storage ILO Bedroom 4
All Elevations 1/4" = 1'-0"



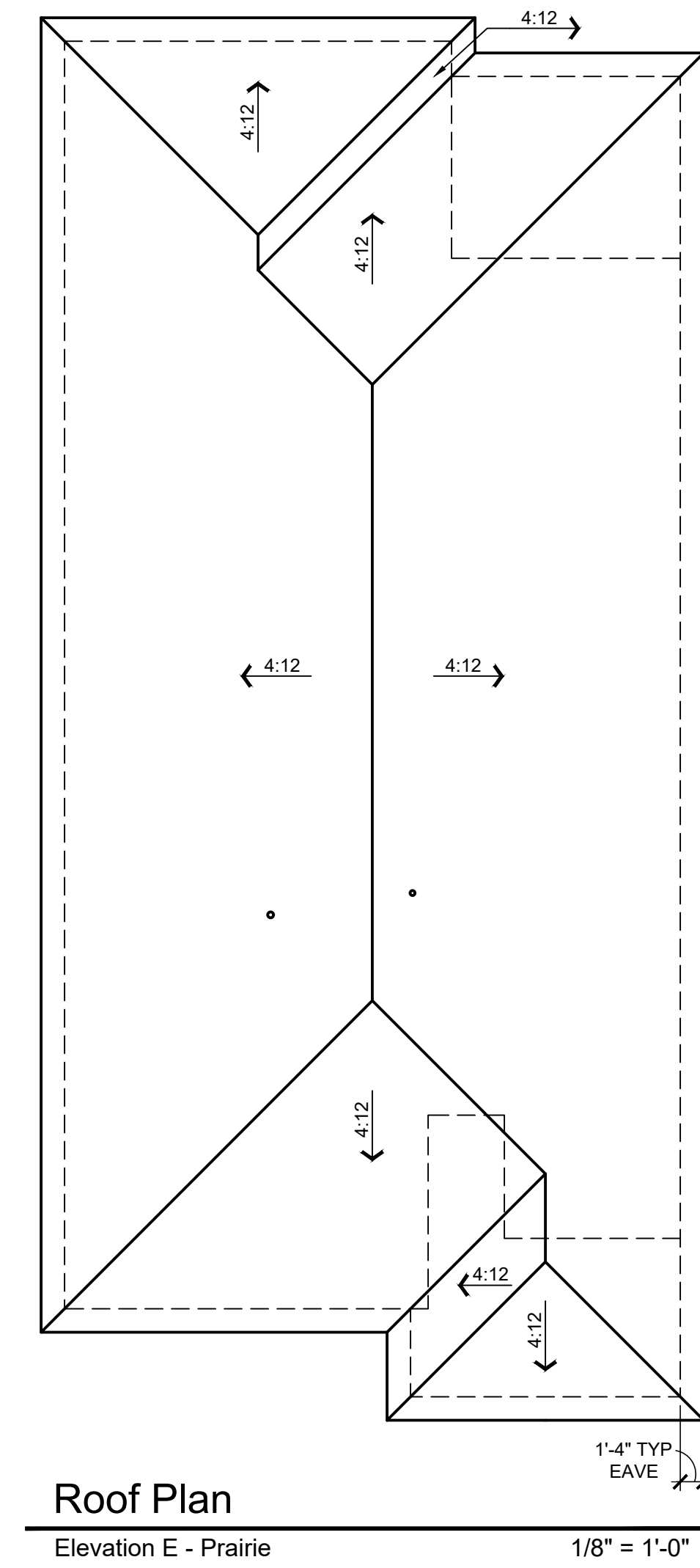
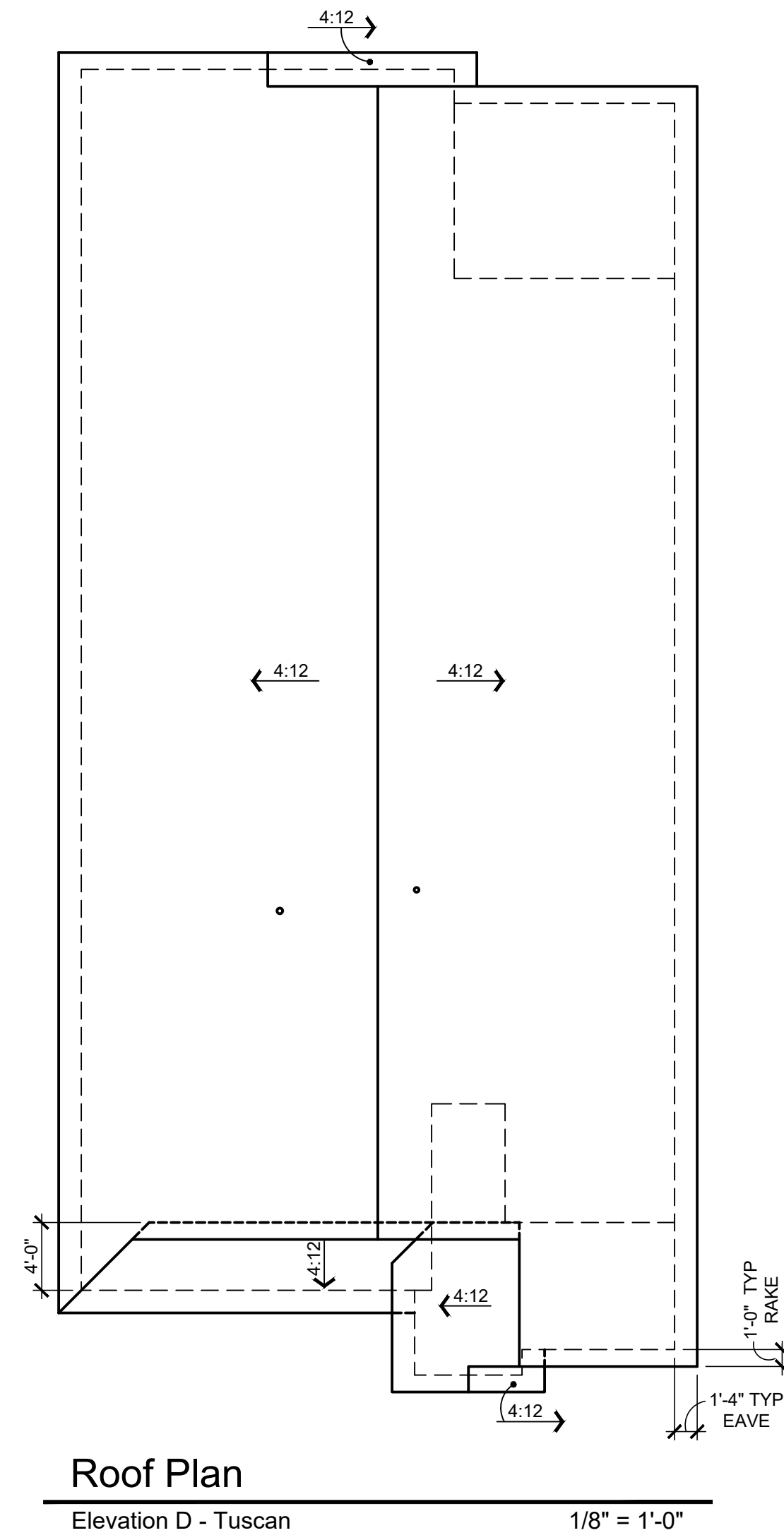
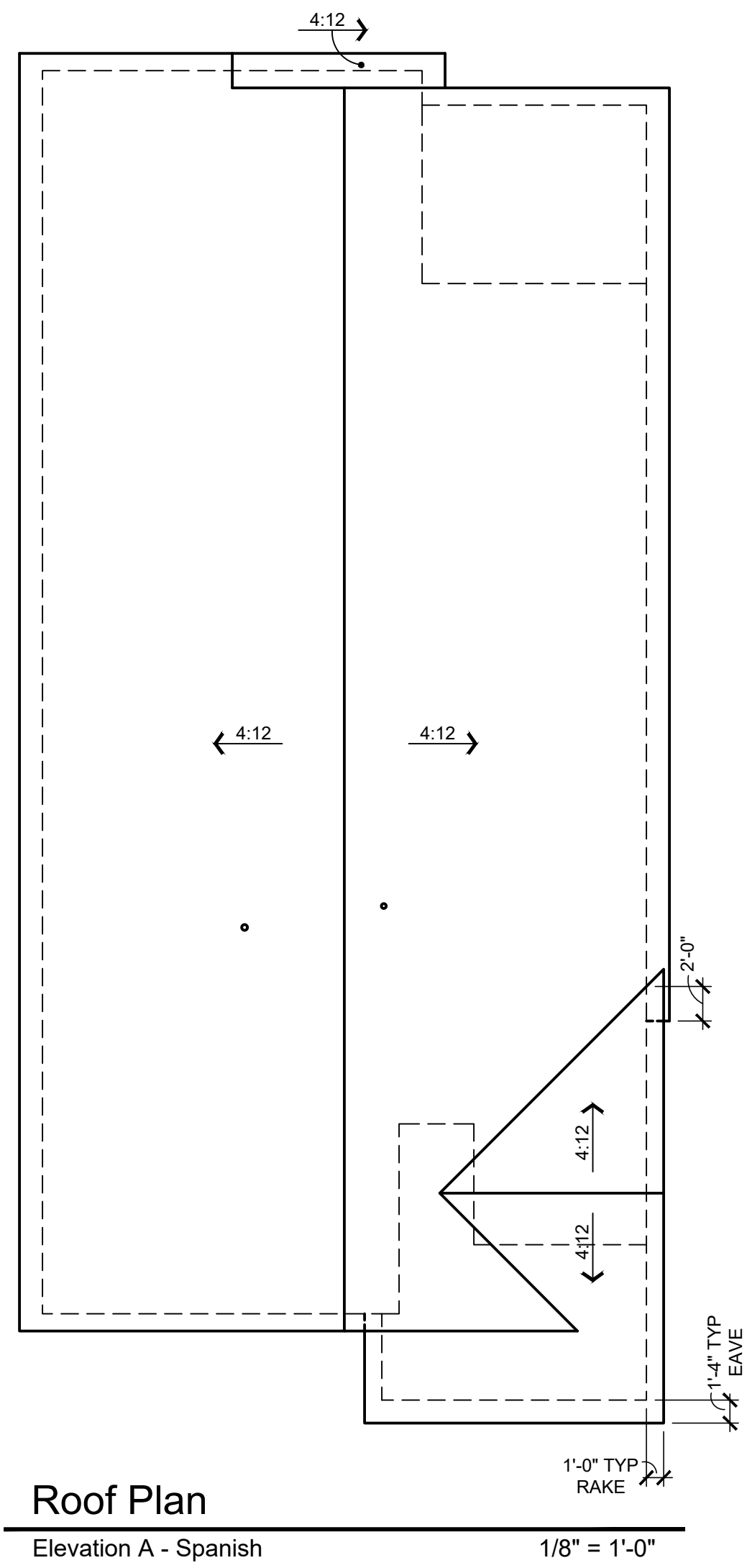
Opt Multi-Slide Door At Gathering Room
All Elevations 1/4" = 1'-0"

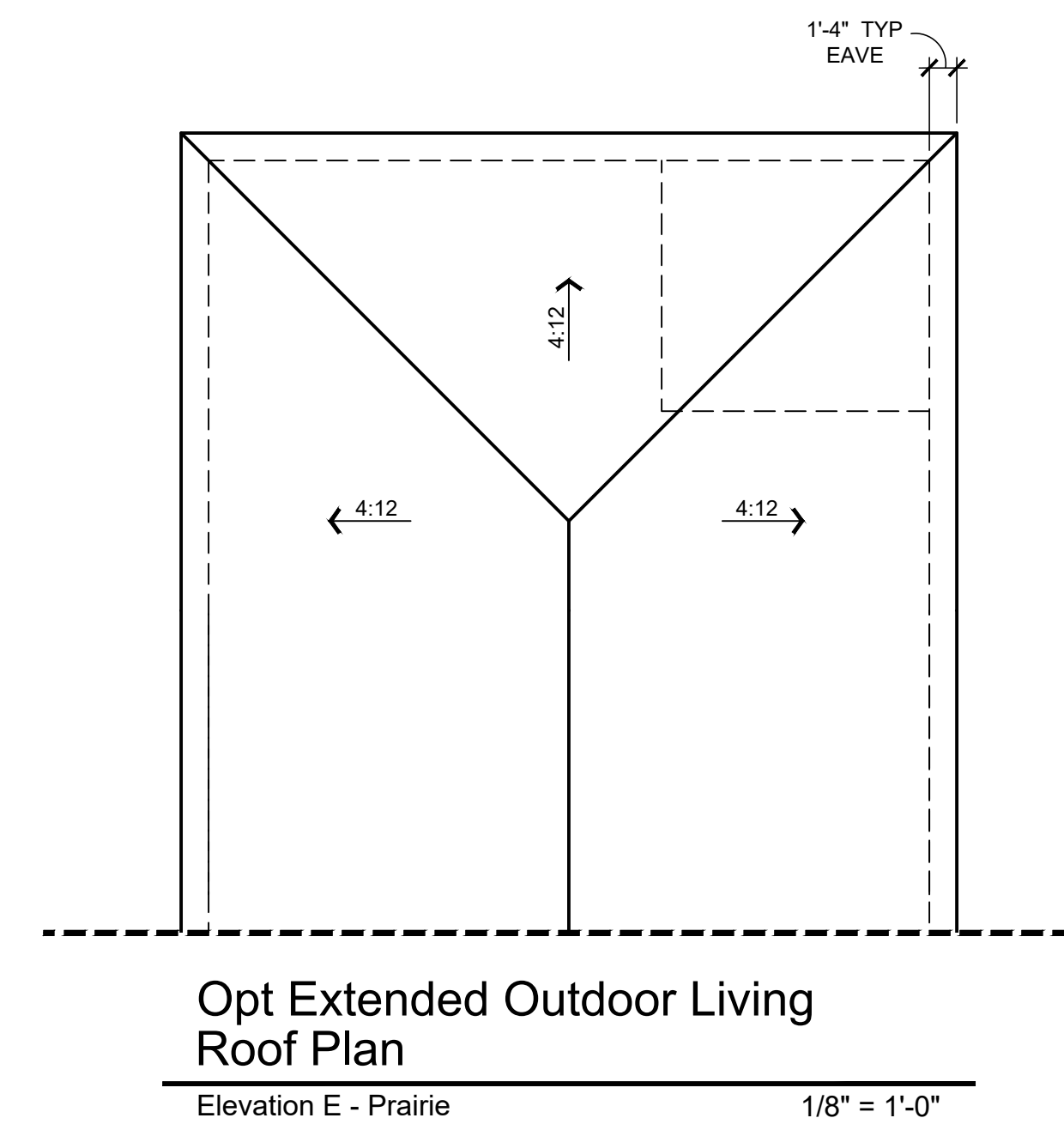
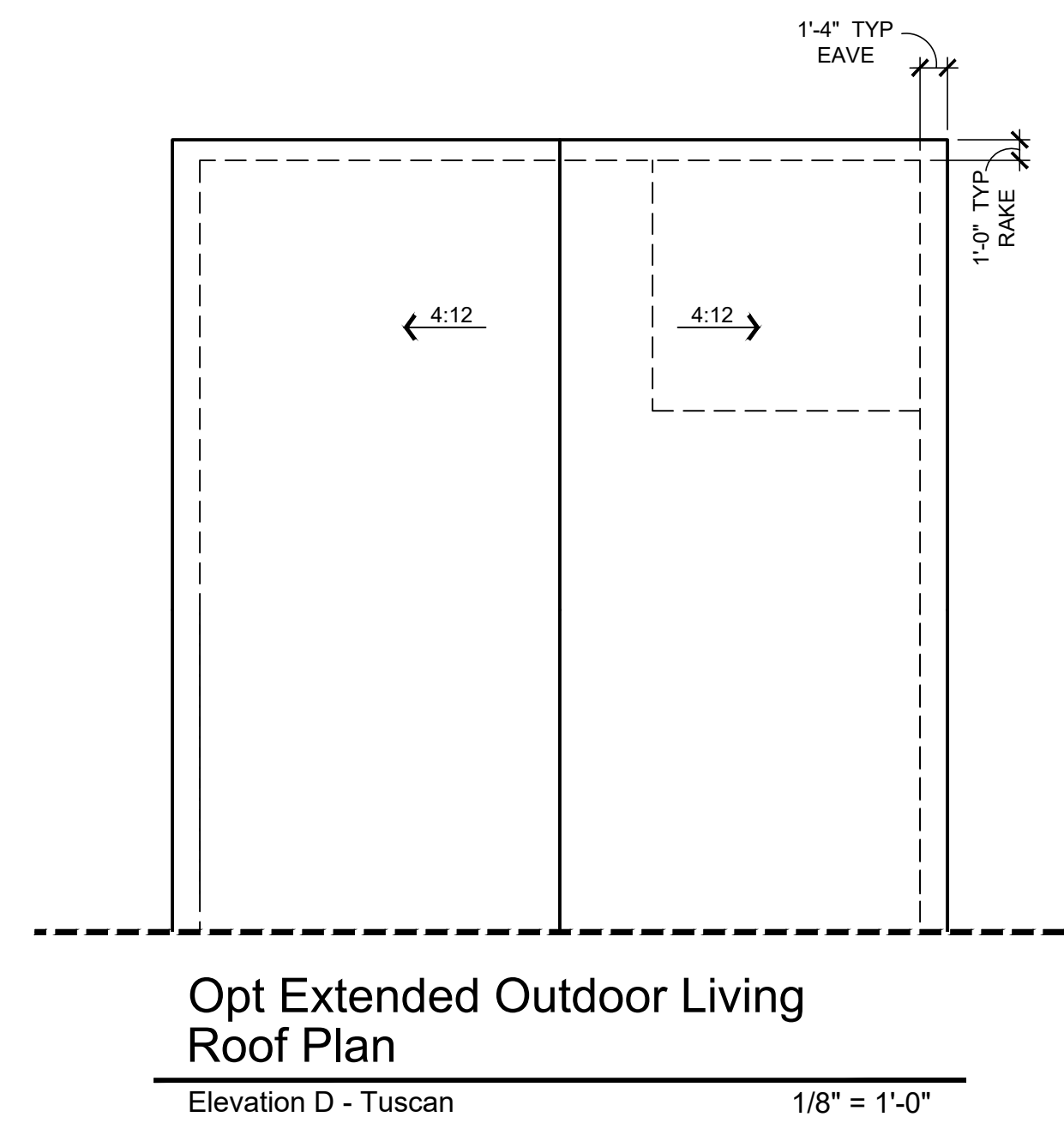
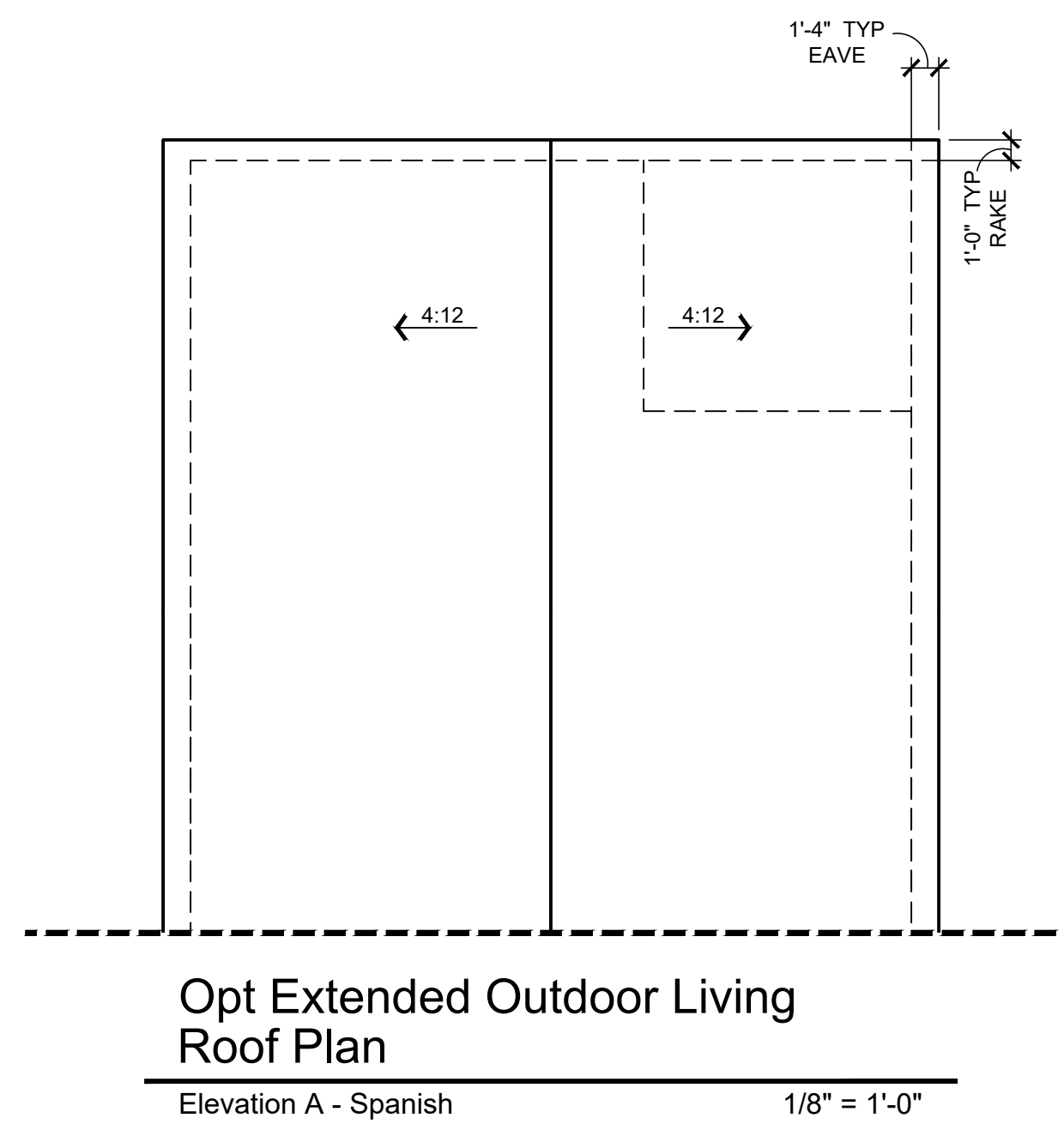


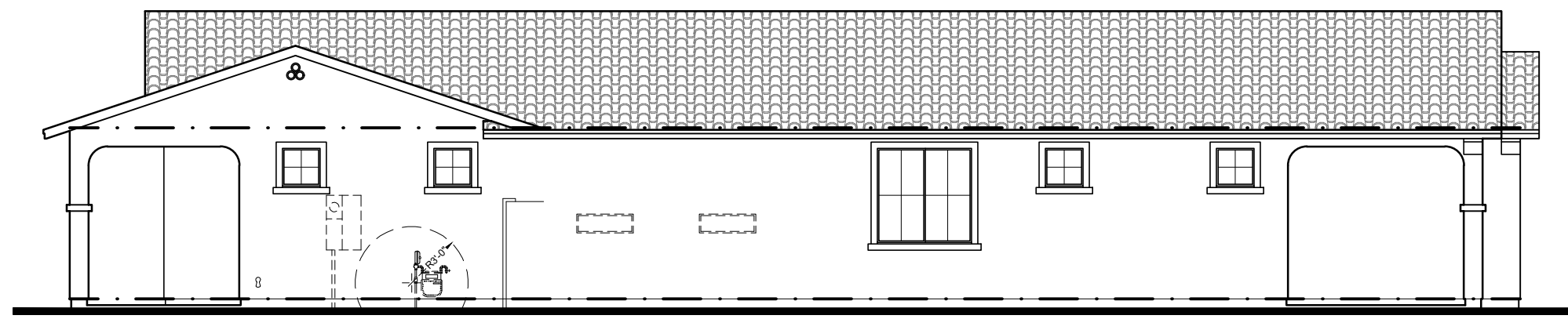
Opt Extended Outdoor Living
ALL ELEVATIONS 1/4" = 1'-0"



Opt Gourmet Kitchen
All Elevations 1/4" = 1'-0"

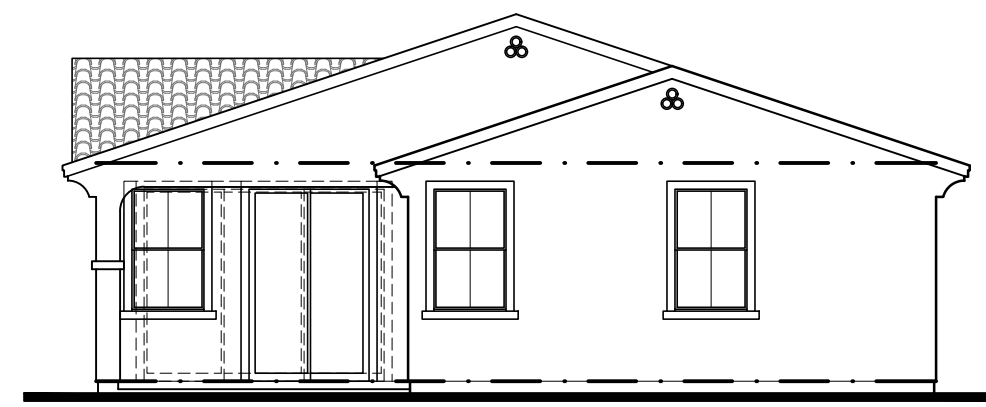






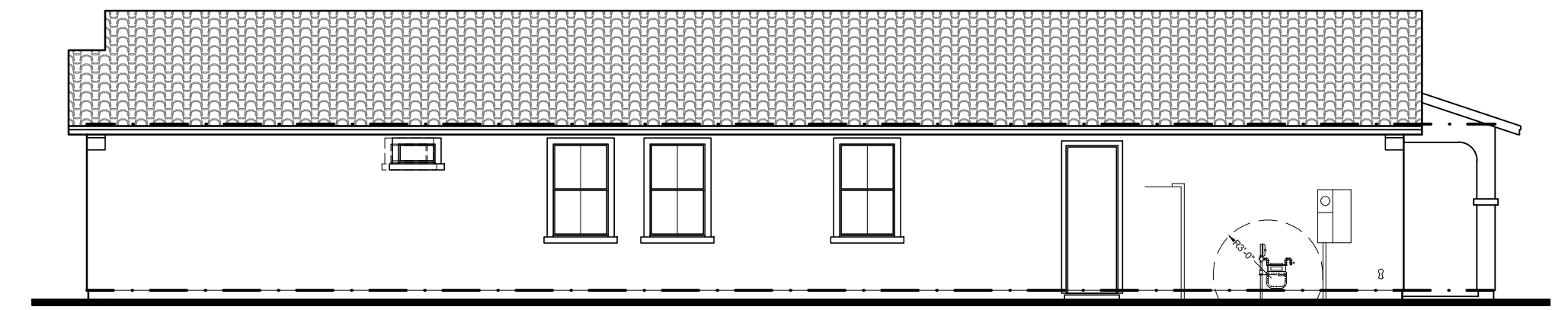
Right Elevation

Elevation A - Spanish 1/8" = 1'-0"



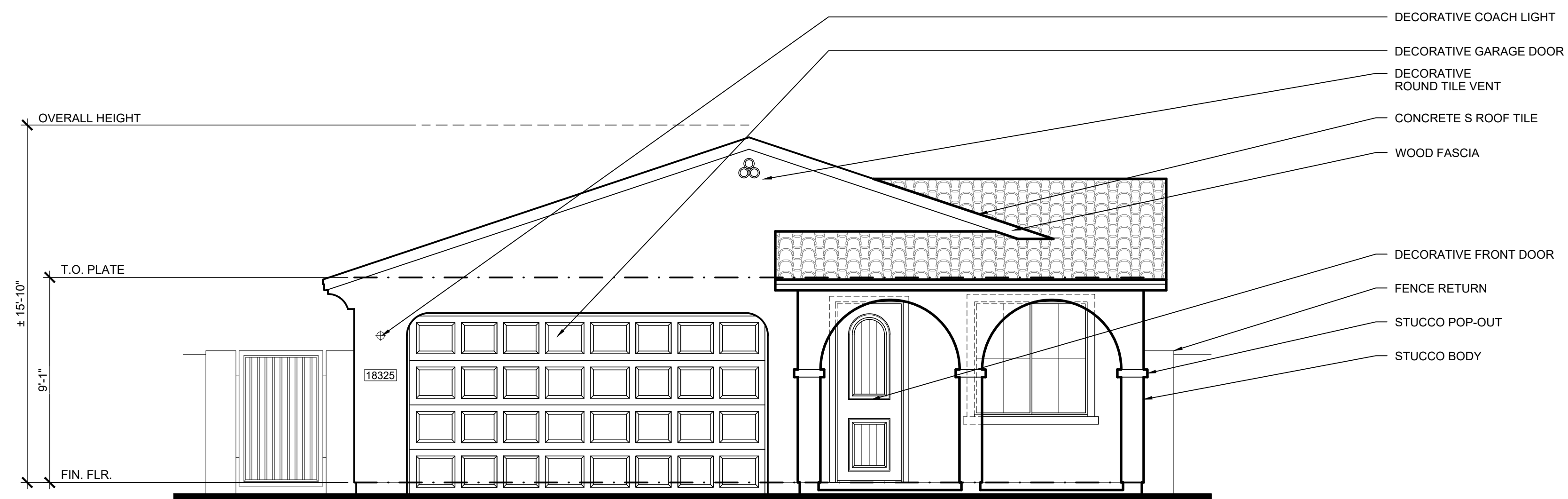
Rear Elevation

Elevation A - Spanish 1/8" = 1'-0"



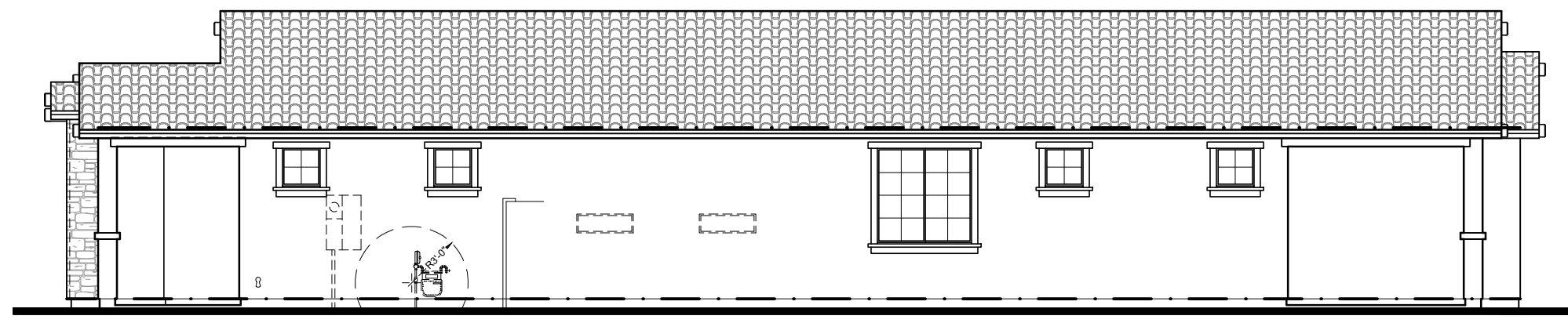
Left Elevation

Elevation A - Spanish 1/8" = 1'-0"



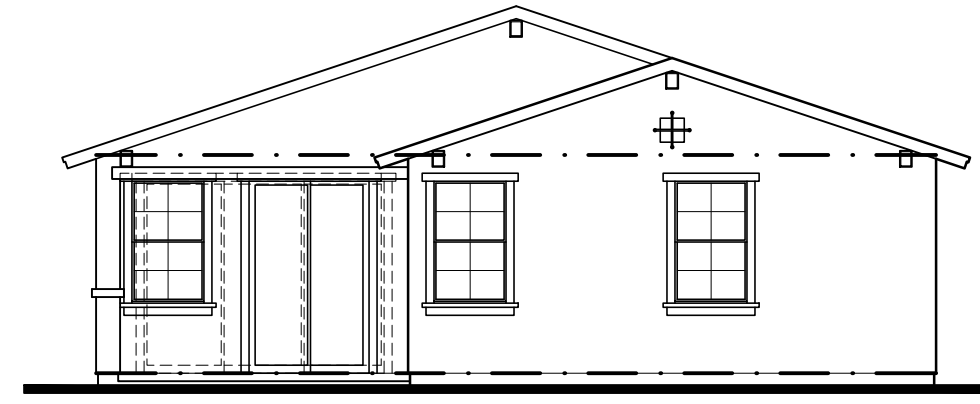
Front Elevation

Elevation A - Spanish 1/4" = 1'-0"



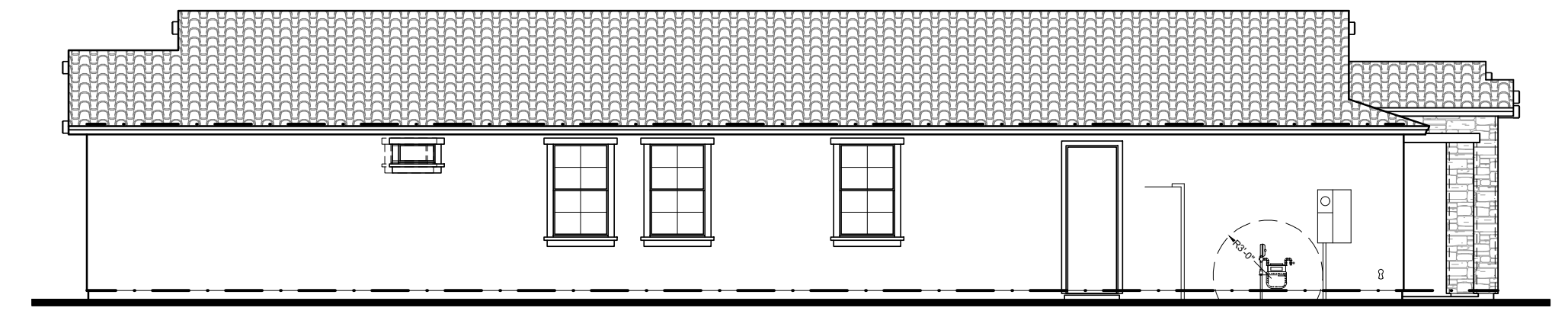
Right Elevation

Elevation D - Tuscan 1/8" = 1'-0"



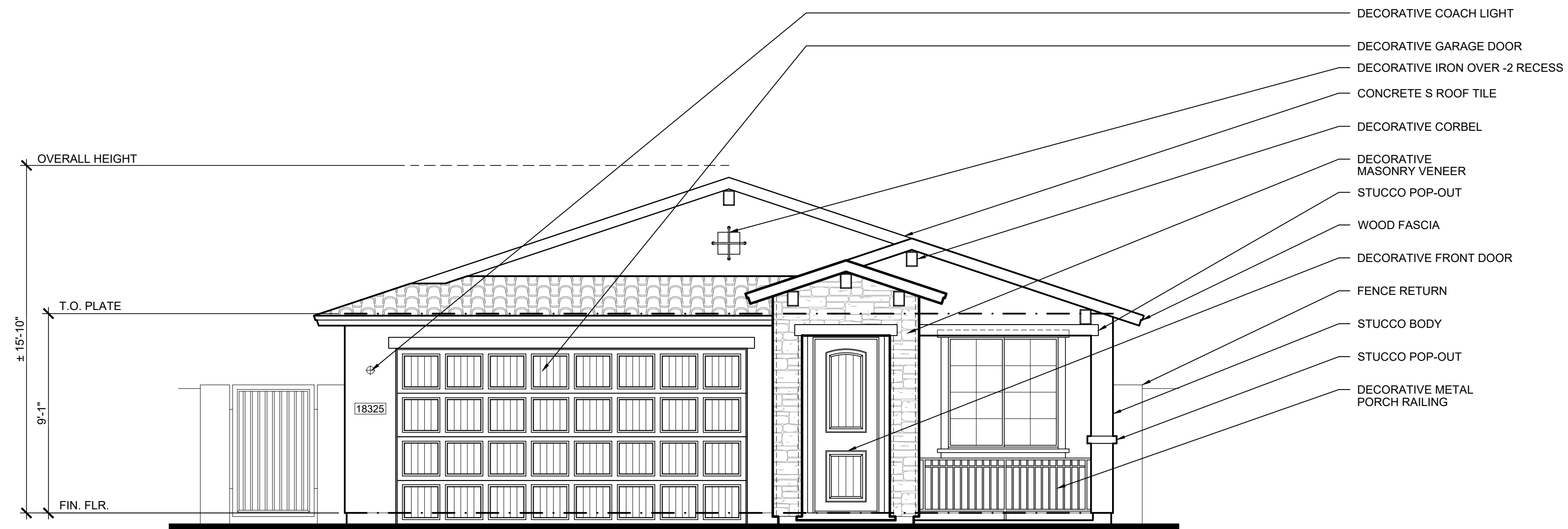
Rear Elevation

Elevation D - Tuscan 1/8" = 1'-0"



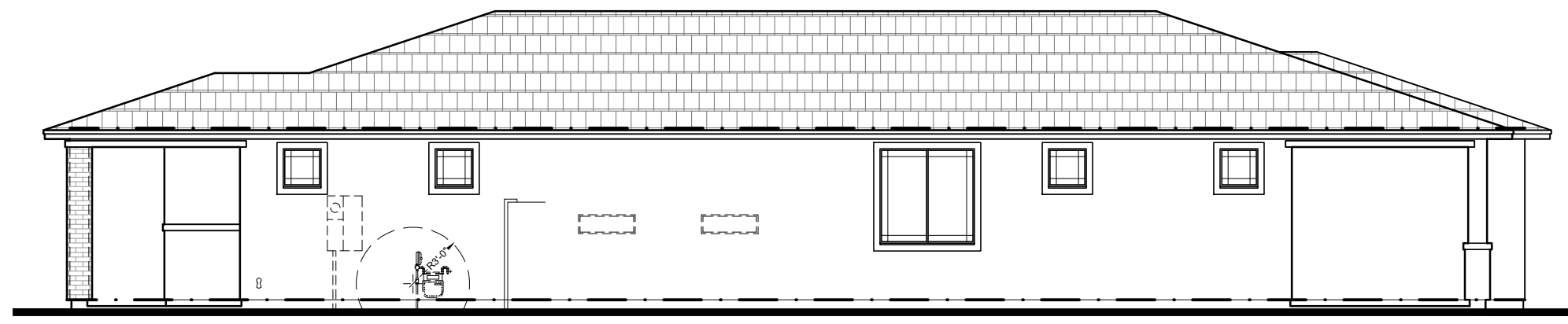
Left Elevation

Elevation D - Tuscan 1/8" = 1'-0"



Front Elevation

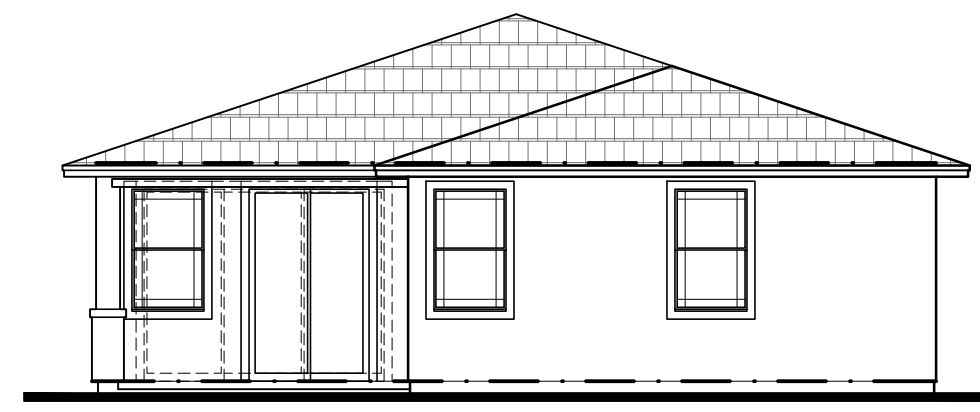
Elevation D - Tuscan 1/4" = 1'-0"



Right Elevation

Elevation E - Prairie

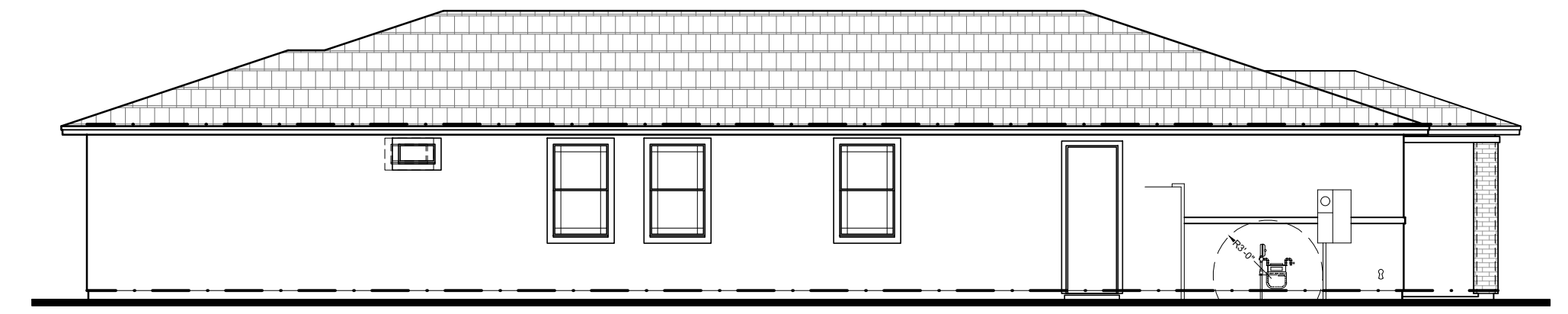
1/8" = 1'-0"



Rear Elevation

Elevation E - Prairie

1/8" = 1'-0"



Left Elevation

Elevation E - Prairie

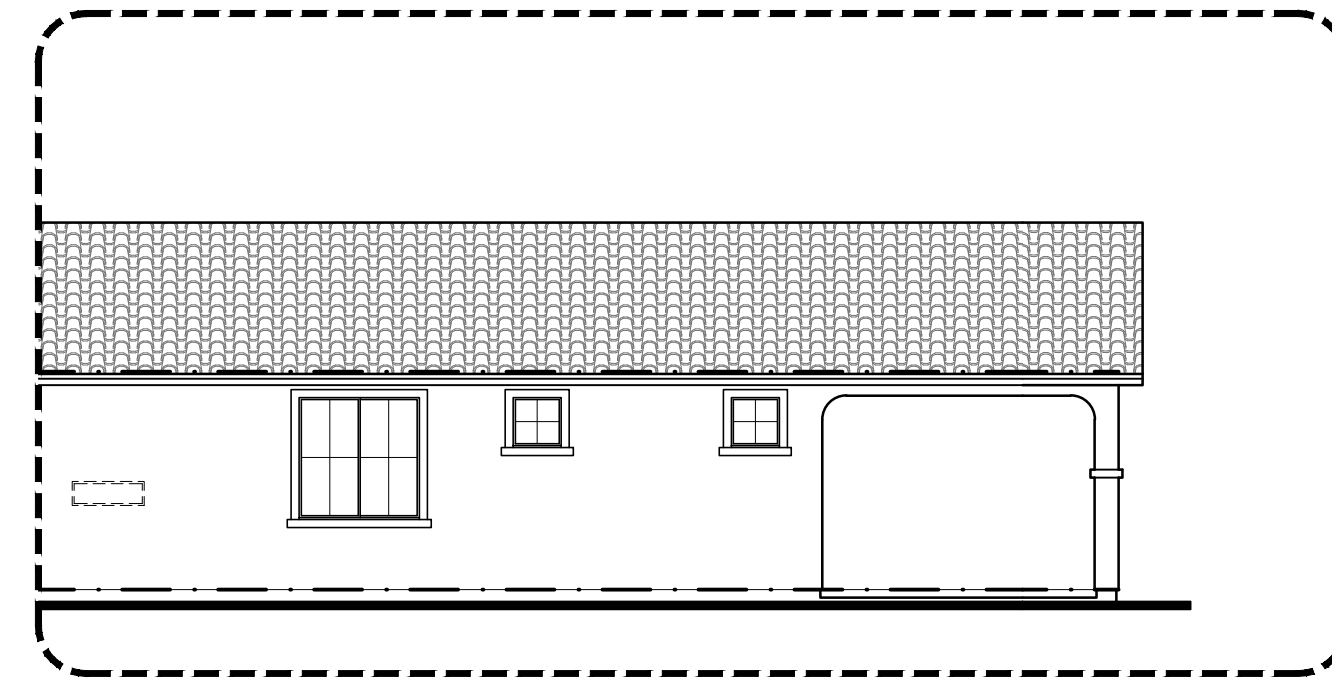
1/8" = 1'-0"



Front Elevation

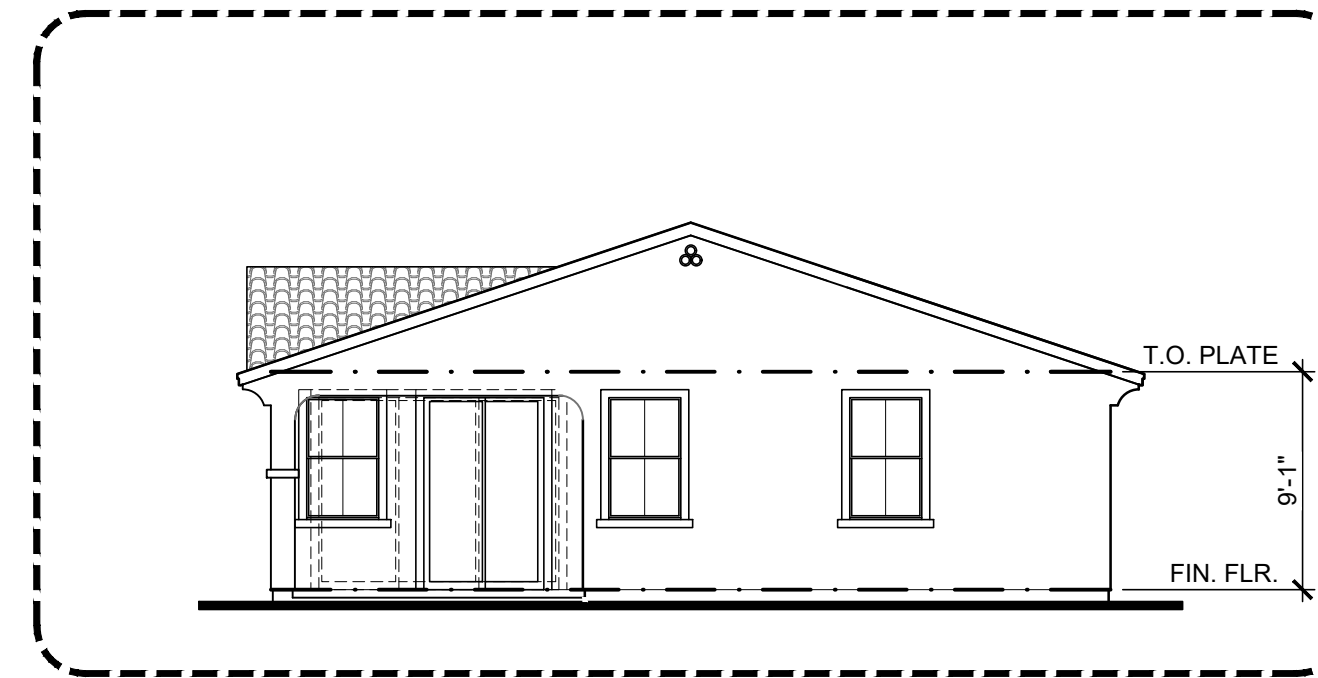
Elevation E - Prairie

1/4" = 1'-0"



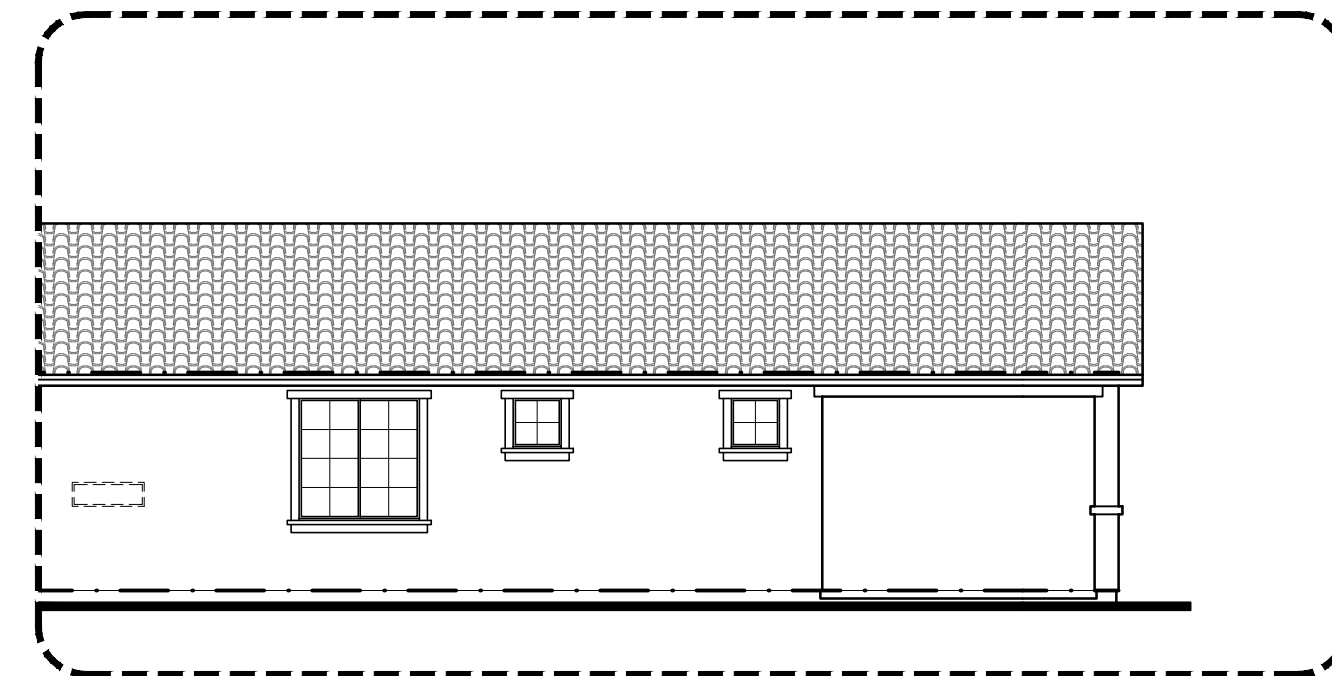
Right Elevation

Elevation A - Spanish 1/8" = 1'-0"



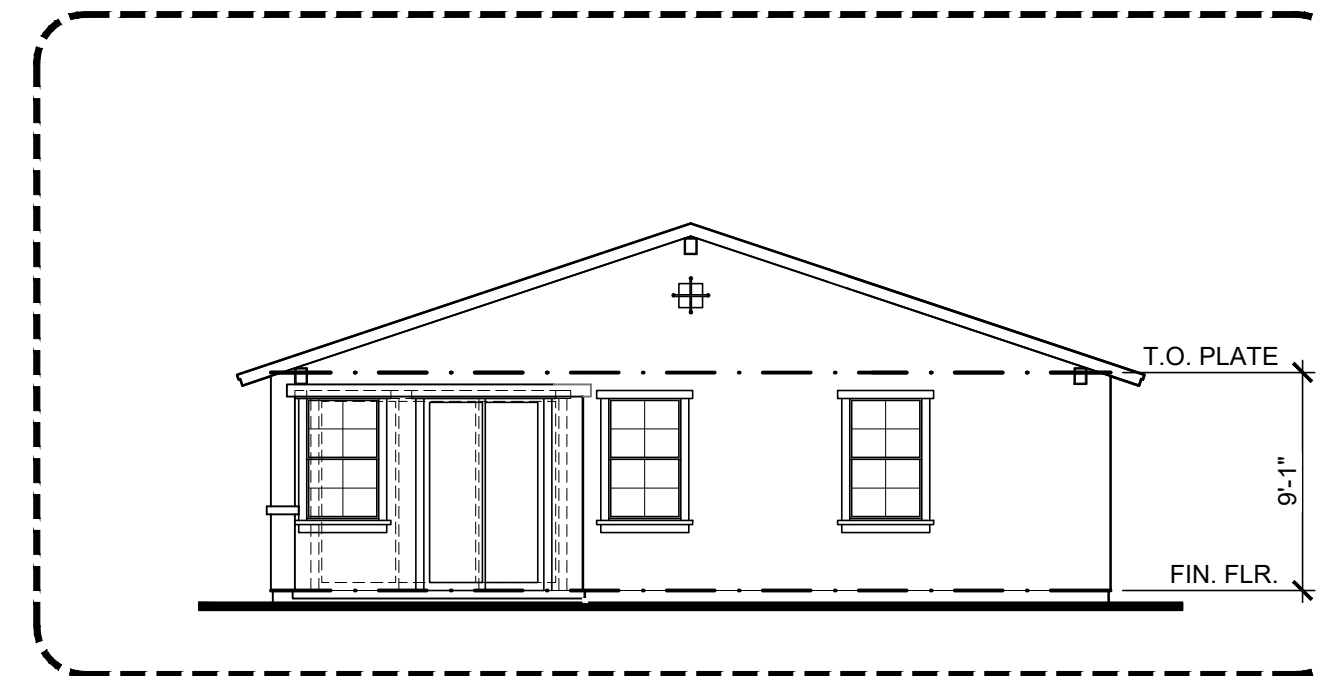
Rear Elevation

Elevation A - Spanish 1/8" = 1'-0"



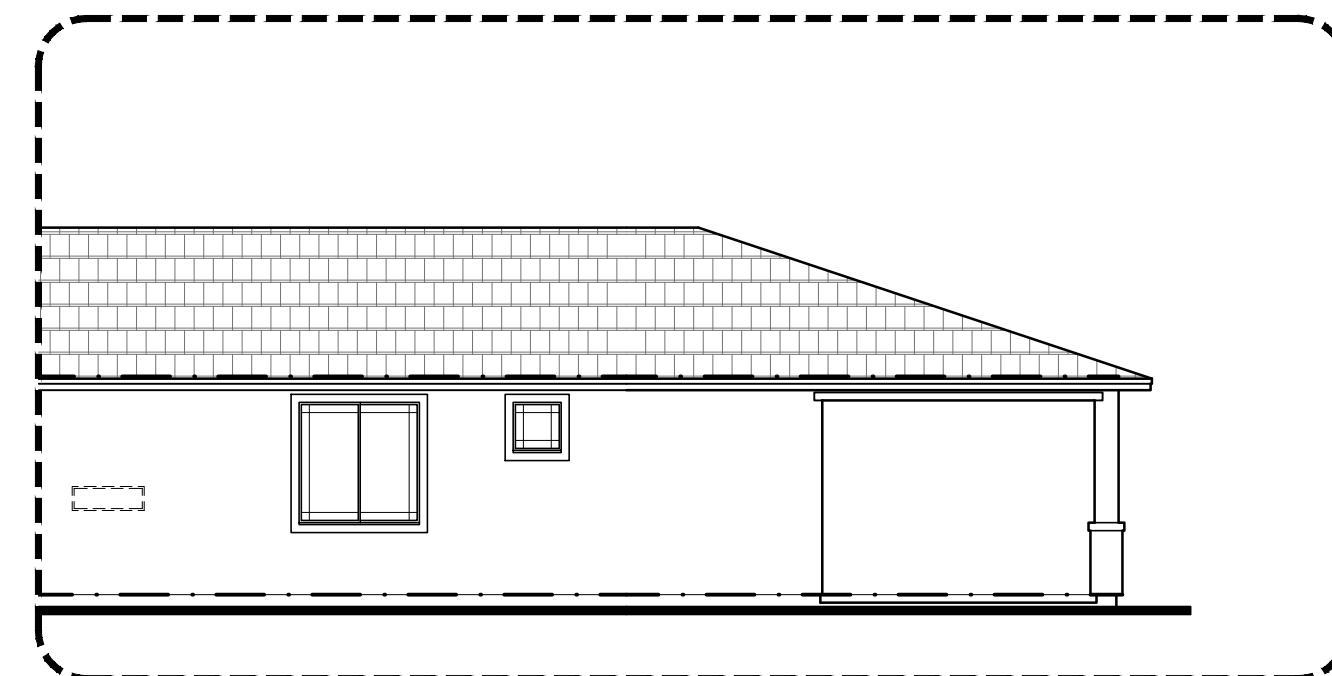
Right Elevation

Elevation D - Tuscan 1/8" = 1'-0"



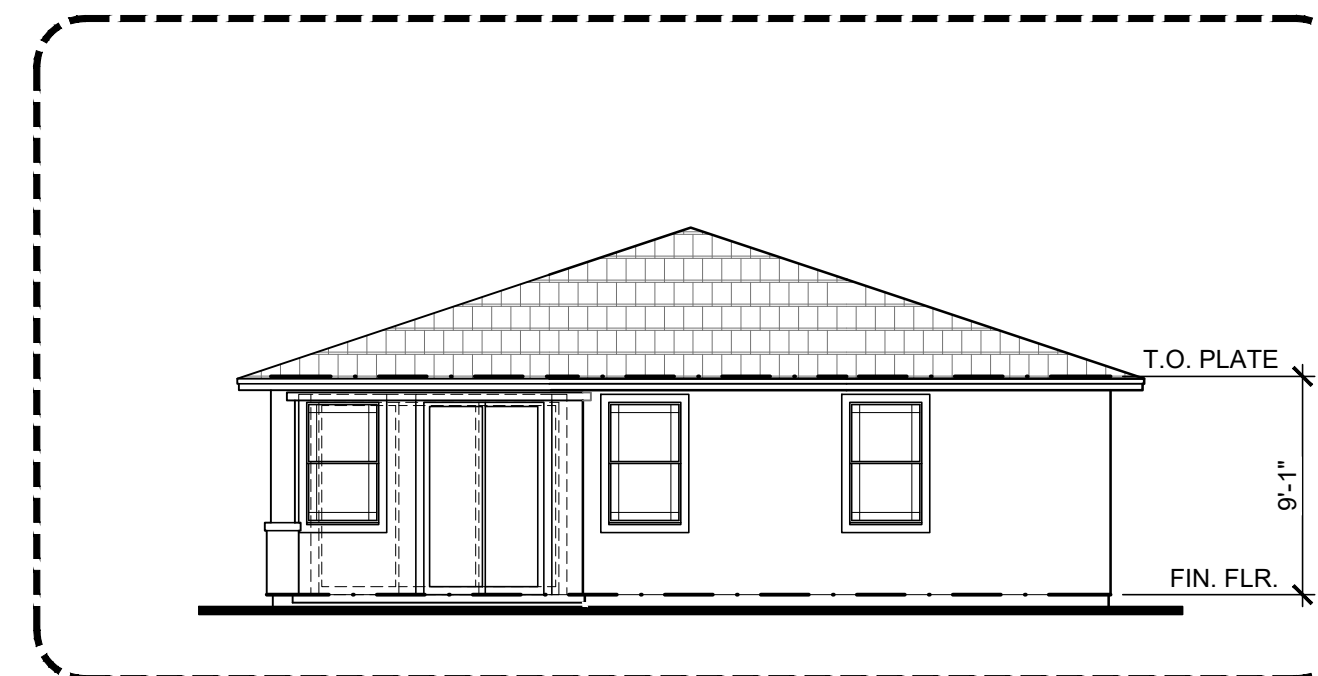
Rear Elevation

Elevation D - Tuscan 1/8" = 1'-0"



Right Elevation

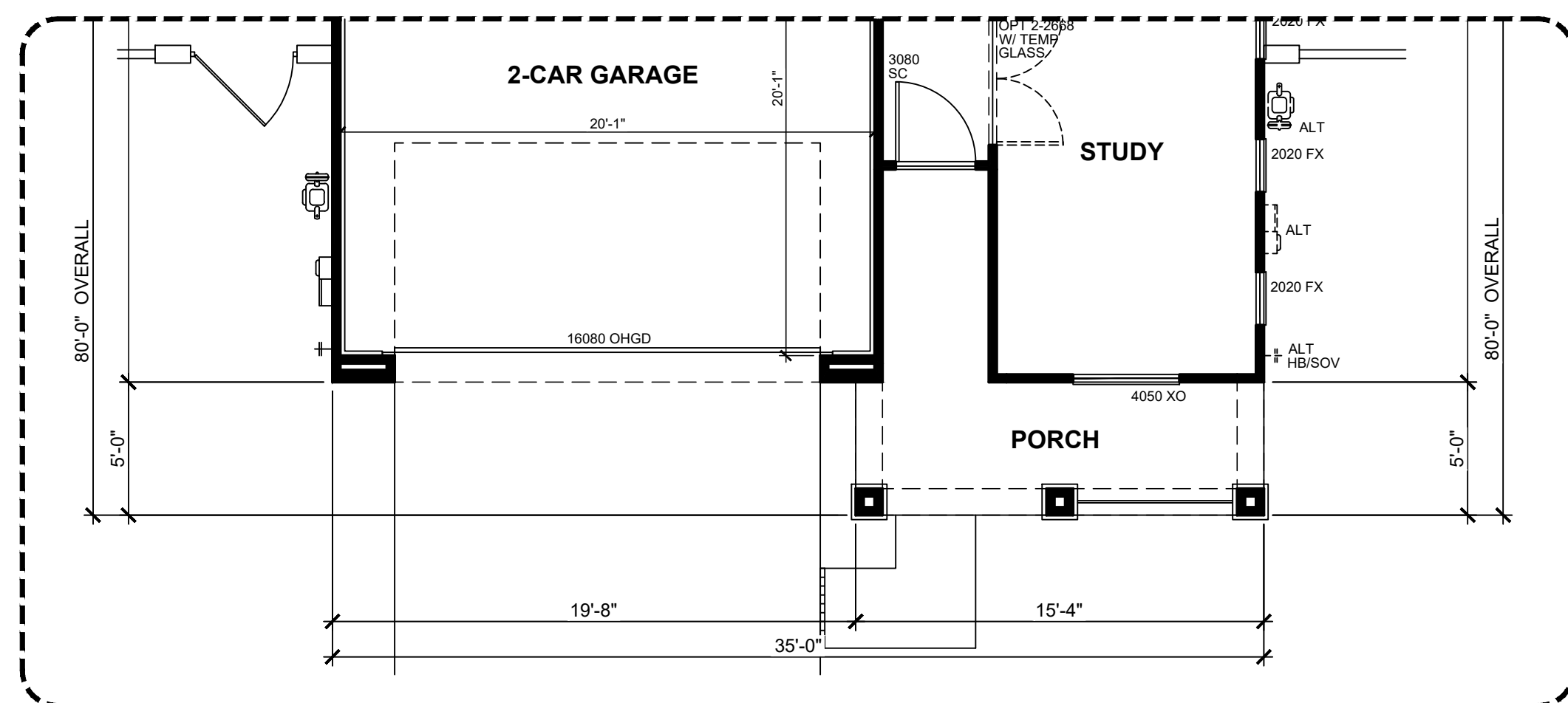
Elevation E - Prairie 1/8" = 1'-0"



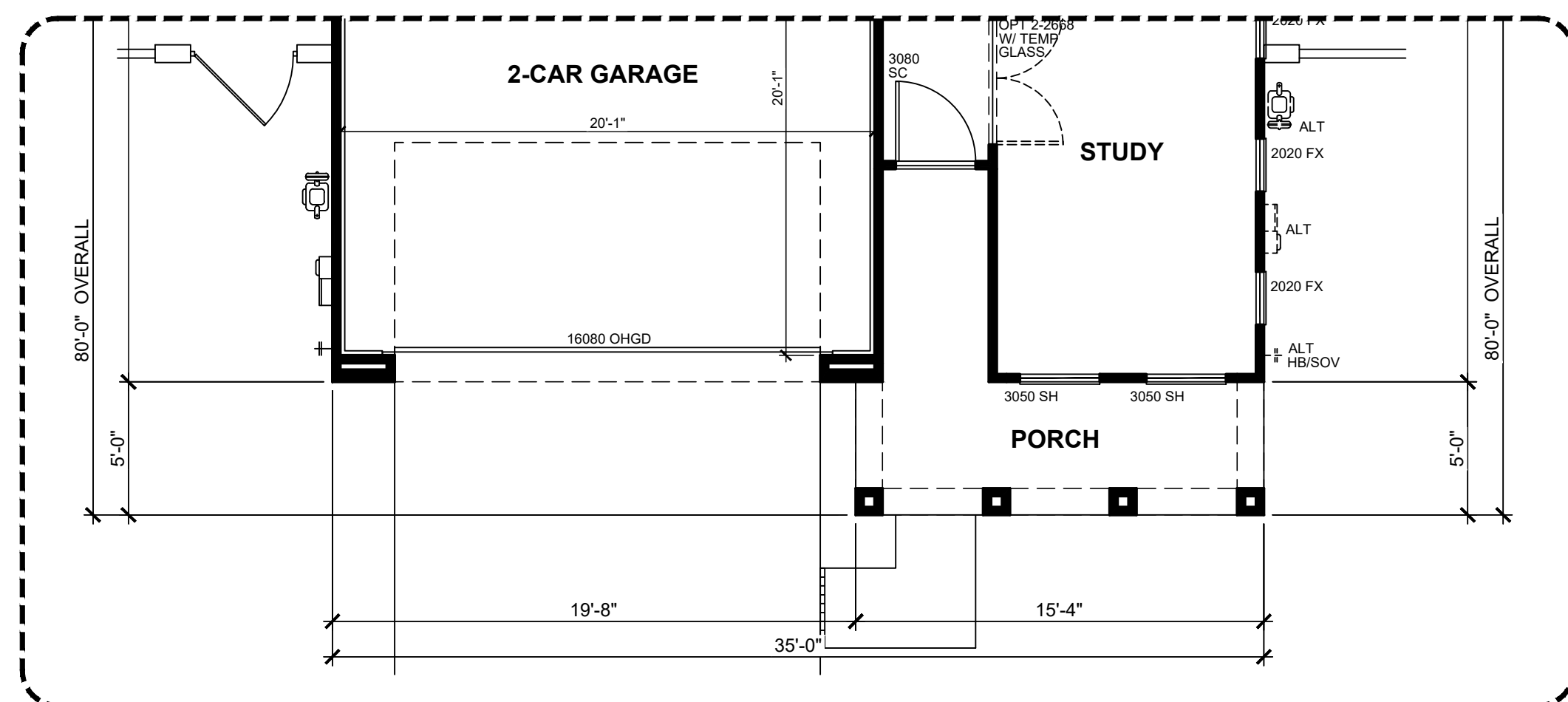
Rear Elevation

Elevation E - Prairie 1/8" = 1'-0"

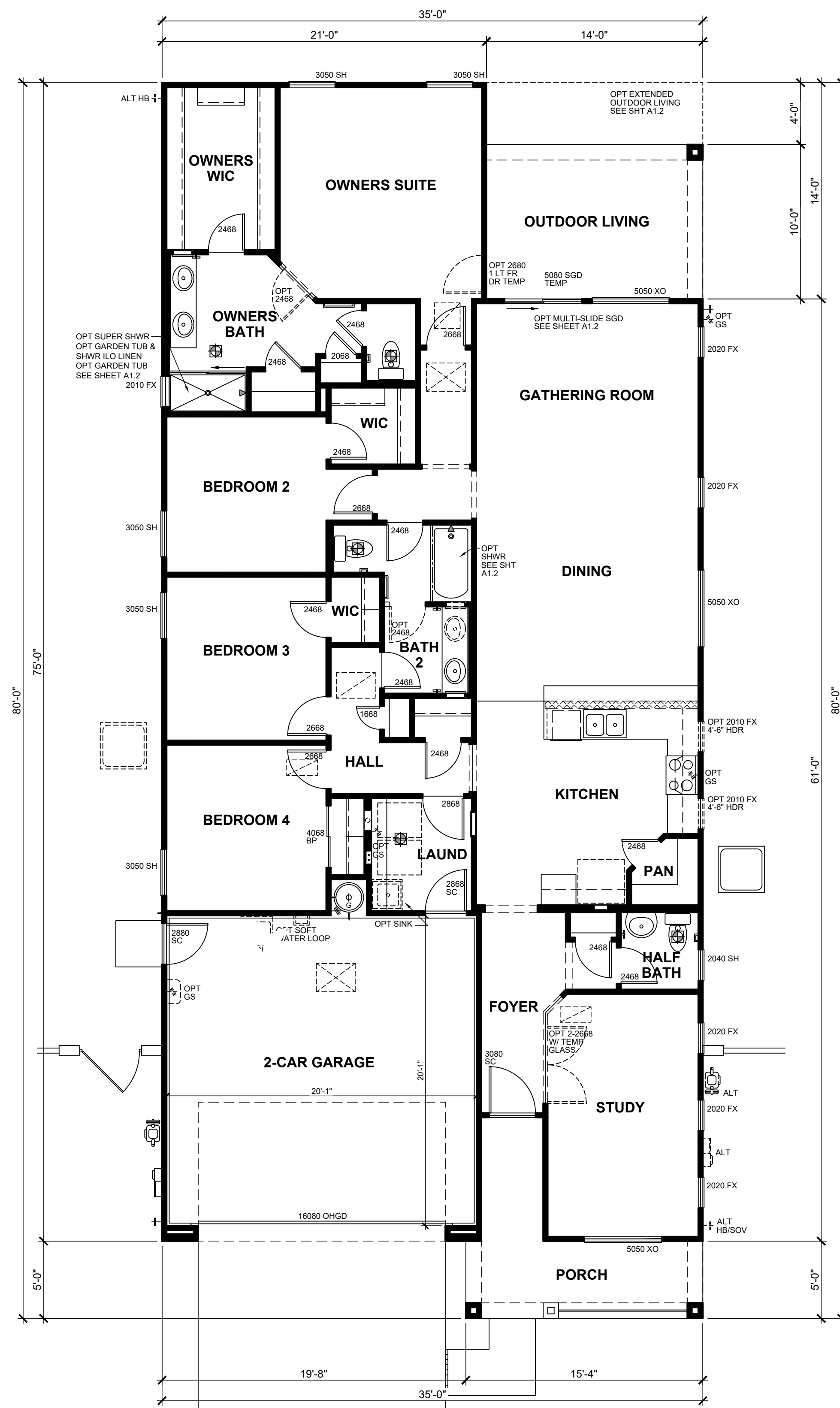
Optional Extended Outdoor Living



Floor Plan
Elevation D - Tuscan
3/16" = 1'-0"



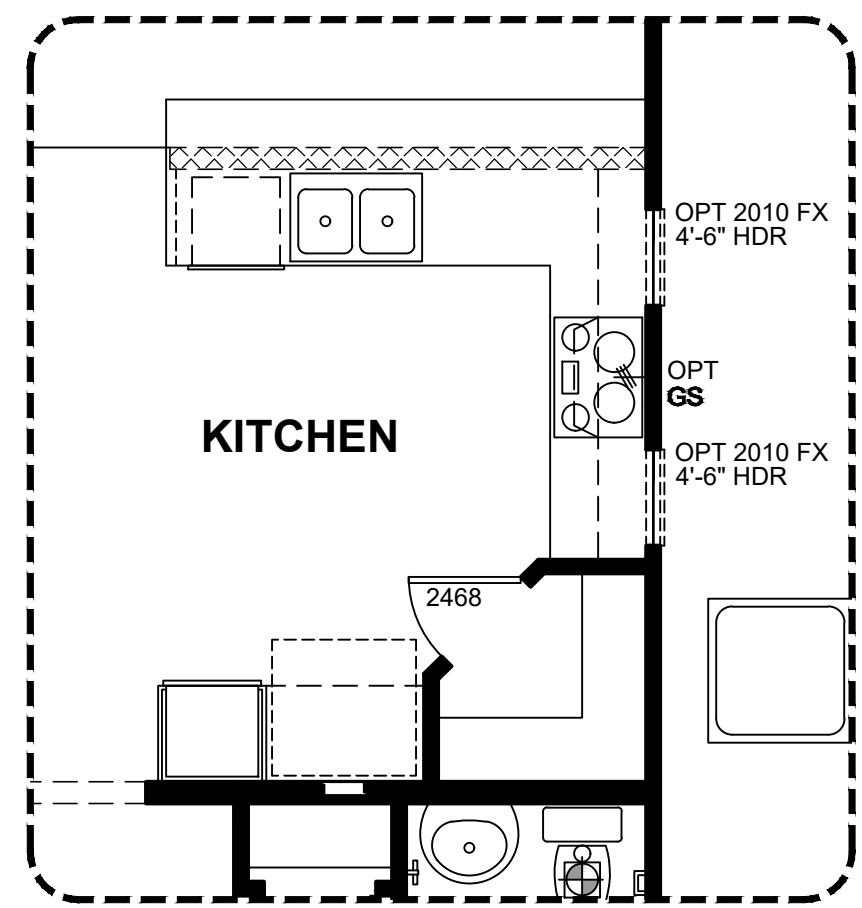
Floor Plan
Elevation F - Mission
3/16" = 1'-0"



Floor Plan
Elevation A - Spanish
3/16" = 1'-0"

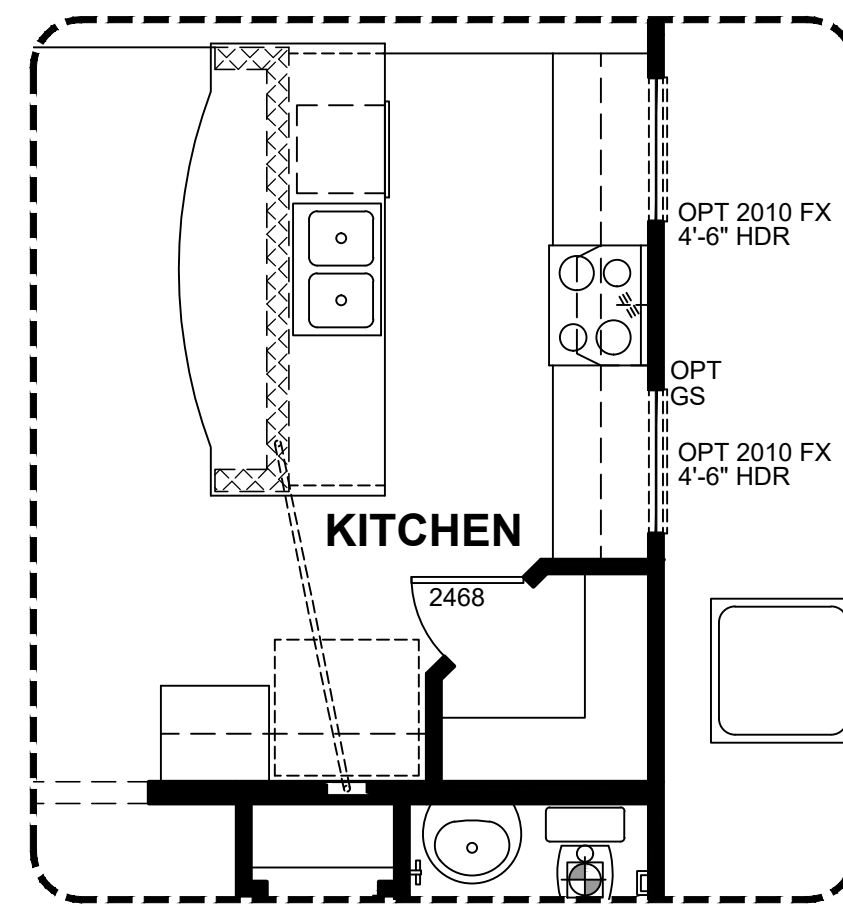
3527 | Victoria Heights | Queen Creek, Arizona - 1,960 Sq Ft

2-25-2019



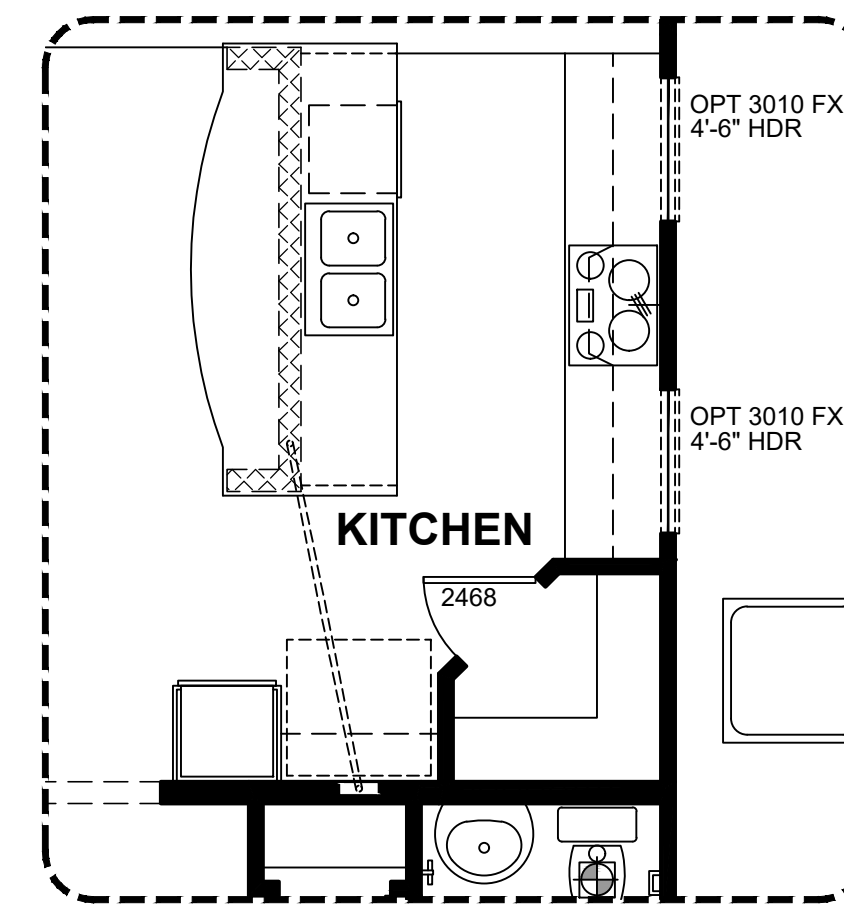
Opt Gourmet Kitchen

All Elevations 1/4" = 1'-0"



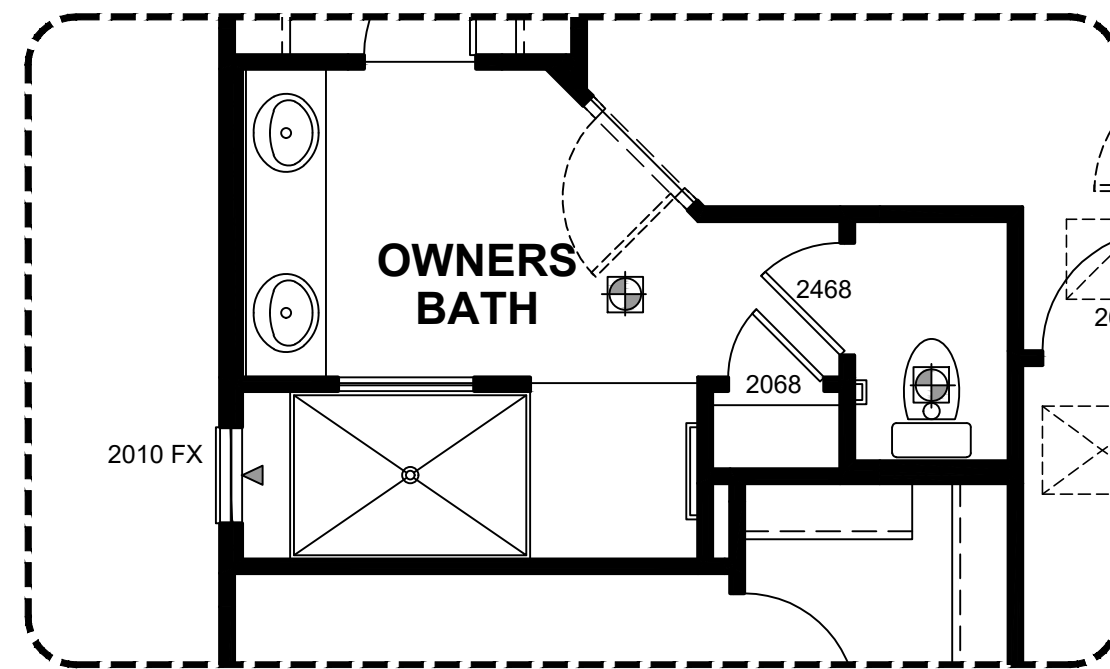
Opt Alternate Kitchen

All Elevations 1/4" = 1'-0"



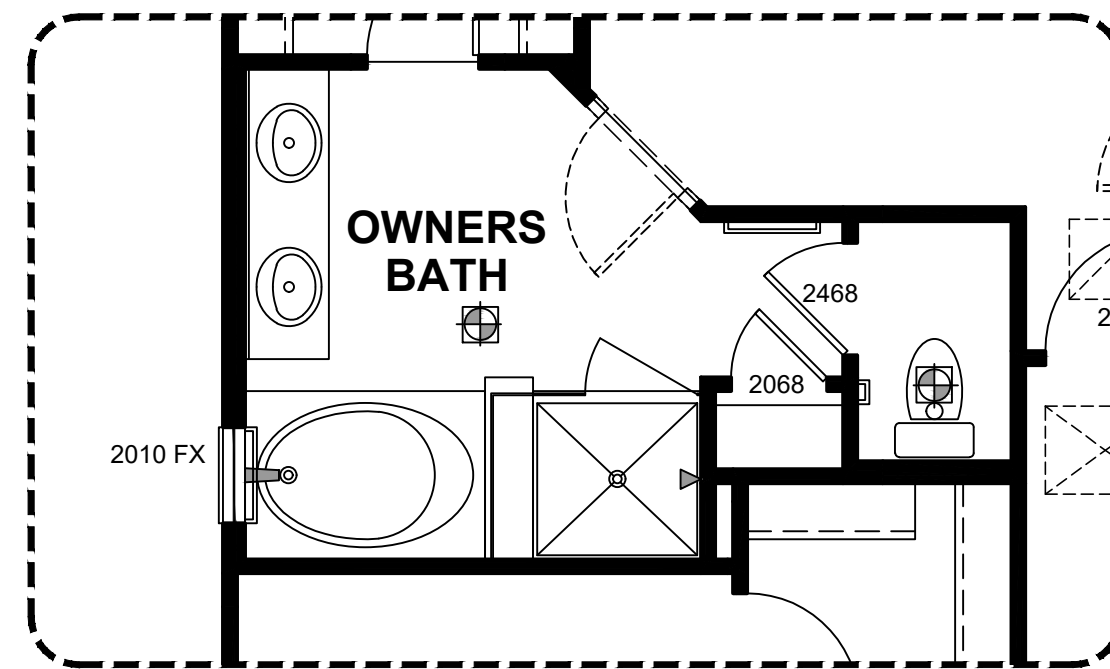
Opt Gourmet Kitchen At Alternate Opt Kitchen

All Elevations 1/4" = 1'-0"



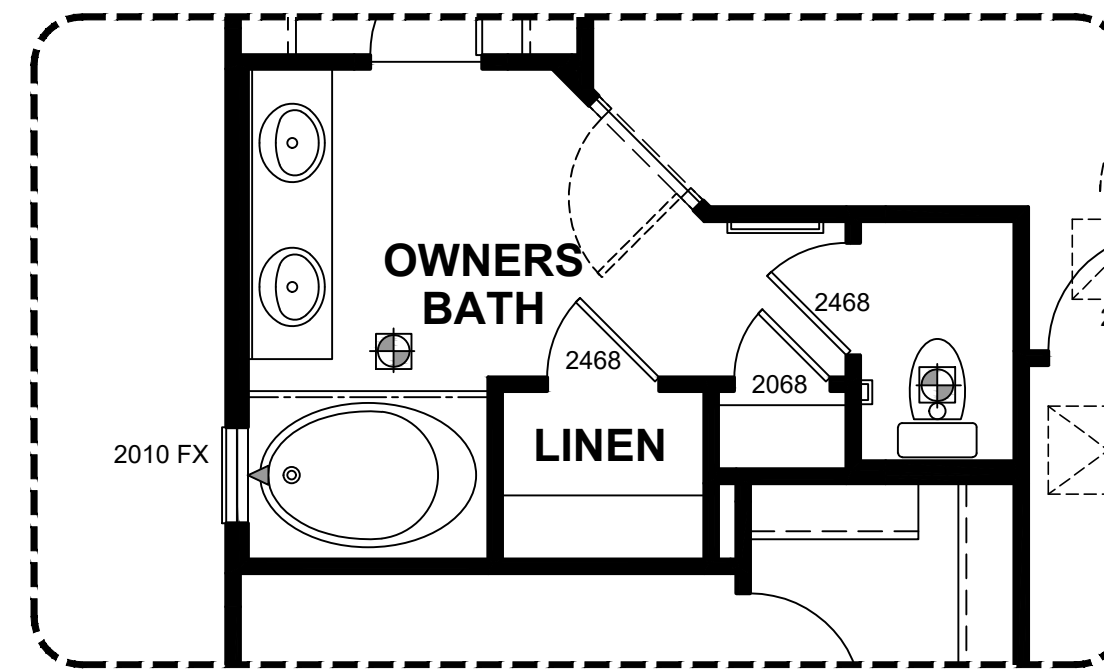
Opt Super Shower At Owner's Bath

All Elevations 1/4" = 1'-0"



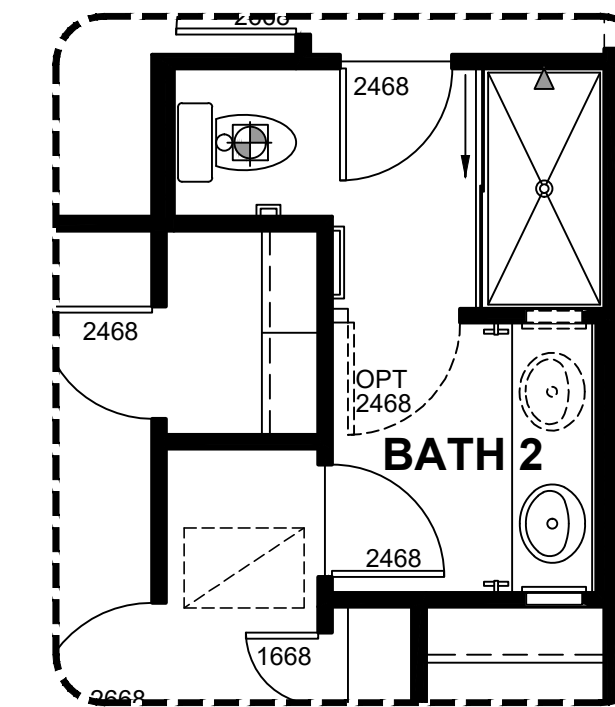
Opt Garden Tub & Shower ILO Linen At Owner's Bath

All Elevations 1/4" = 1'-0"



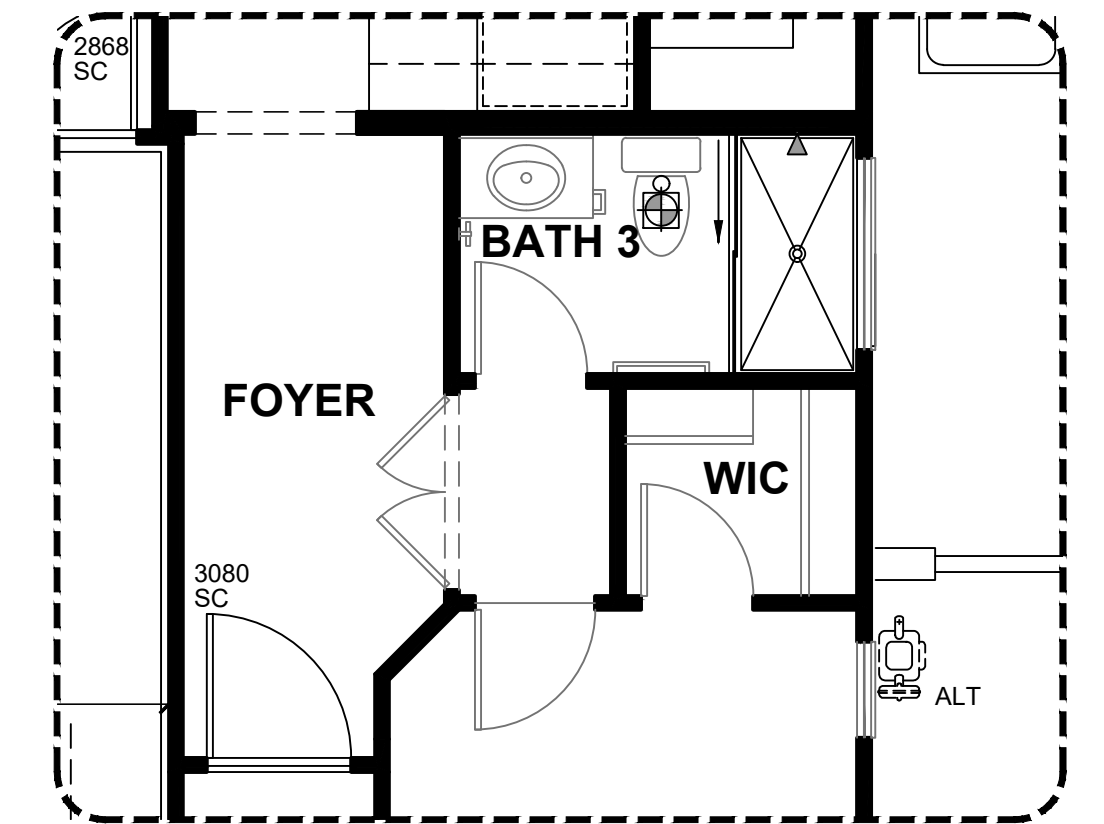
Opt. Garden Tub At Owner's Bath

All Elevations 1/4" = 1'-0"



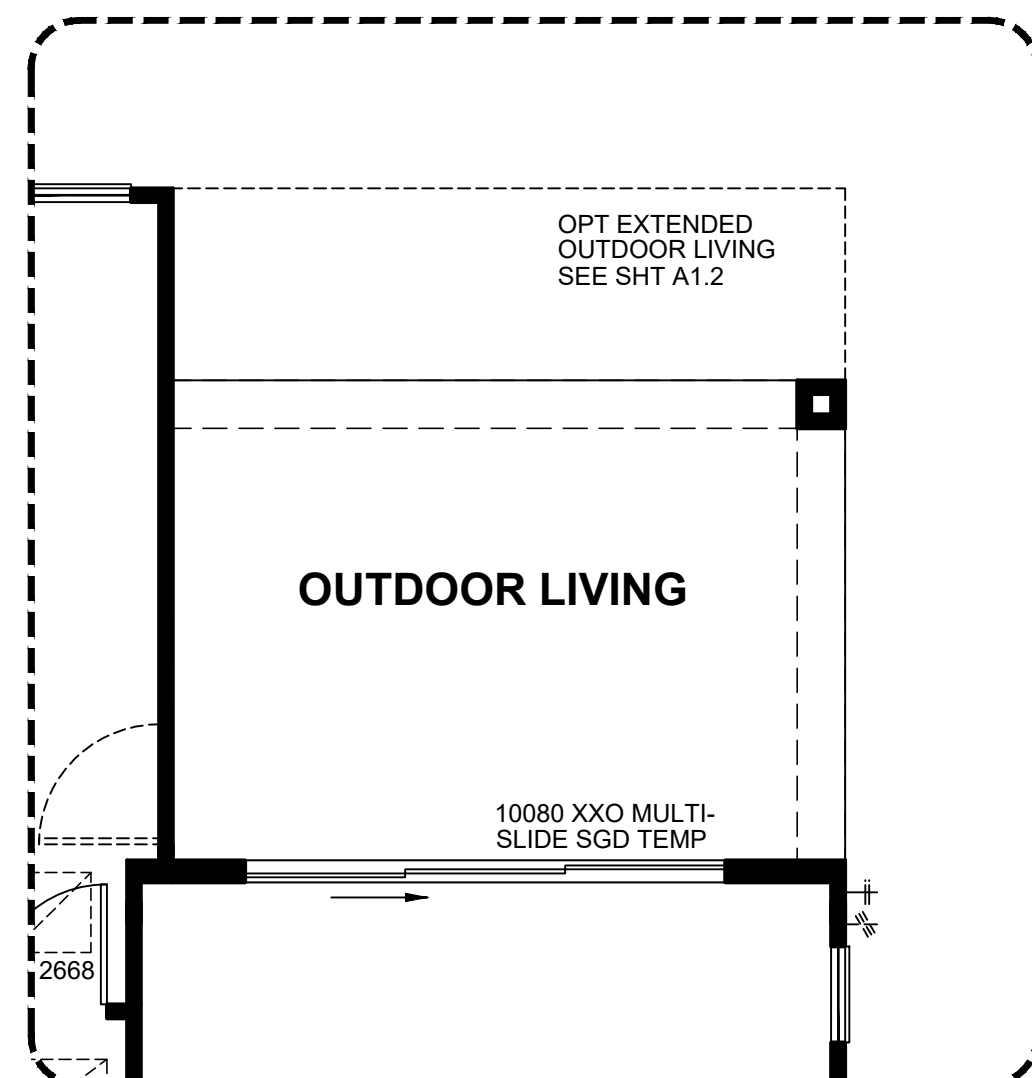
Opt Shower At Bath 2

All Elevations 1/4" = 1'-0"



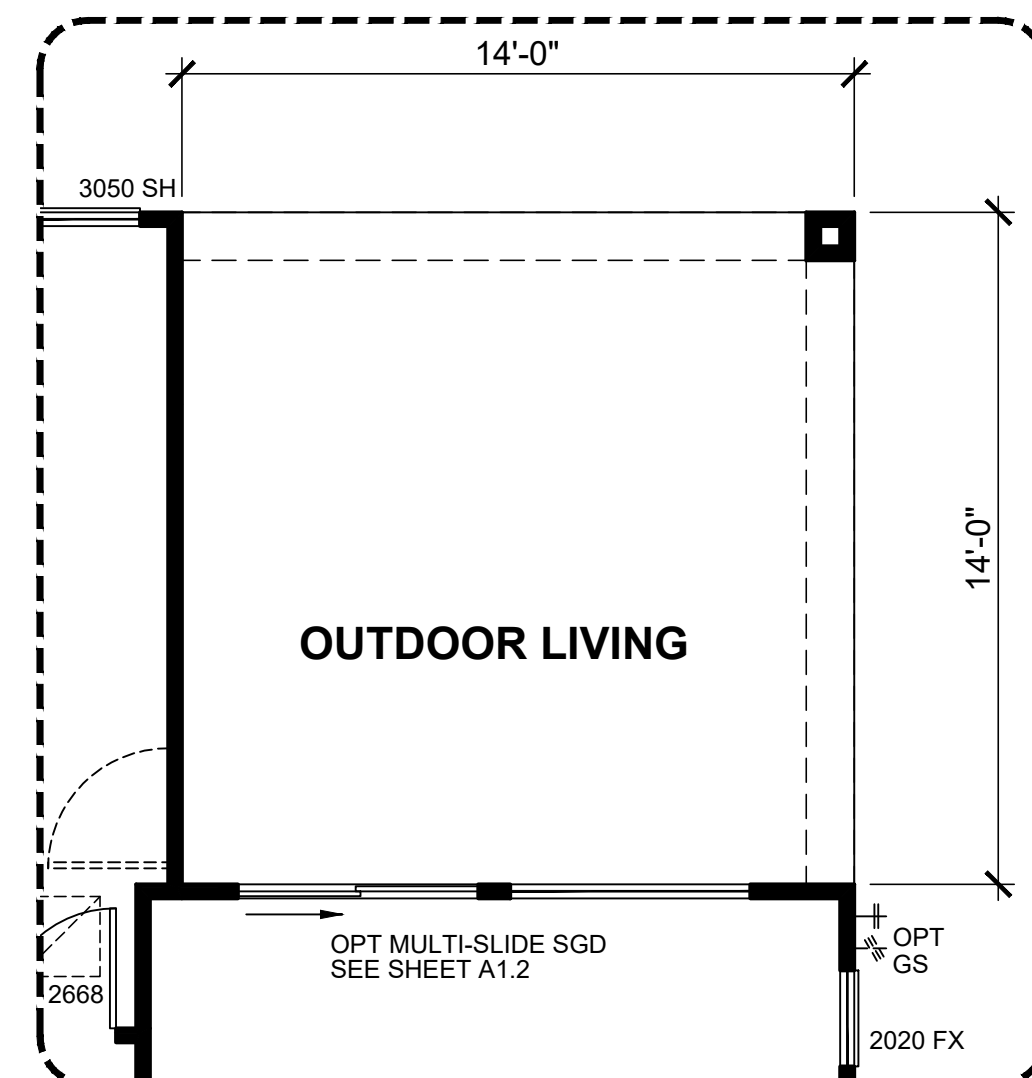
Opt Shower At Opt Bath 3

All Elevations 1/4" = 1'-0"



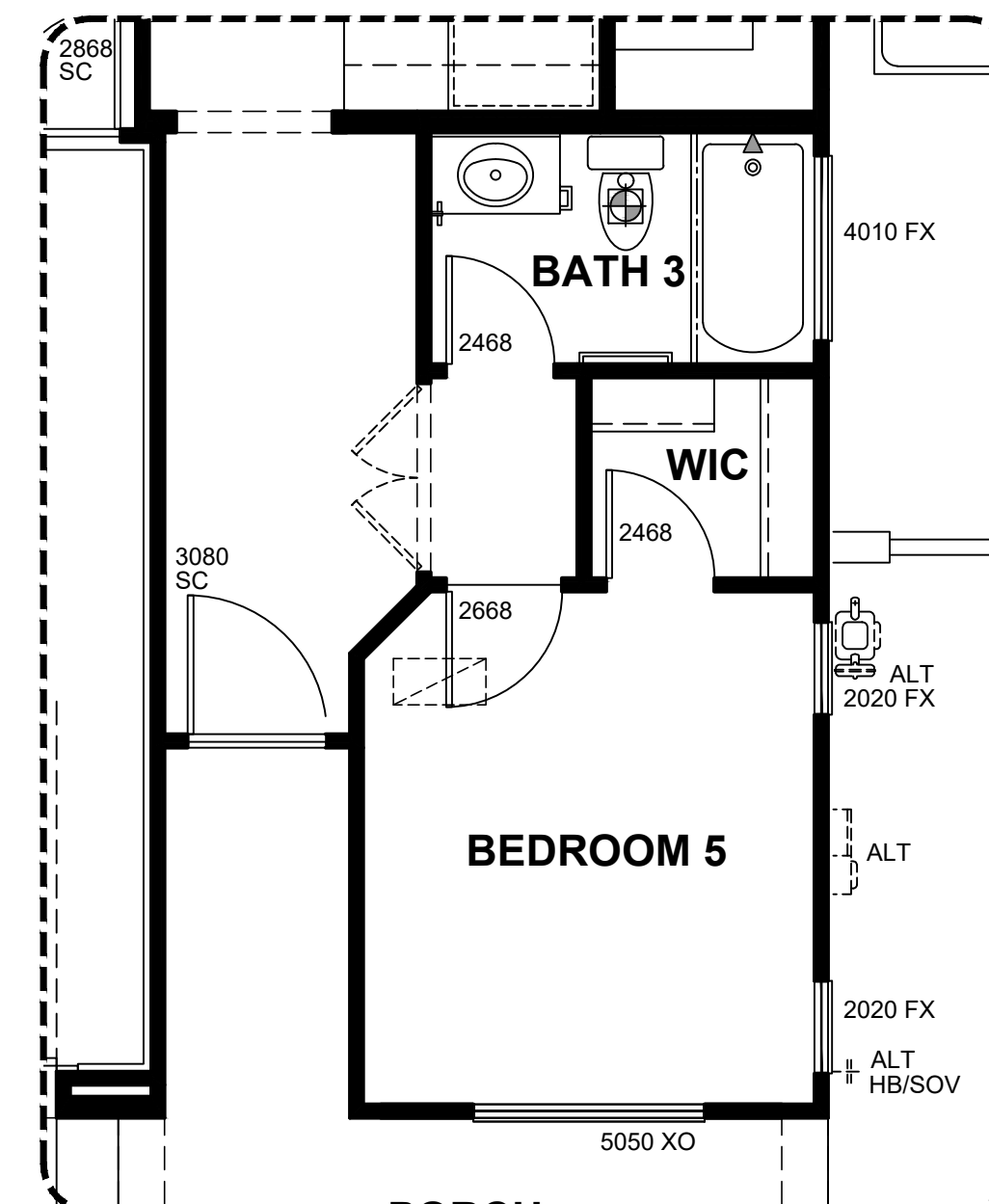
Opt Multi-Slide Door At Gathering Room

All Elevations 1/4" = 1'-0"



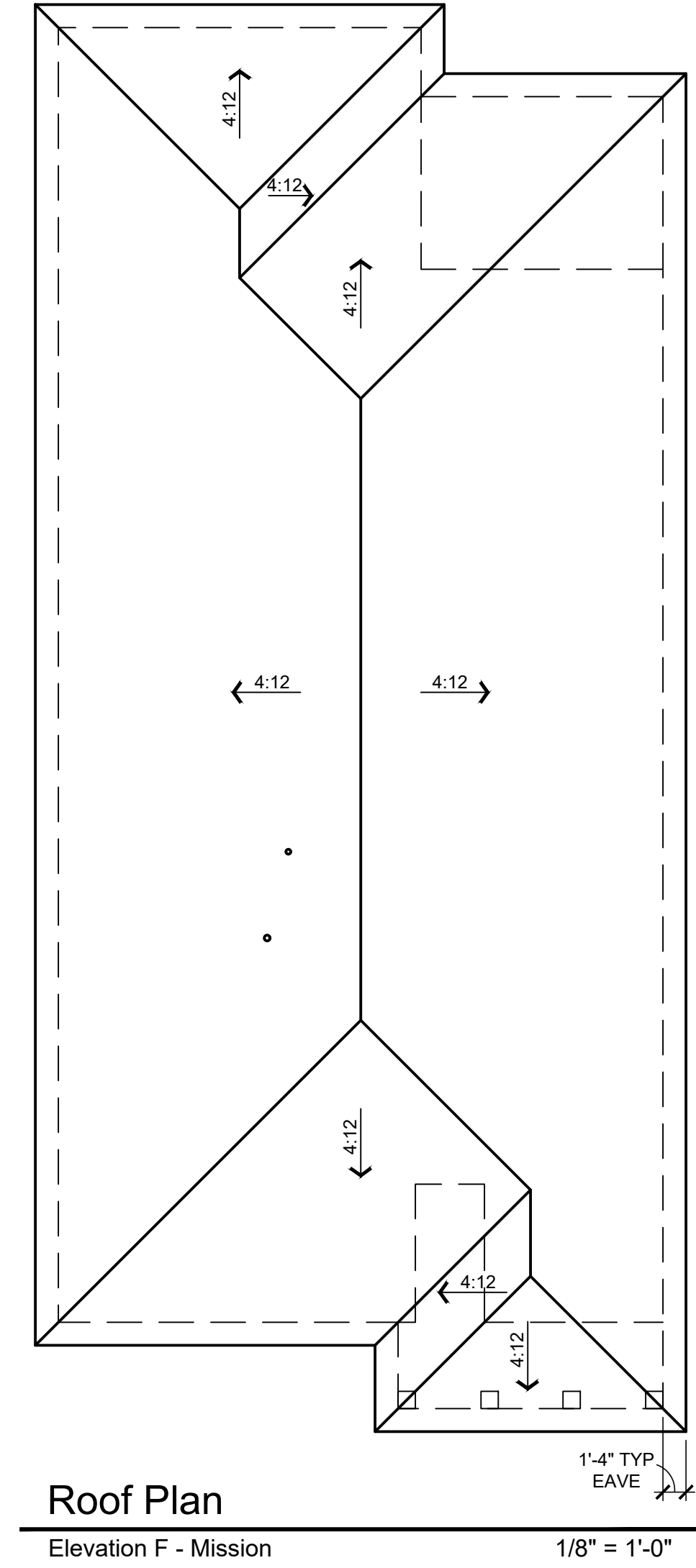
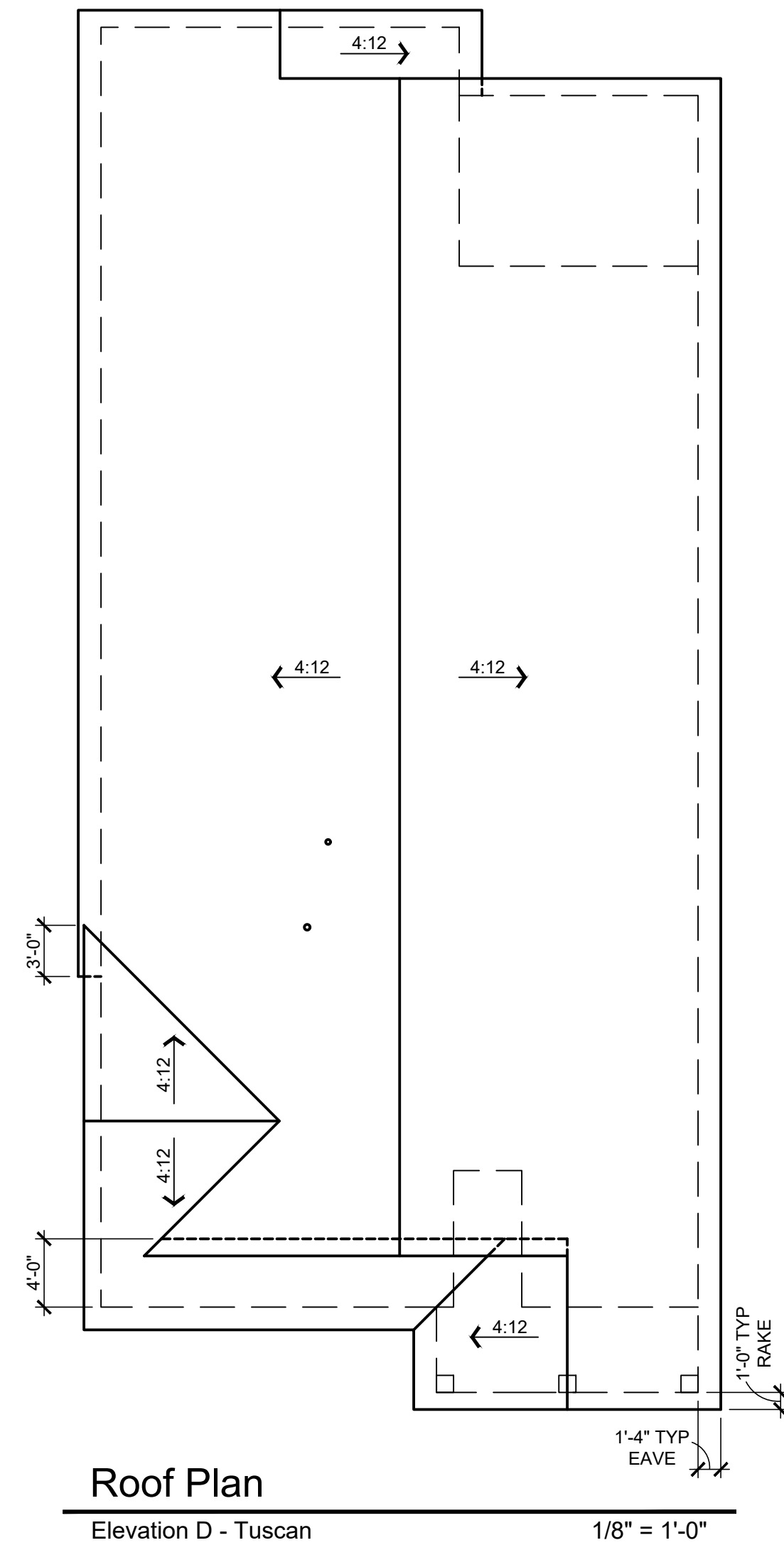
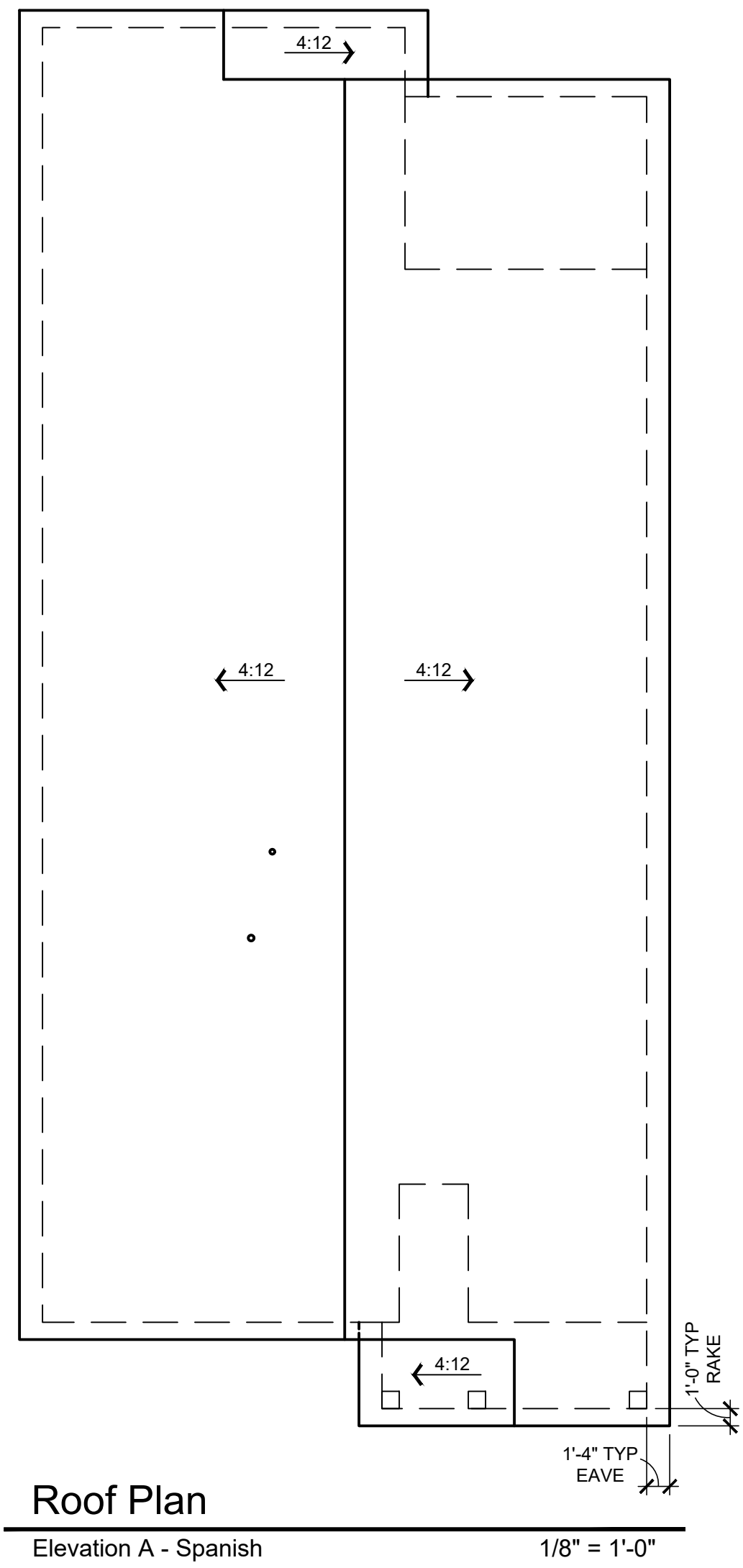
Opt Extended Outdoor Living

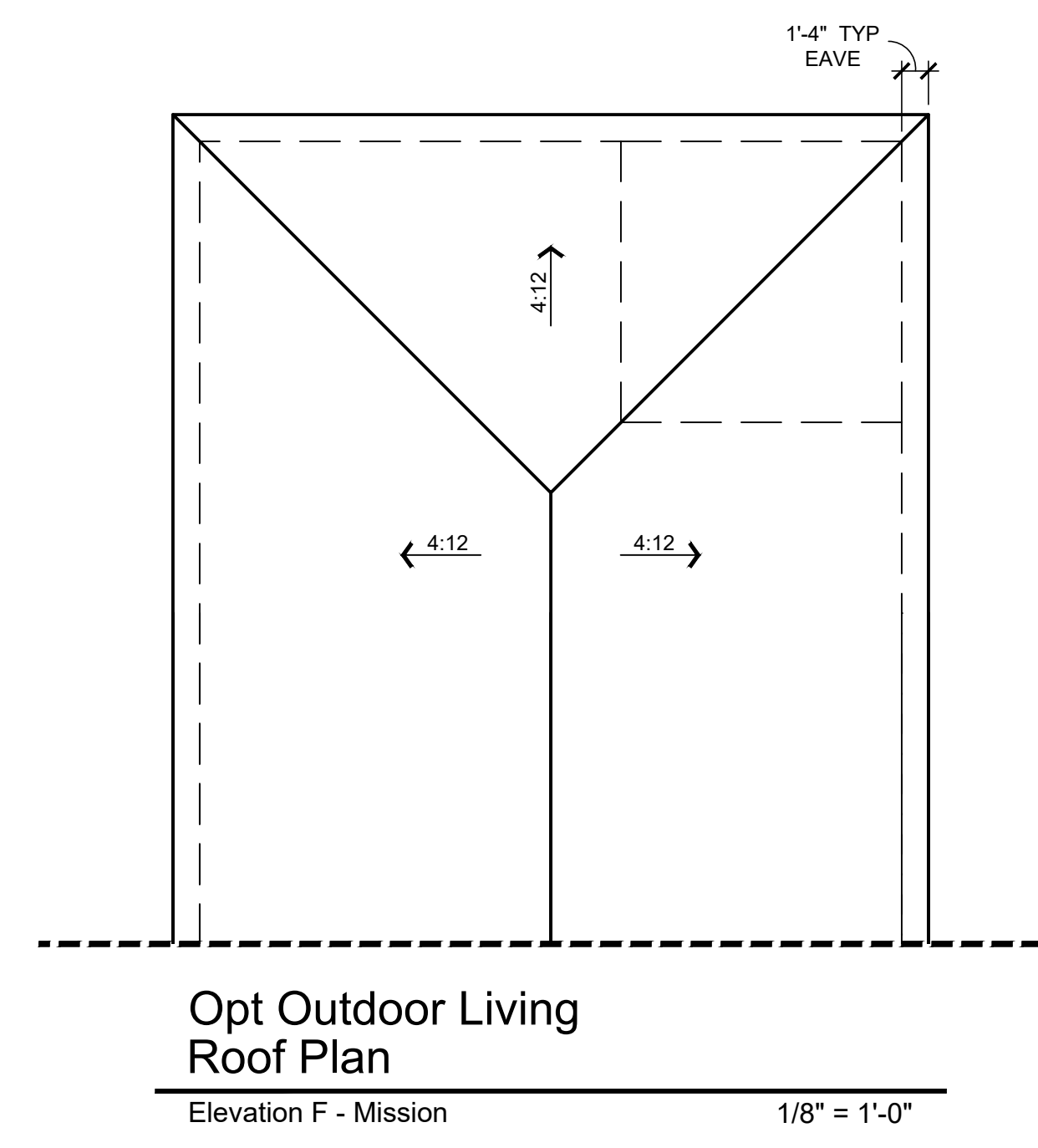
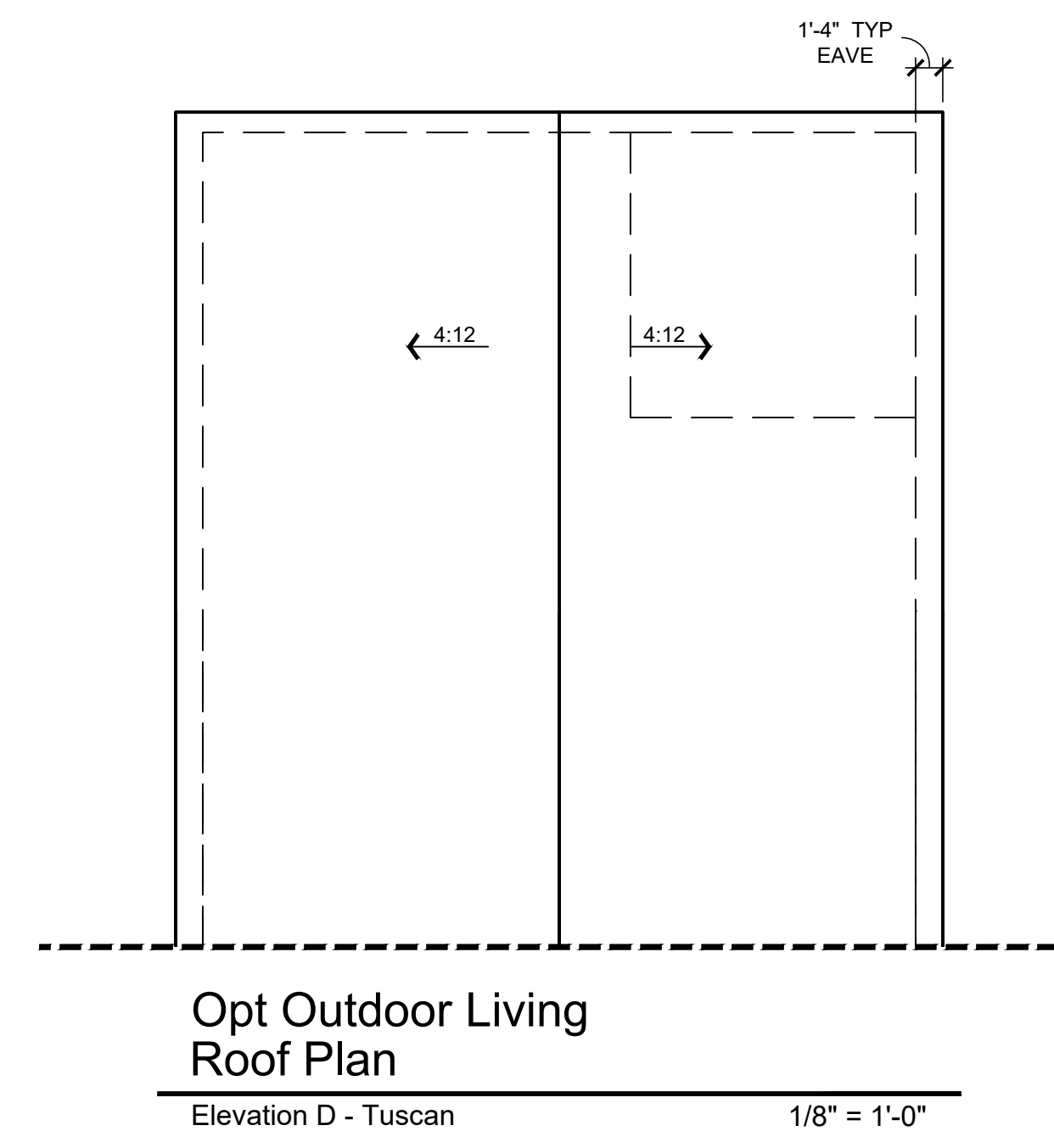
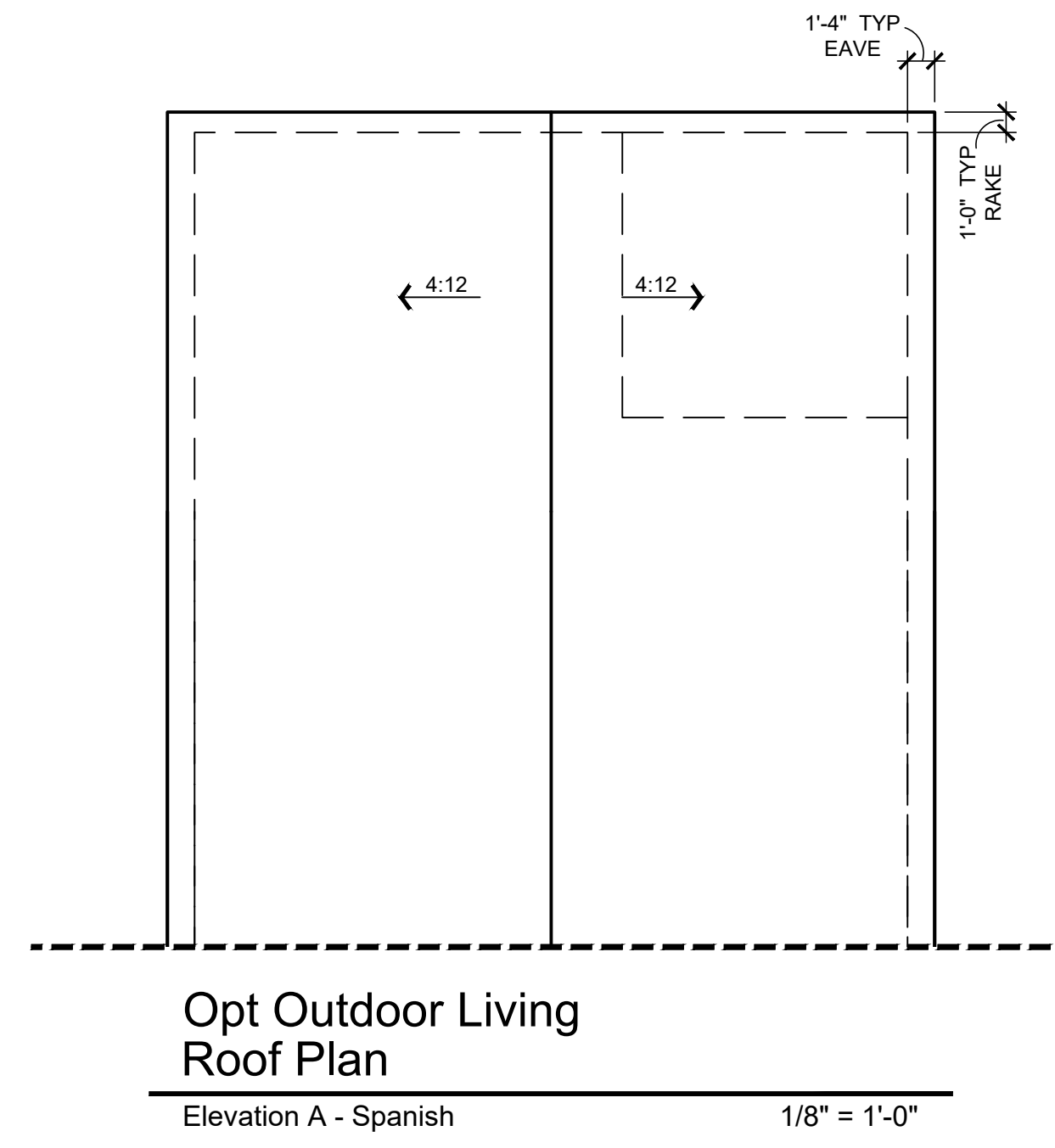
All Elevations 1/4" = 1'-0"

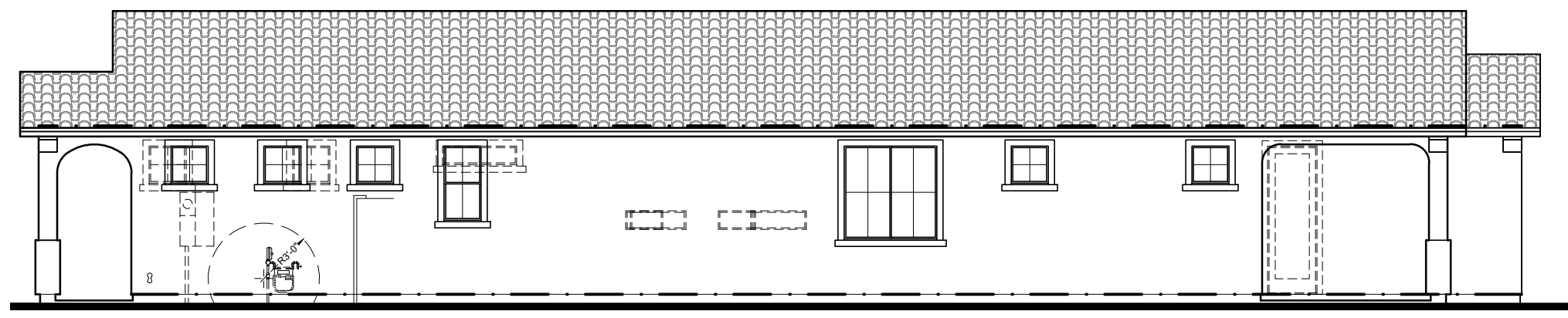


Opt Bedroom 5 / Bath 3

Elevation A (D,E And F Sim) 1/4" = 1'-0"

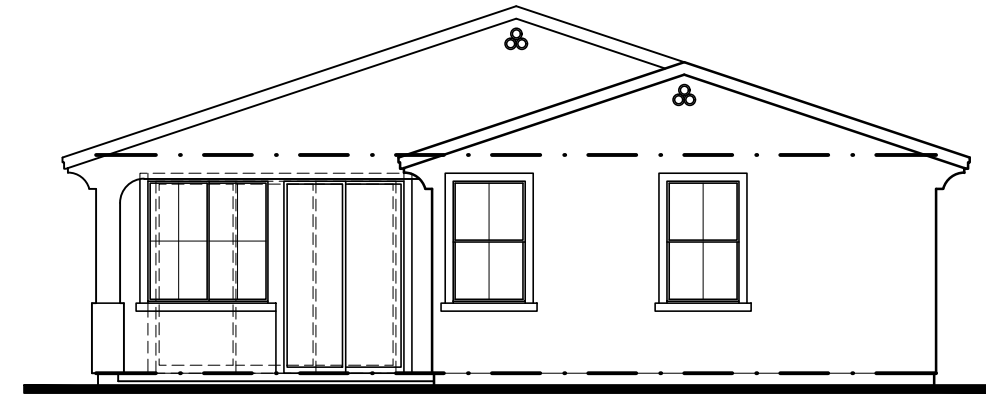






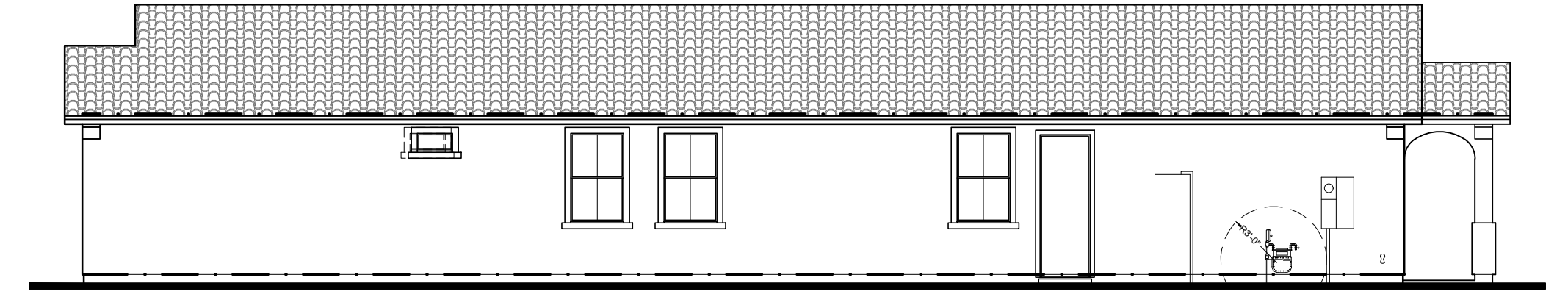
Right Elevation

Elevation A - Spanish 1/8" = 1'-0"



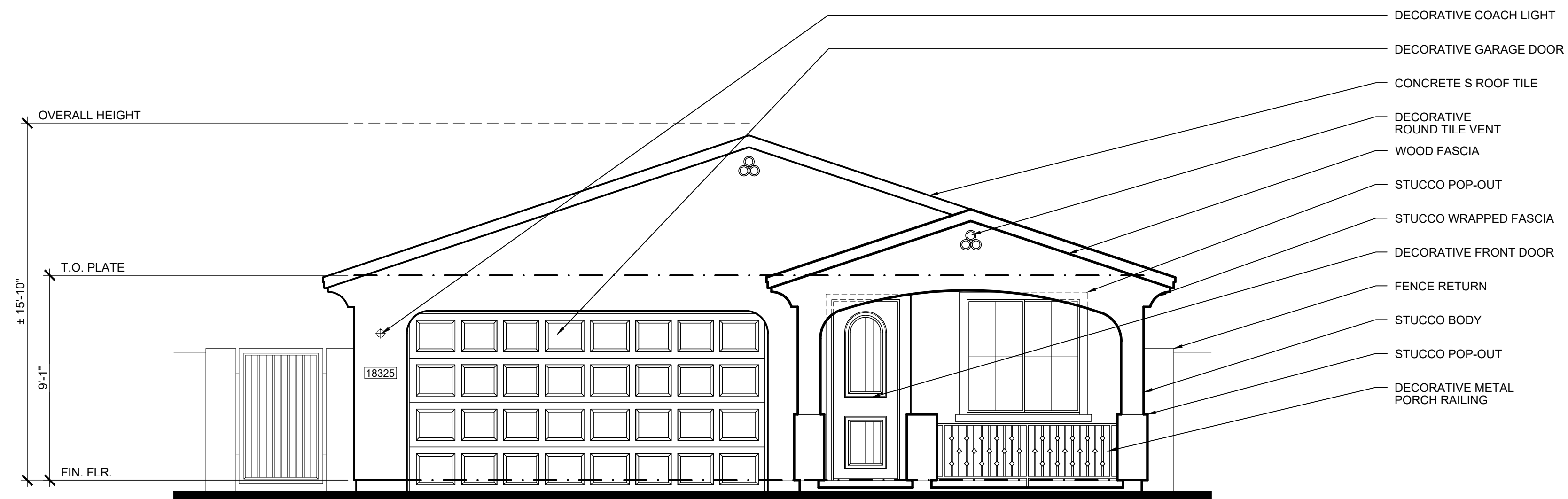
Rear Elevation

Elevation A - Spanish 1/8" = 1'-0"



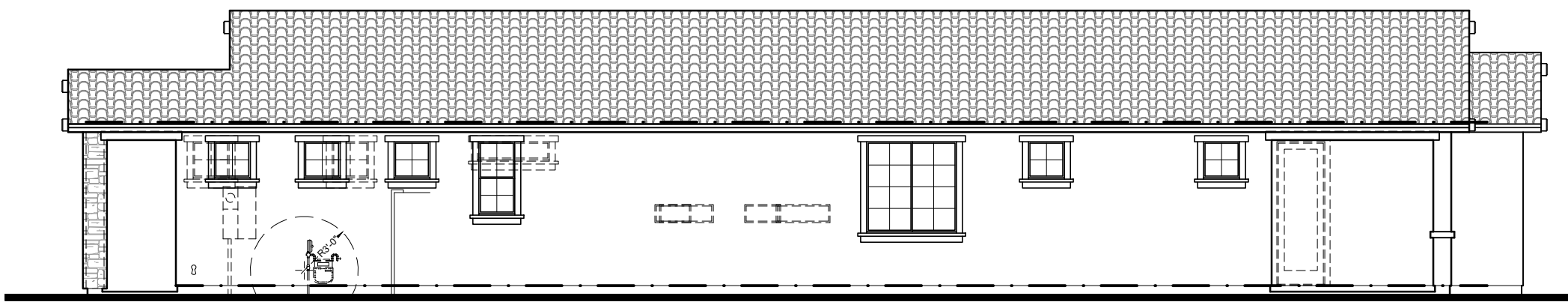
Left Elevation

Elevation A - Spanish 1/8" = 1'-0"

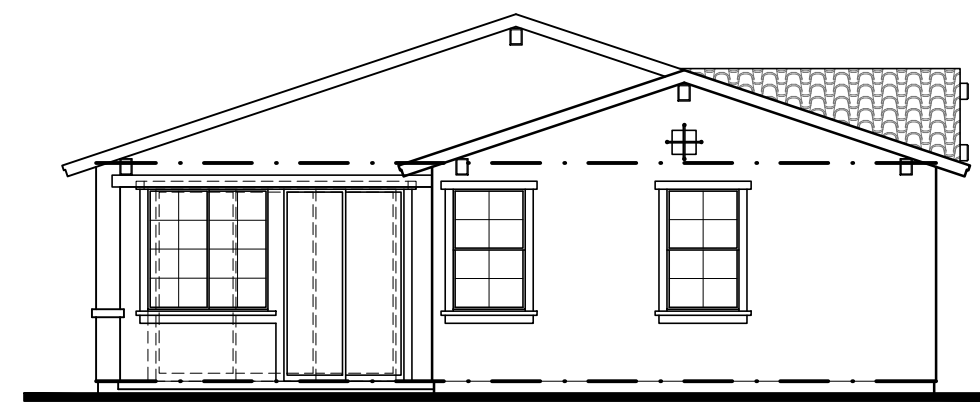


Front Elevation

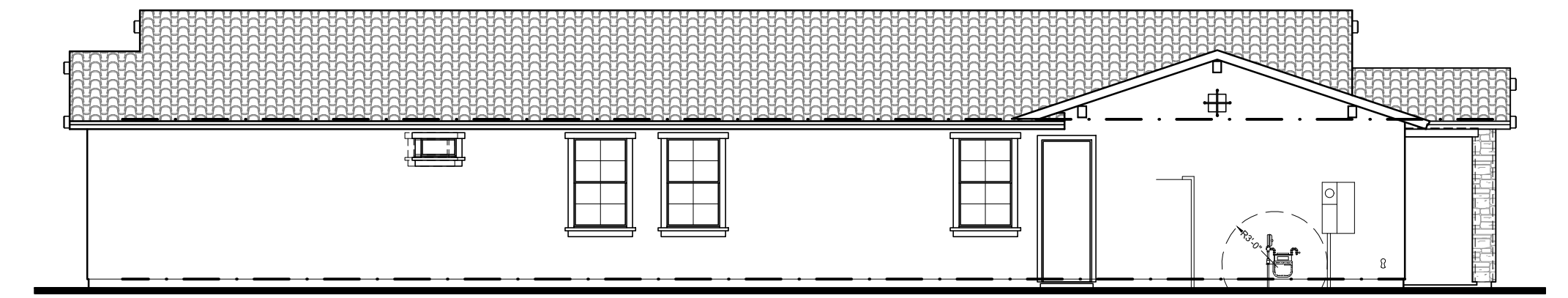
Elevation A - Spanish 1/4" = 1'-0"



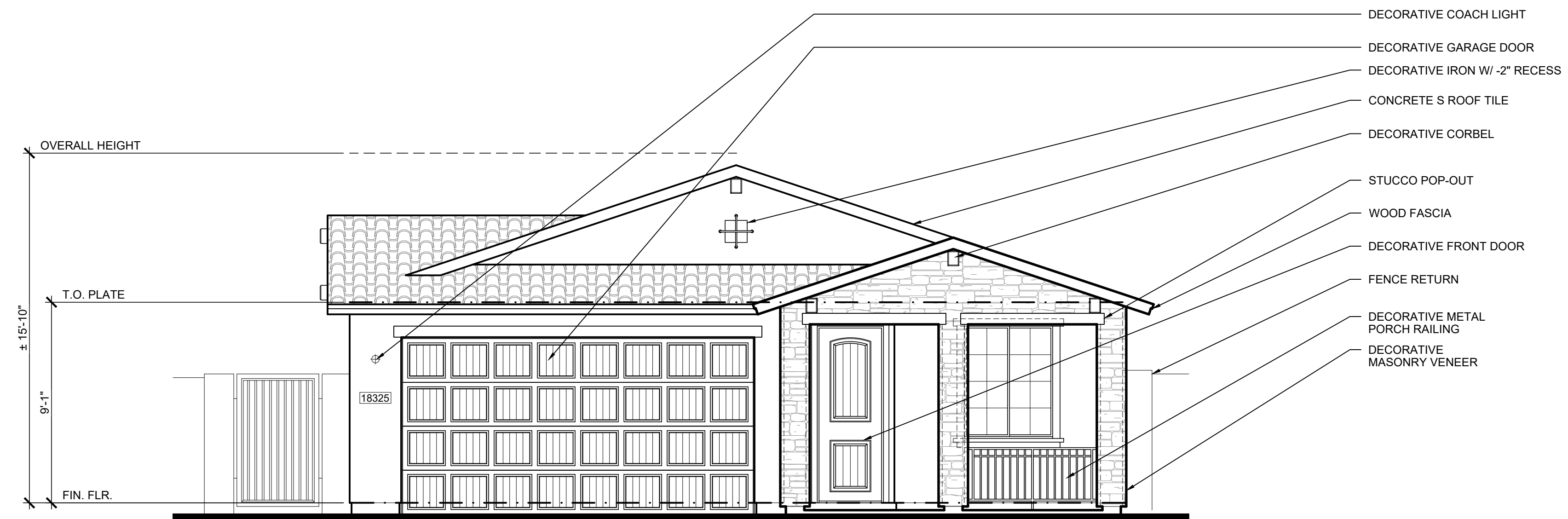
Right Elevation
Elevation D - Tuscan 1/8" = 1'-0"



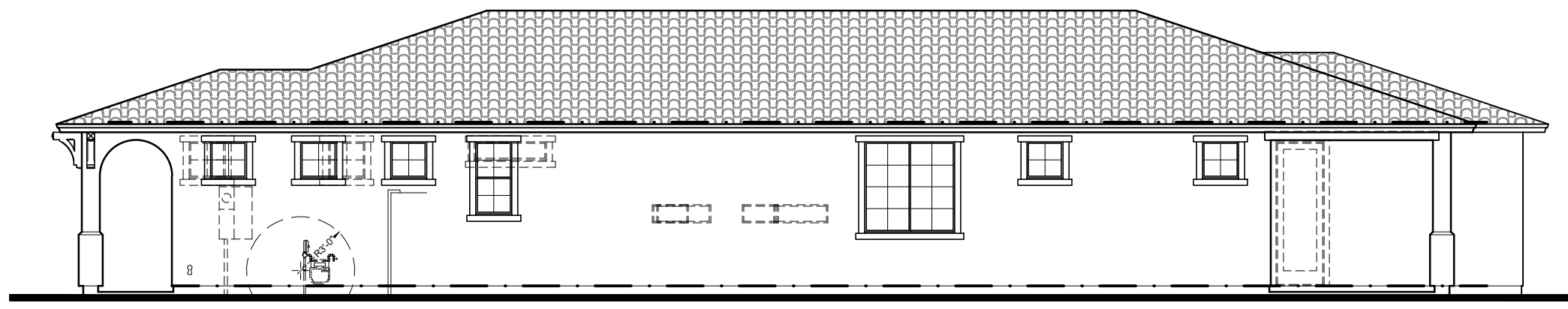
Rear Elevation
Elevation D - Tuscan 1/8" = 1'-0"



Left Elevation
Elevation D - Tuscan 1/8" = 1'-0"



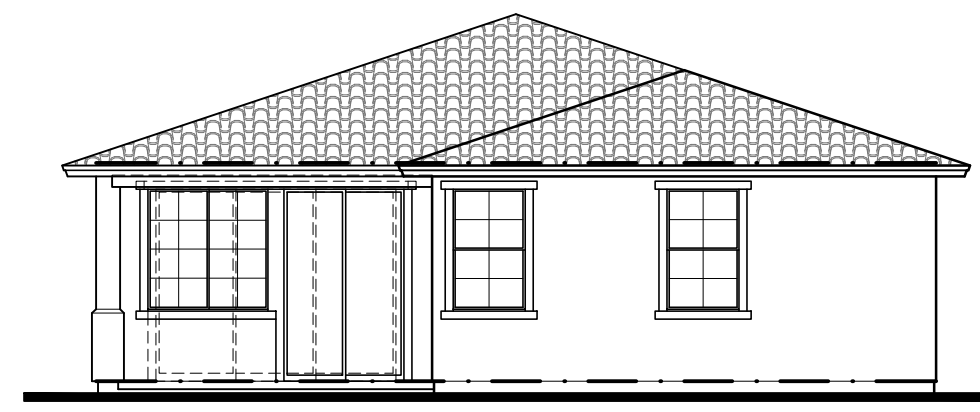
Front Elevation
Elevation D - Tuscan 1/4" = 1'-0"



Right Elevation

Elevation F - Mission

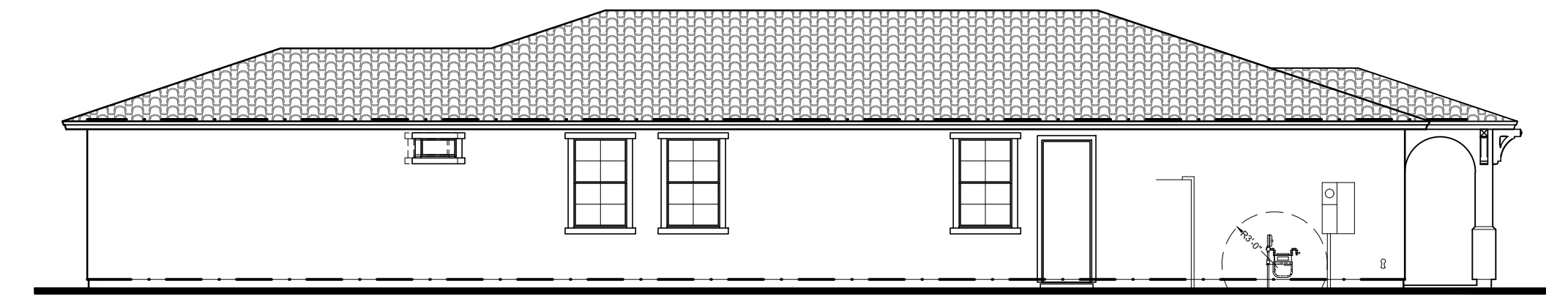
1/8" = 1'-0"



Rear Elevation

Elevation F - Mission

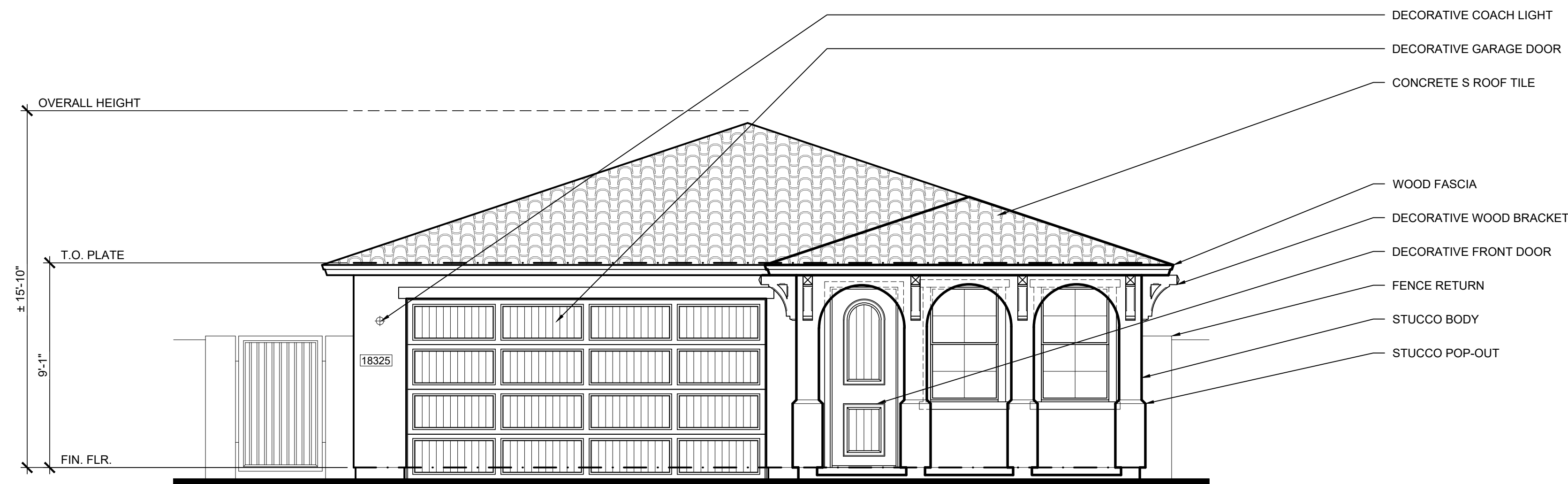
1/8" = 1'-0"



Left Elevation

Elevation F - Mission

1/8" = 1'-0"



DECORATIVE COACH LIGHT

DECORATIVE GARAGE DOOR

CONCRETE S ROOF TILE

WOOD FASCIA

DECORATIVE WOOD BRACKET

DECORATIVE FRONT DOOR

FENCE RETURN

STUCCO BODY

STUCCO POP-OUT

OVERALL HEIGHT

T.O. PLATE

± 15'-10"

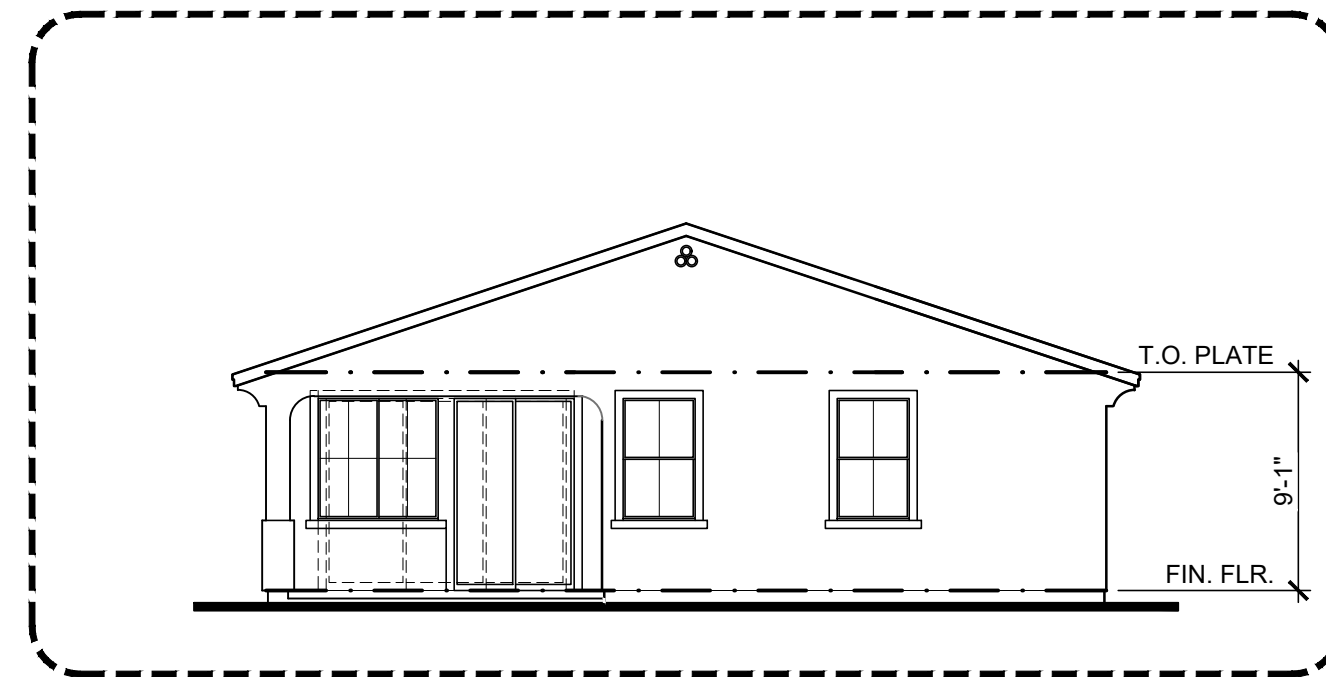
9'-1"

FIN. FLR.

Front Elevation

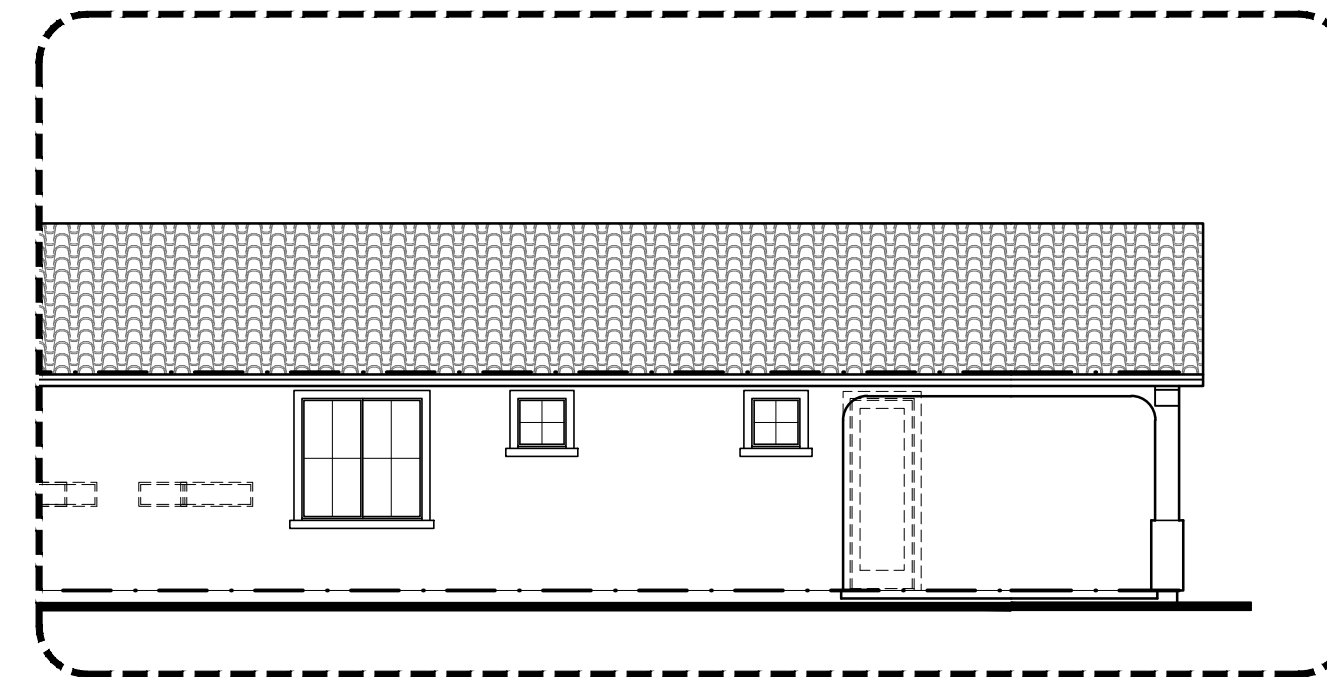
Elevation F - Mission

1/4" = 1'-0"



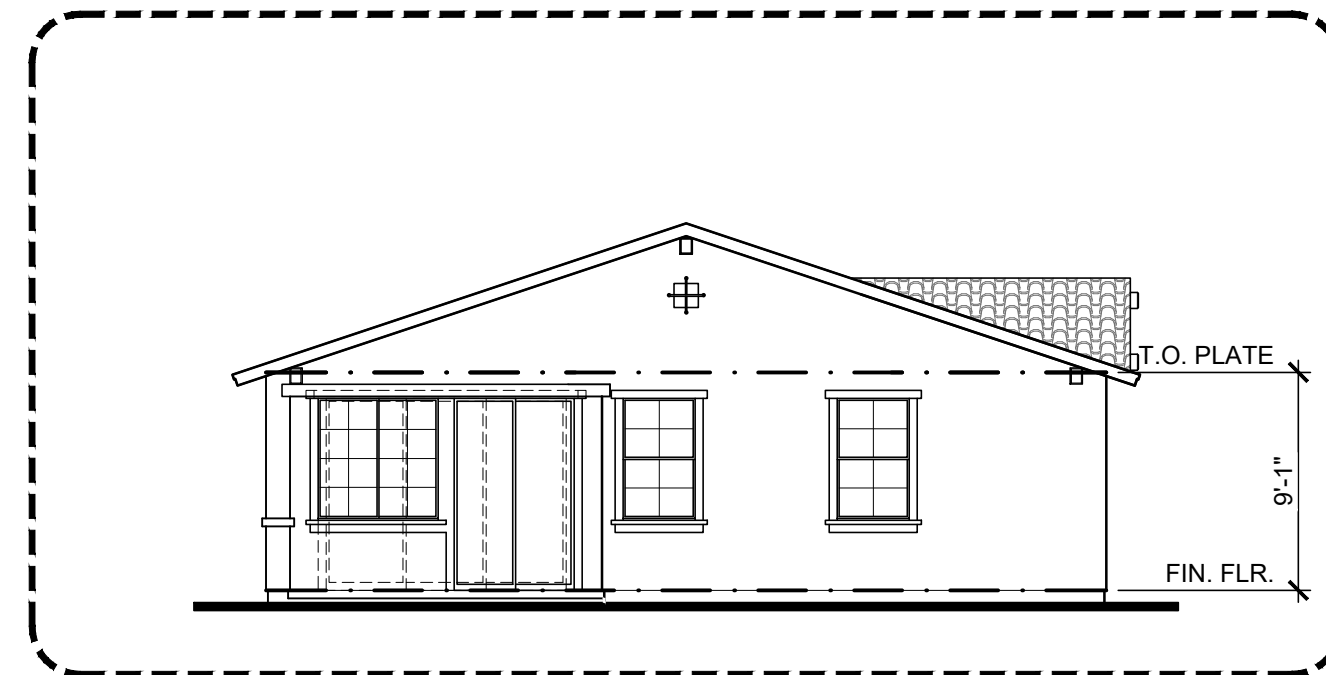
Rear Elevation

Elevation A - Spanish 1/8" = 1'-0"



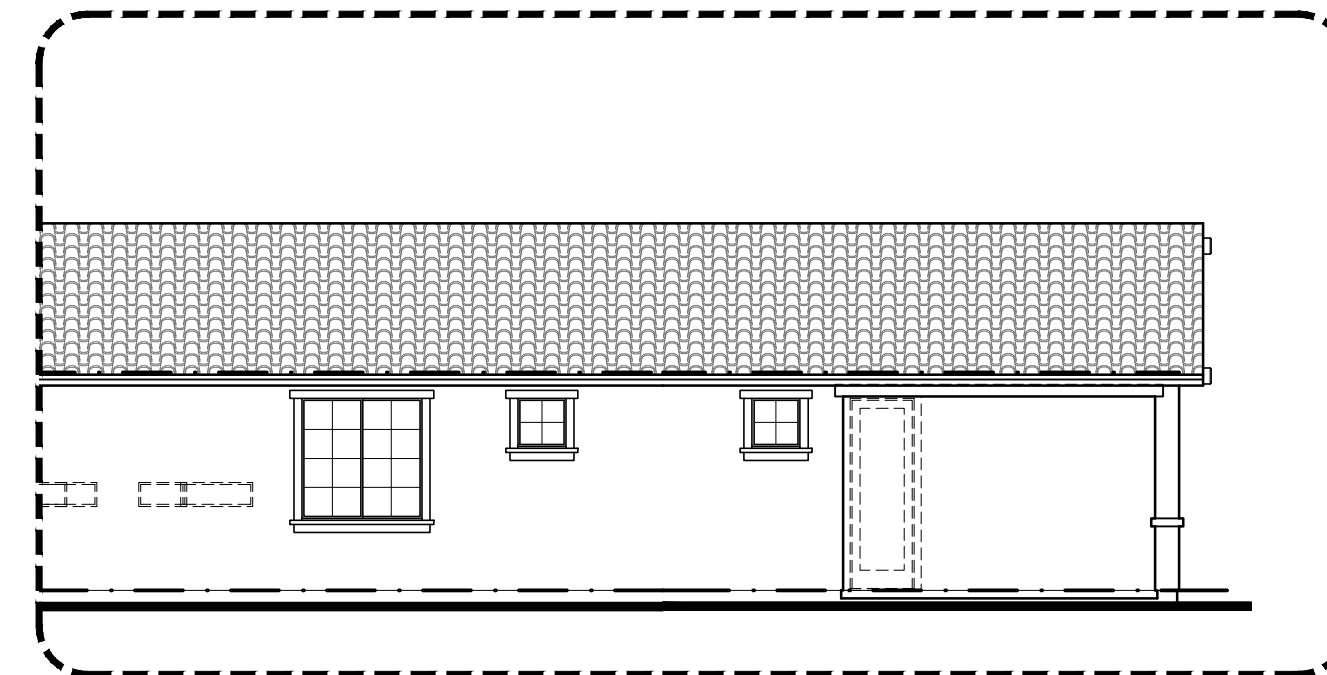
Right Elevation

Elevation A - Spanish 1/8" = 1'-0"



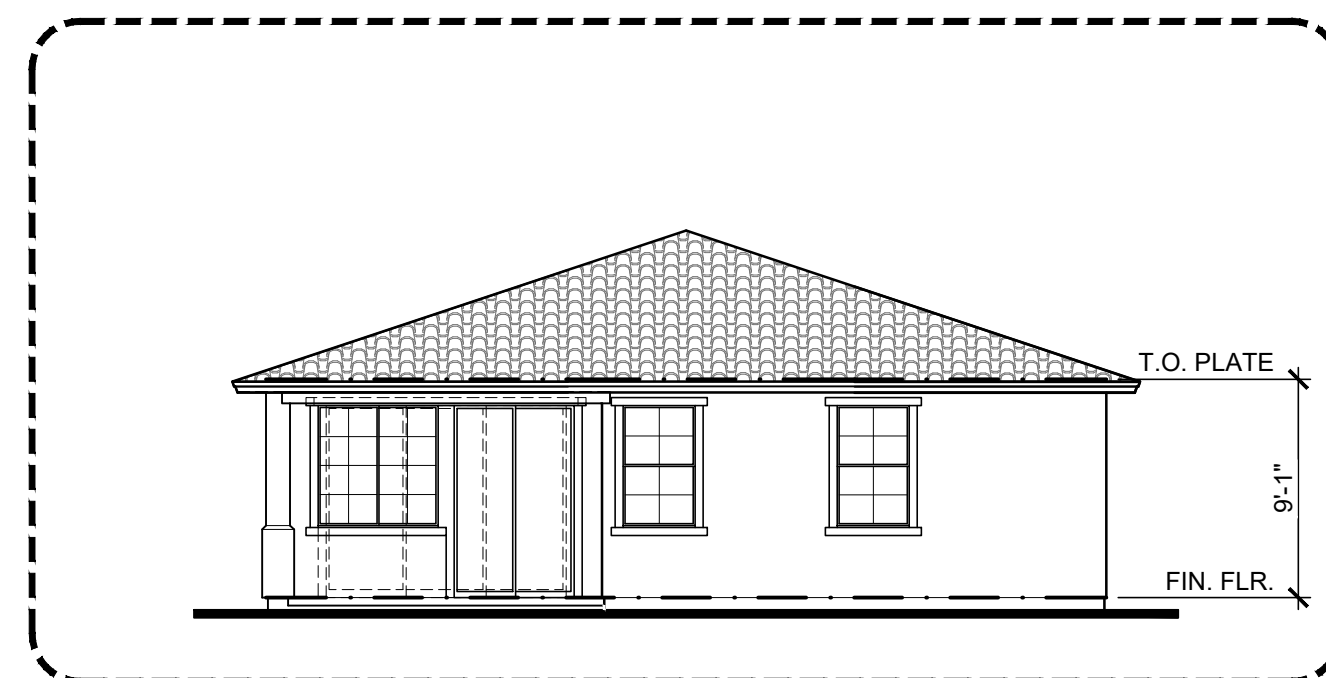
Rear Elevation

Elevation D - Tuscan 1/8" = 1'-0"



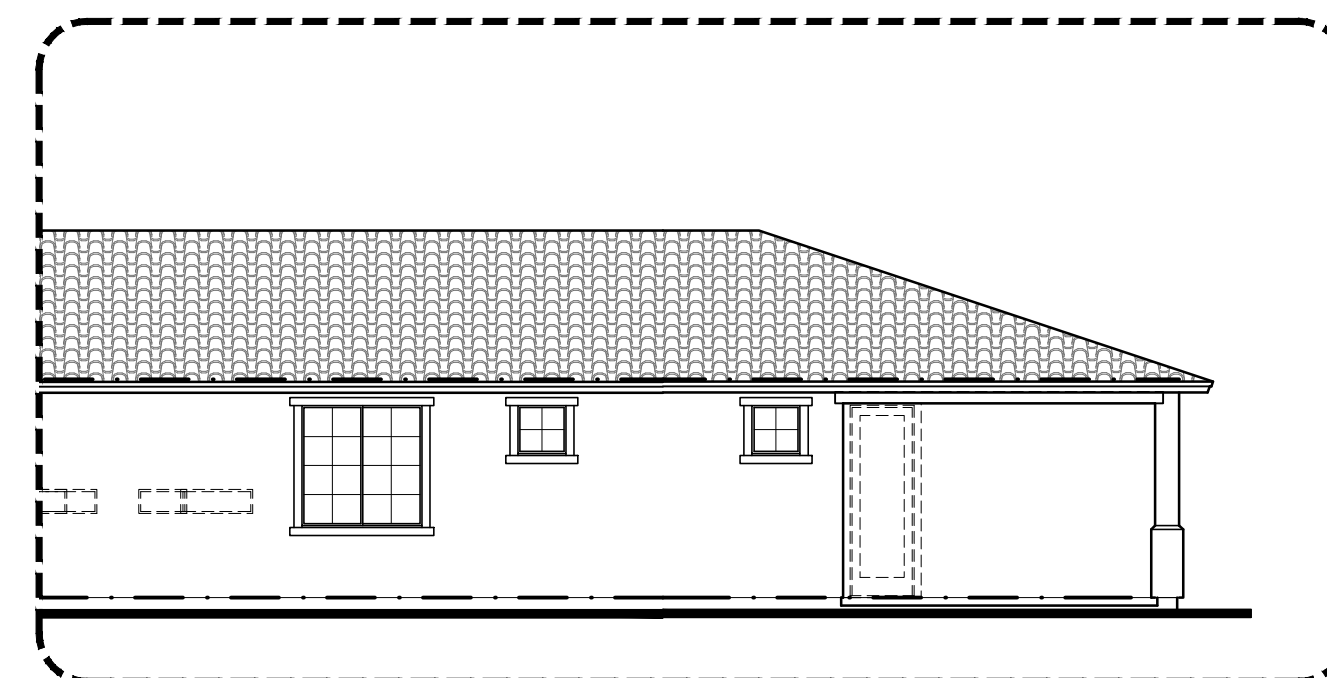
Right Elevation

Elevation D - Tuscan 1/8" = 1'-0"



Rear Elevation

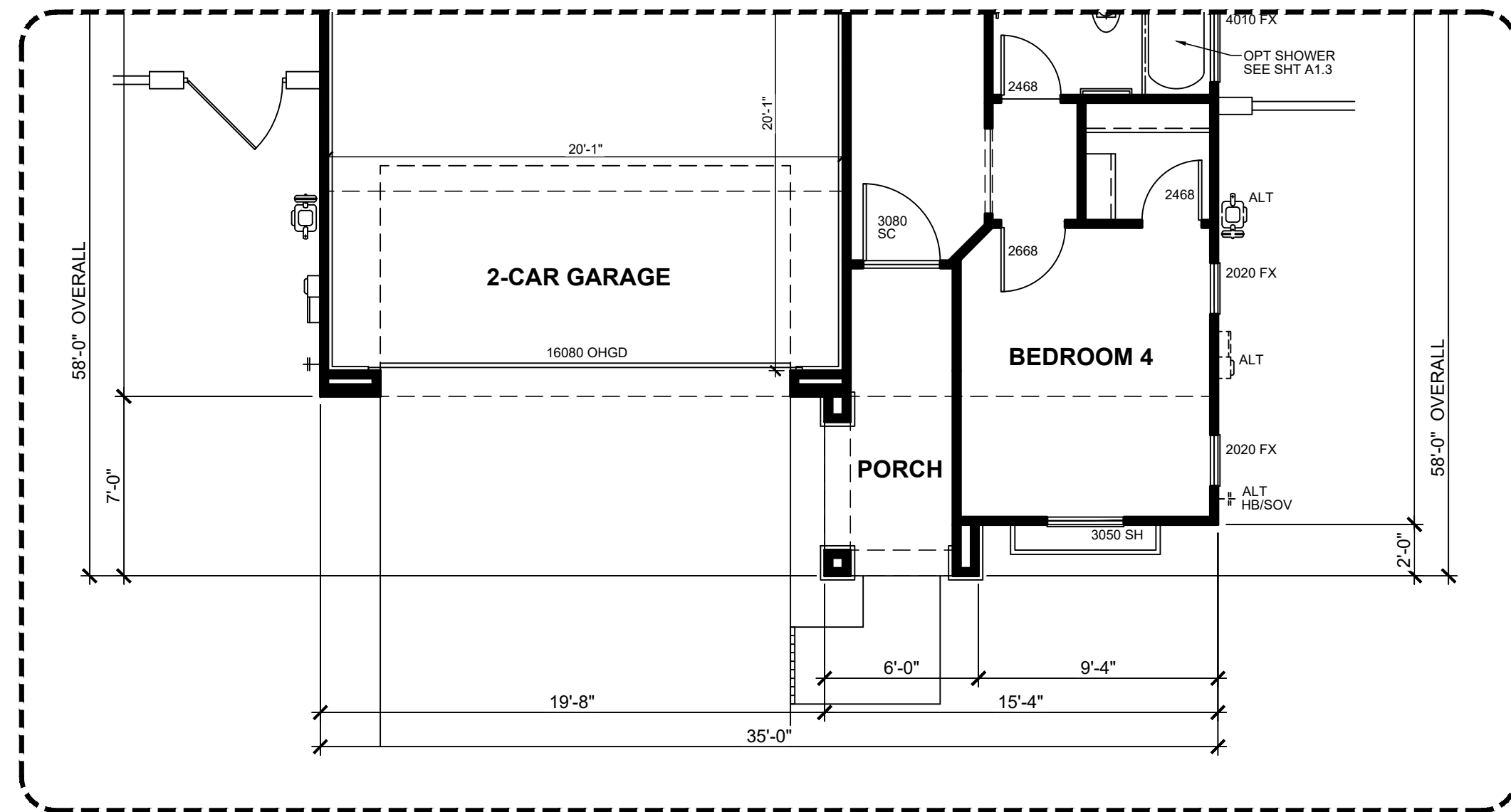
Elevation F - Mission 1/8" = 1'-0"



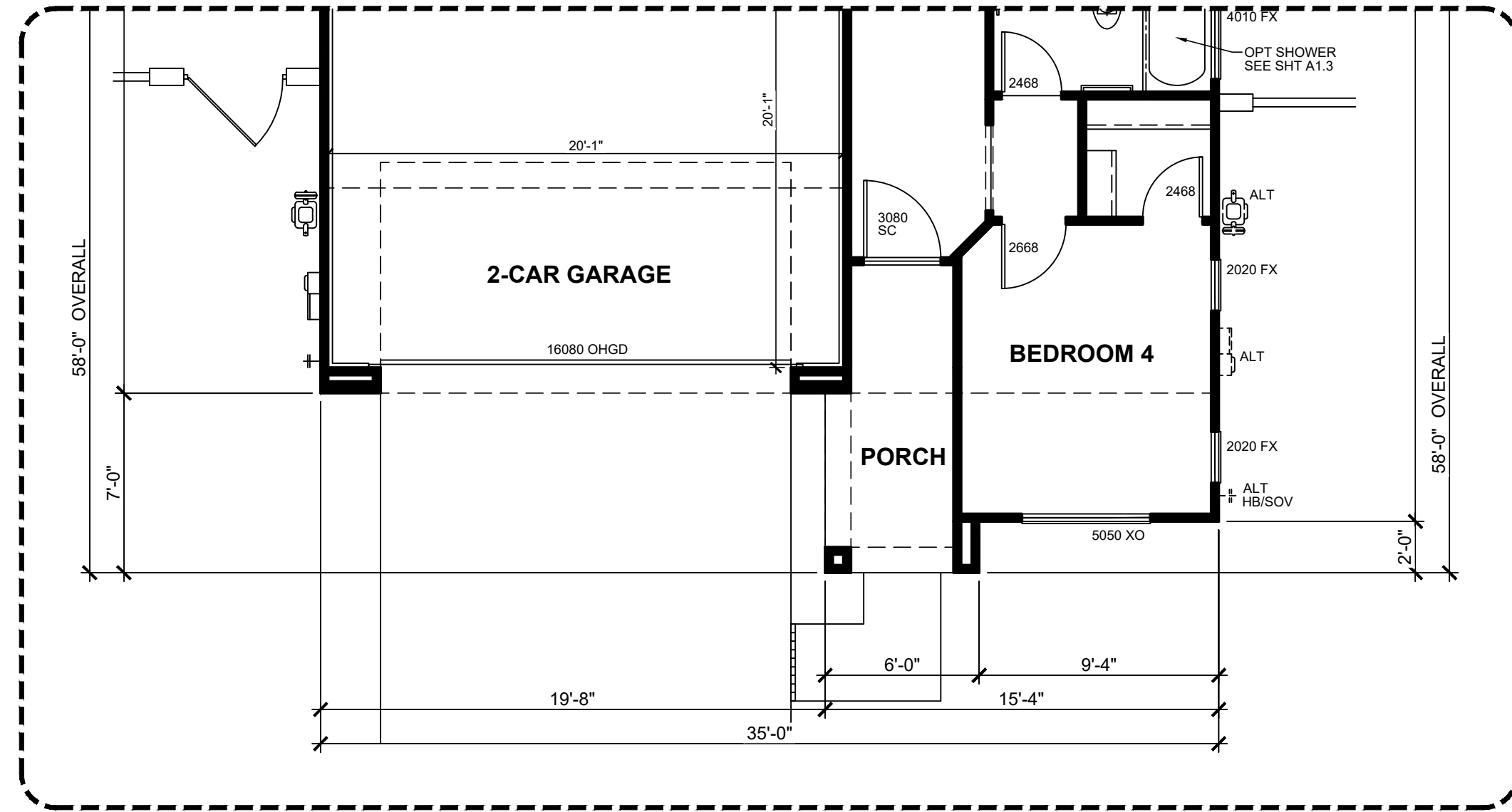
Right Elevation

Elevation F - Mission 1/8" = 1'-0"

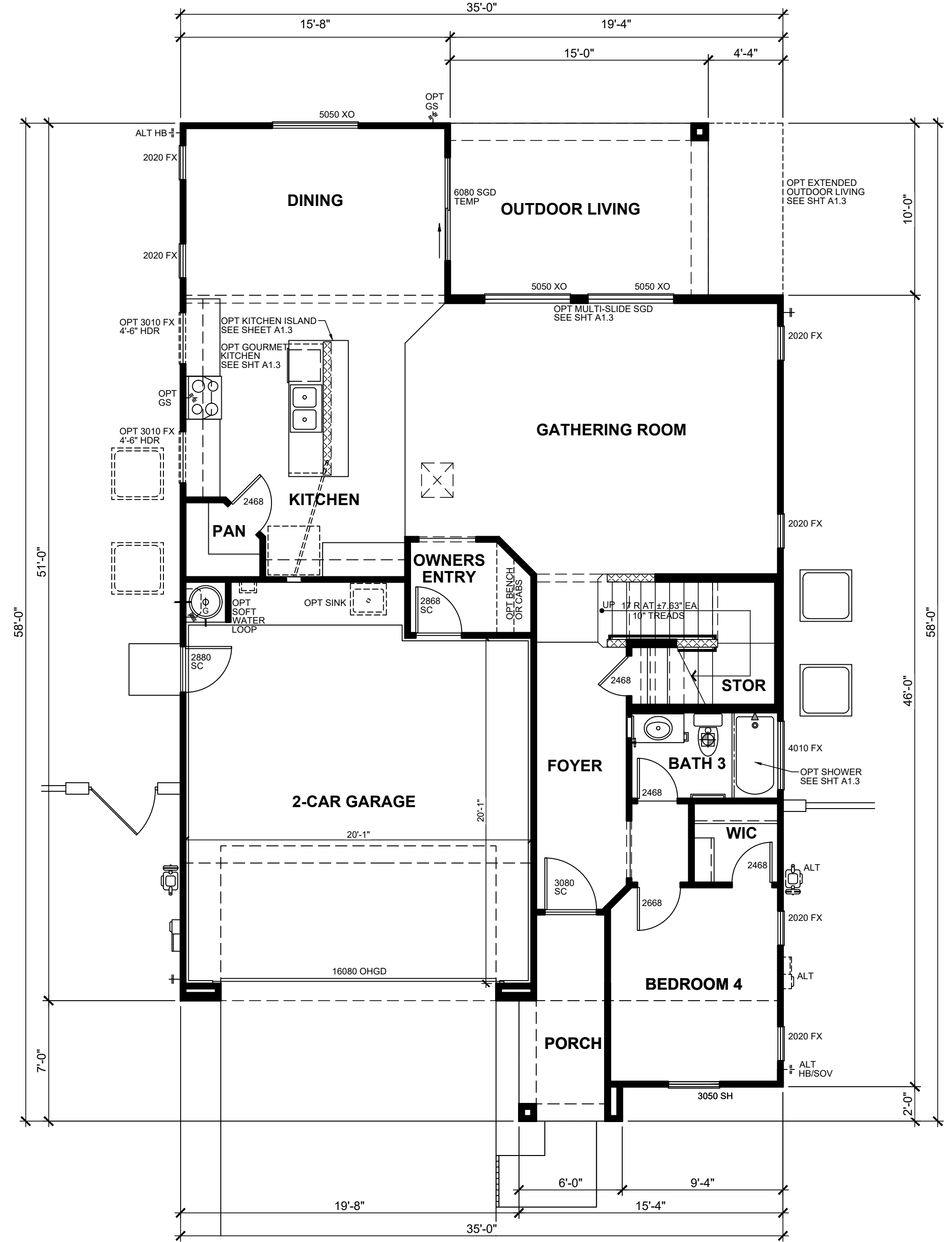
Optional Extended Outdoor Living



1st Floor Plan
Elevation D - Tuscan
3/16" = 1'-0"



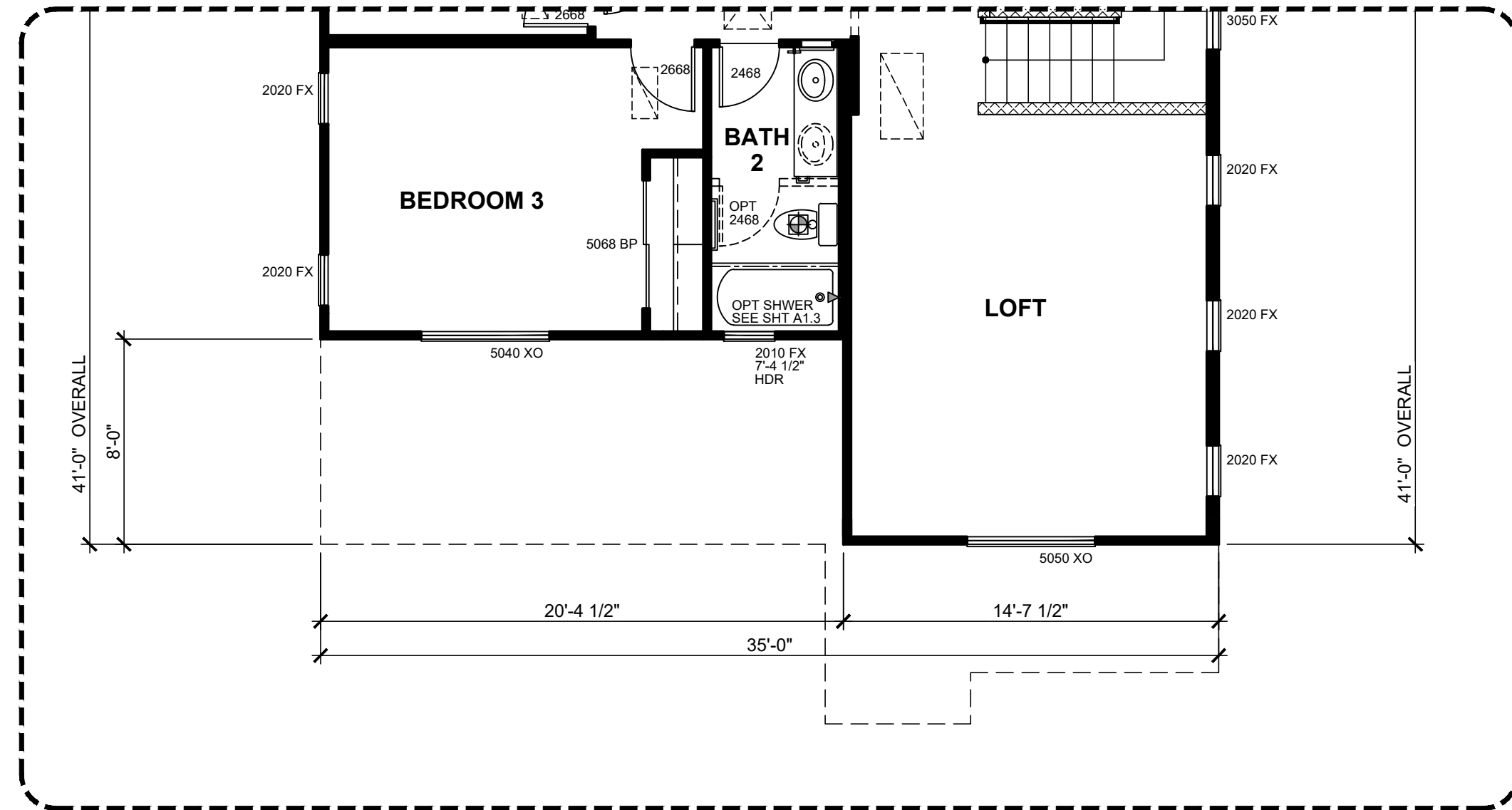
1st Floor Plan
Elevation F - Mission
3/16" = 1'-0"



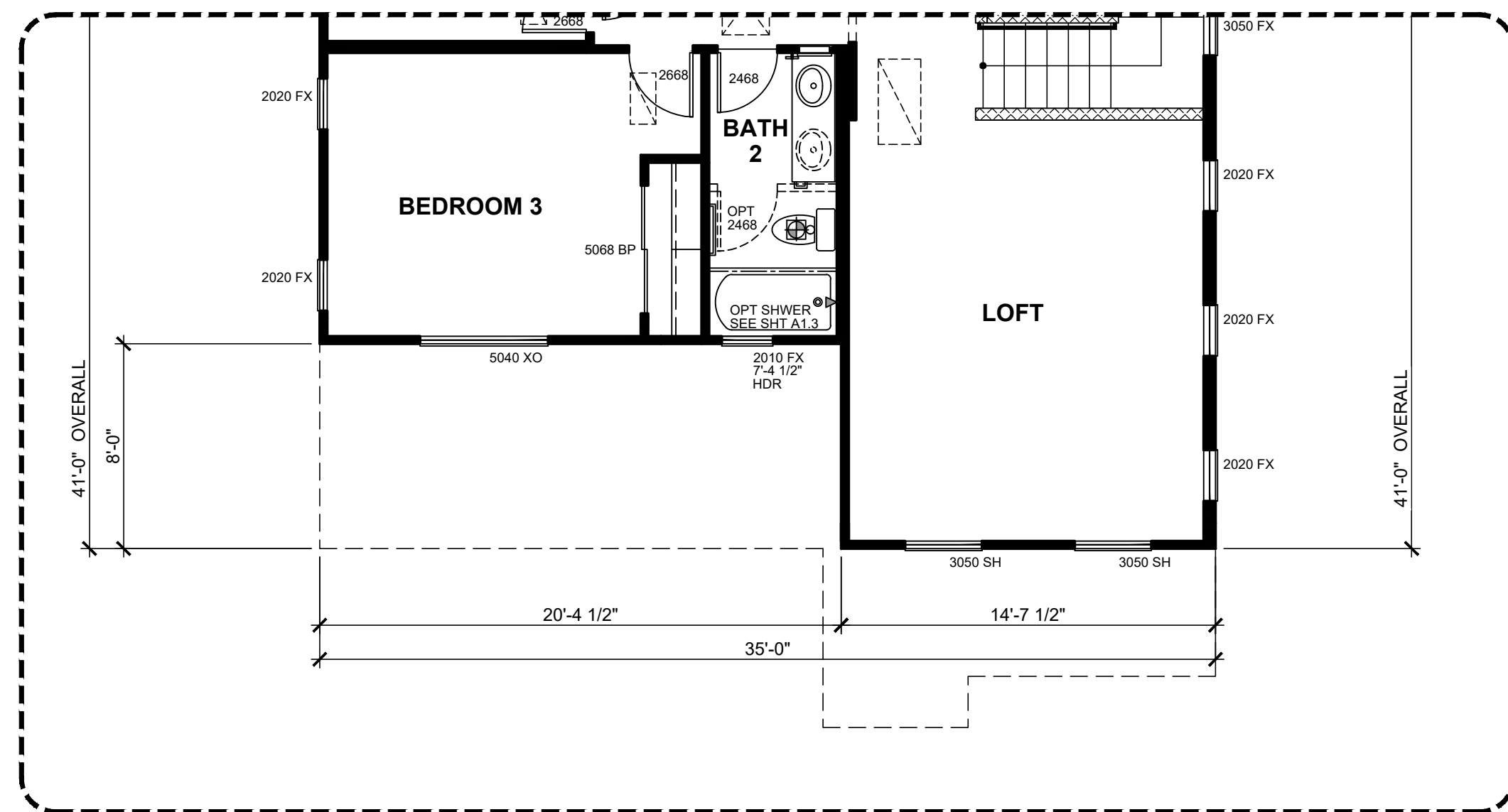
1st Floor Plan
Elevation A - Spanish
3/16" = 1'-0"

3538 | Victoria Heights | Queen Creek, Arizona - 2,358 Sq Ft

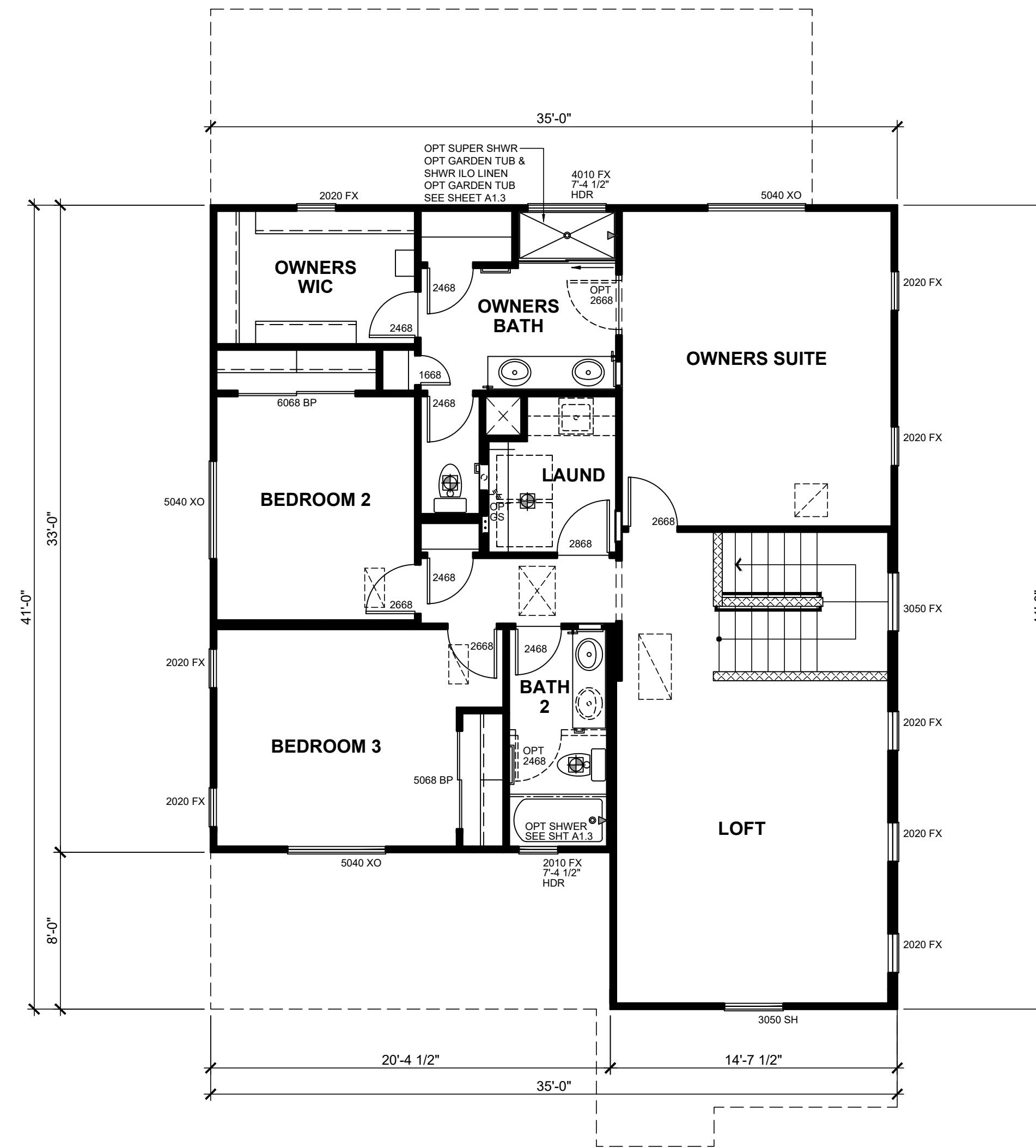
2-25-2019



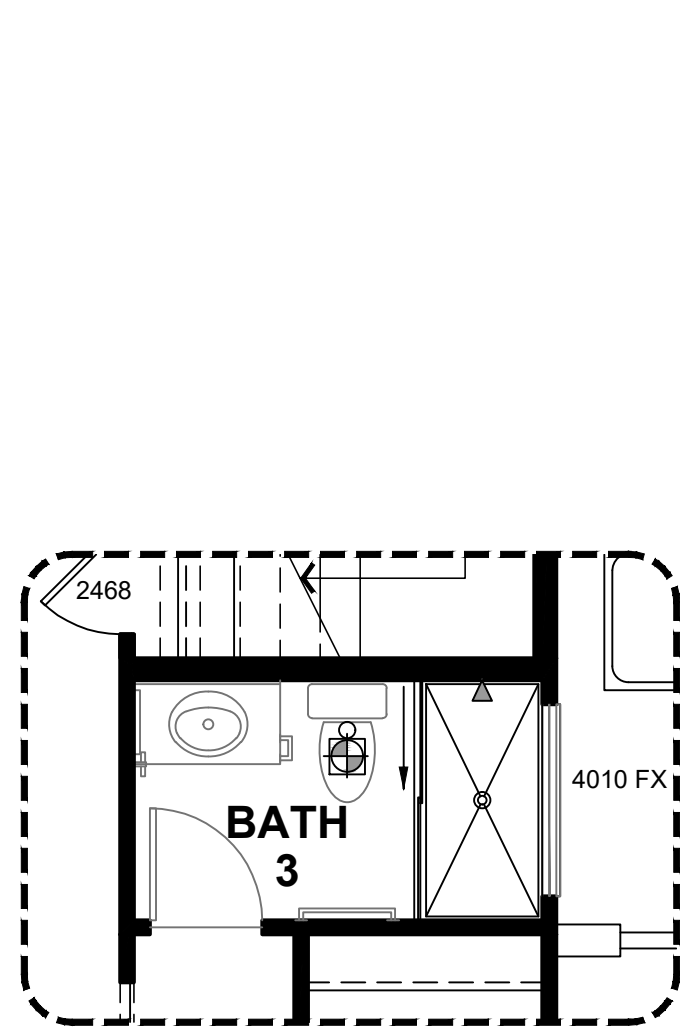
2nd Floor Plan
Elevation D - Tuscan 3/16" = 1'-0"



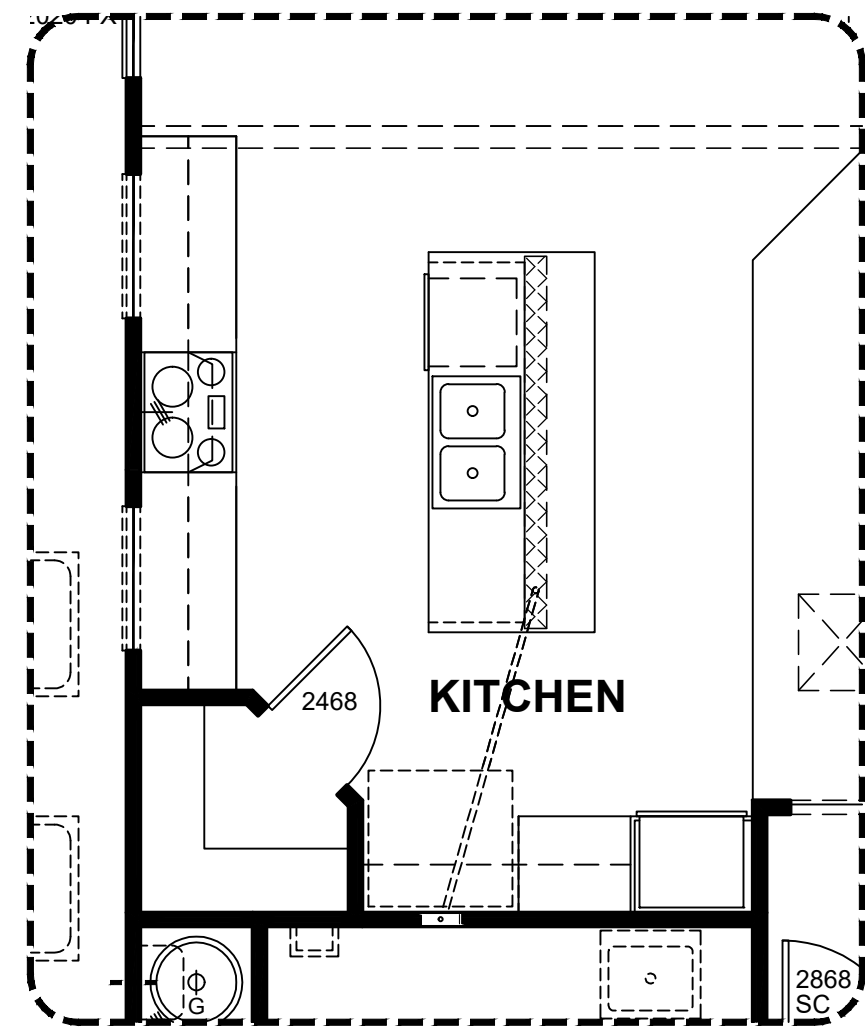
2nd Floor Plan
Elevation F - Mission 3/16" = 1'-0"



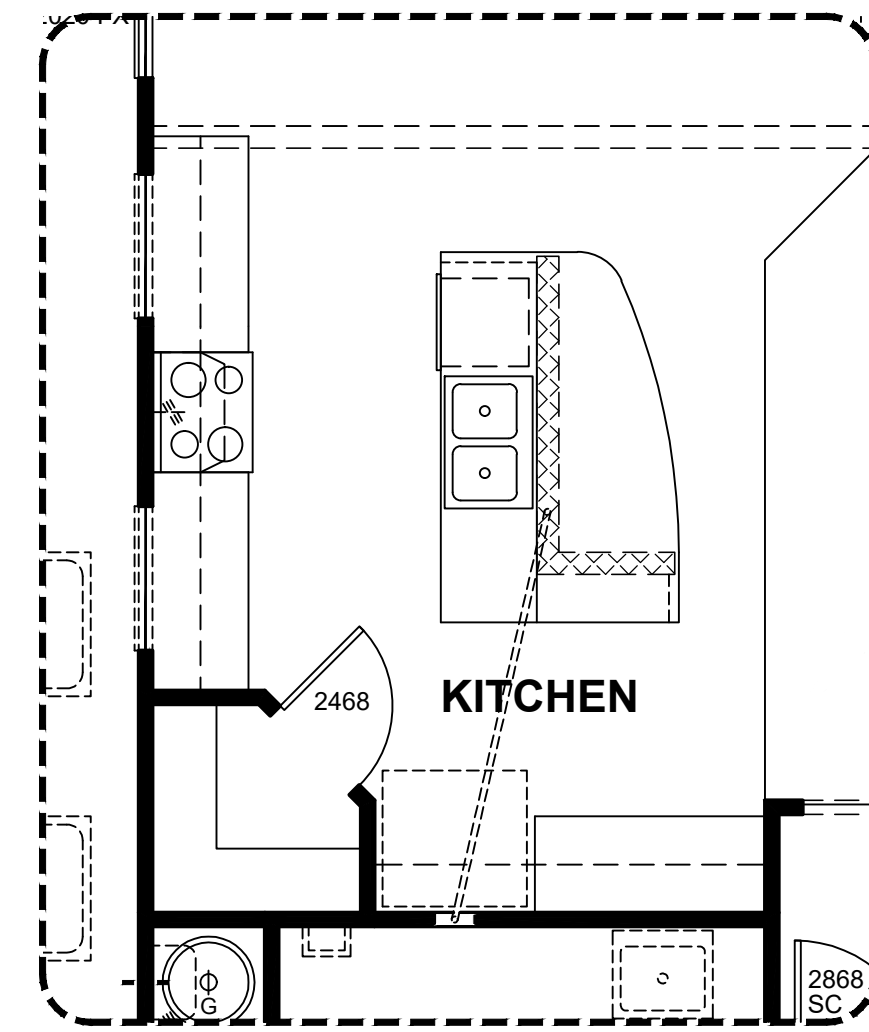
2nd Floor Plan
Elevation A - Spanish 3/16" = 1'-0"



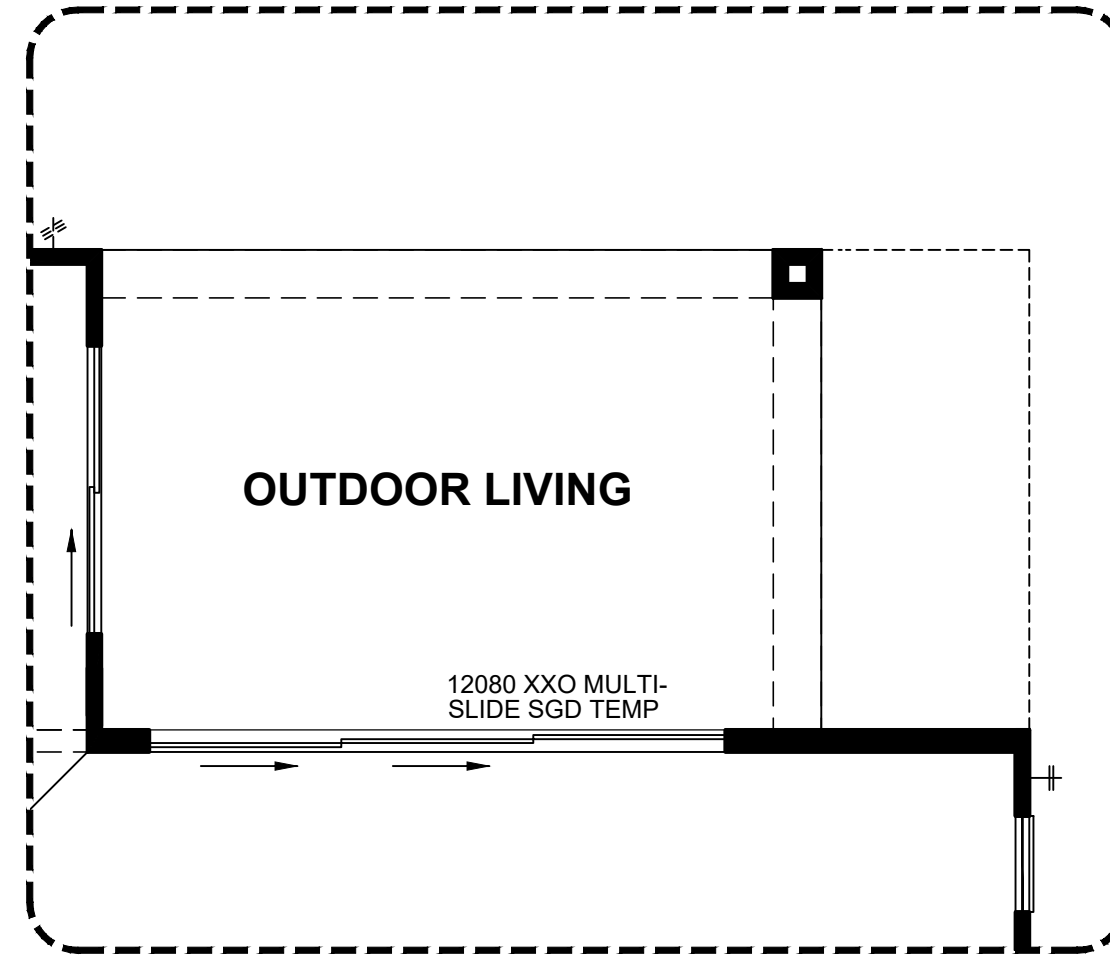
Opt Shower At Bath 3
All Elevations 1/4" = 1'-0"



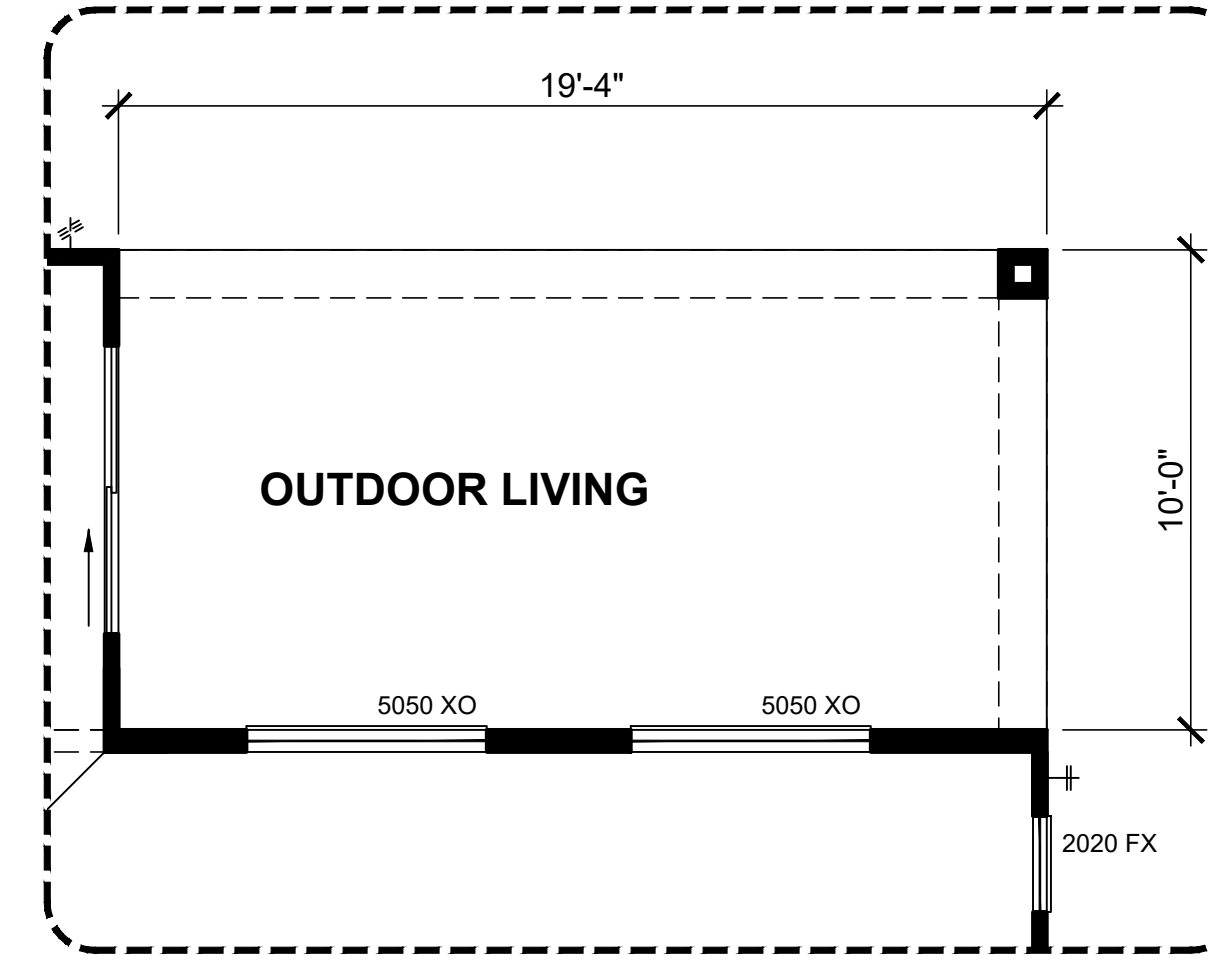
Opt Gourmet Kitchen
All Elevations 1/4" = 1'-0"



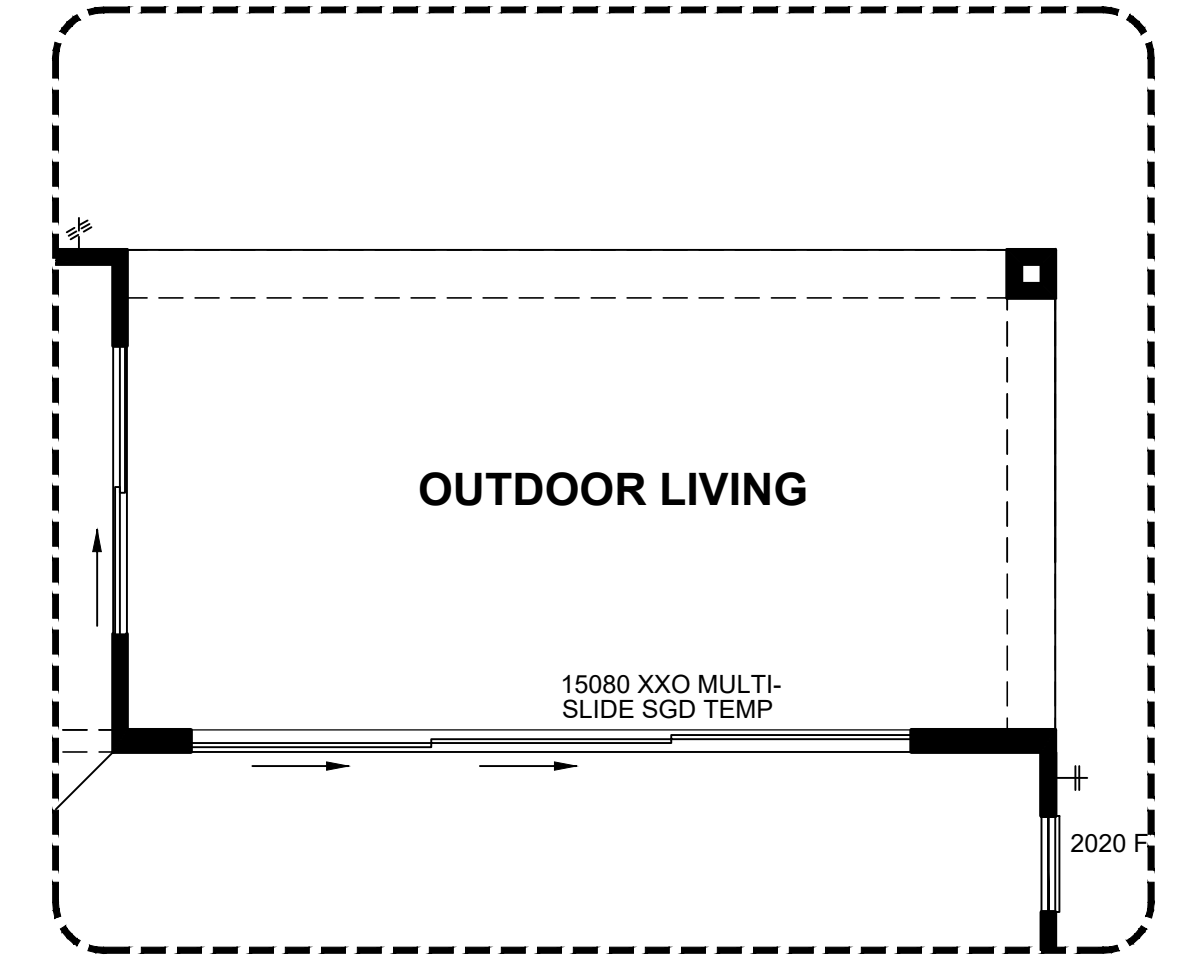
Opt Kitchen Island
All Elevations 1/4" = 1'-0"



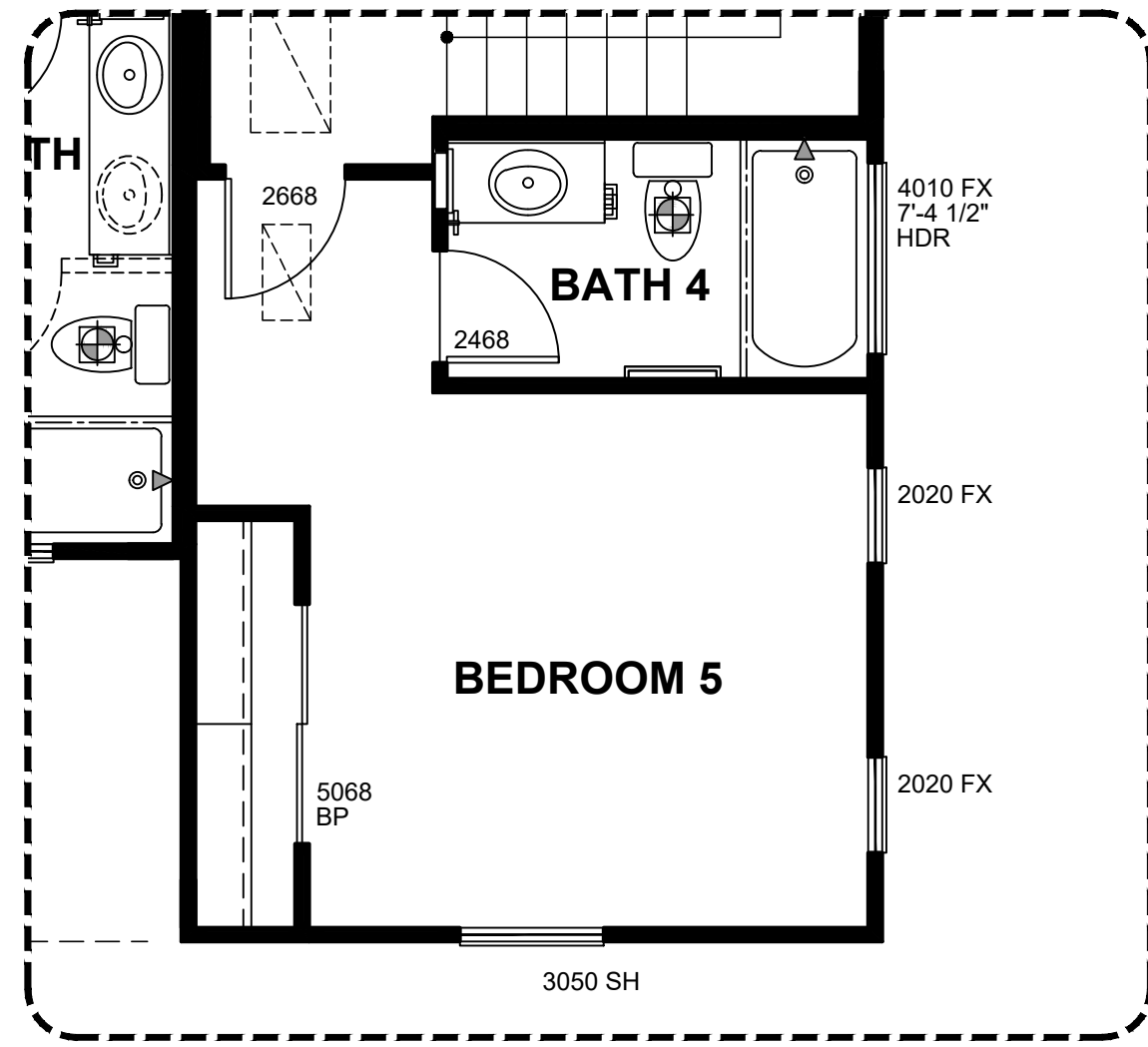
Opt Multi-Slide Door At Gathering Room
All Elevations 1/4" = 1'-0"



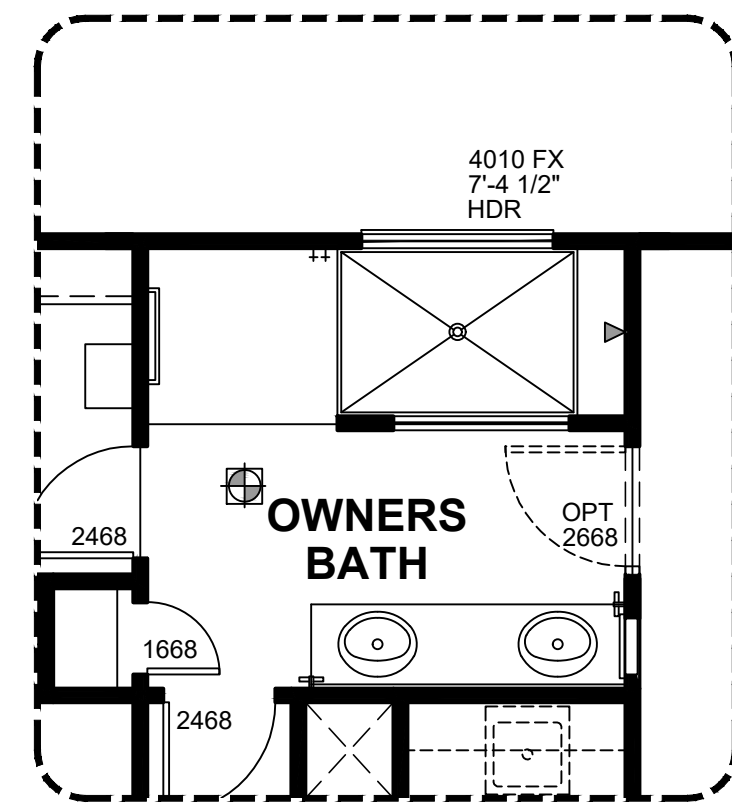
Opt Extended Outdoor Living
All Elevations 1/4" = 1'-0"



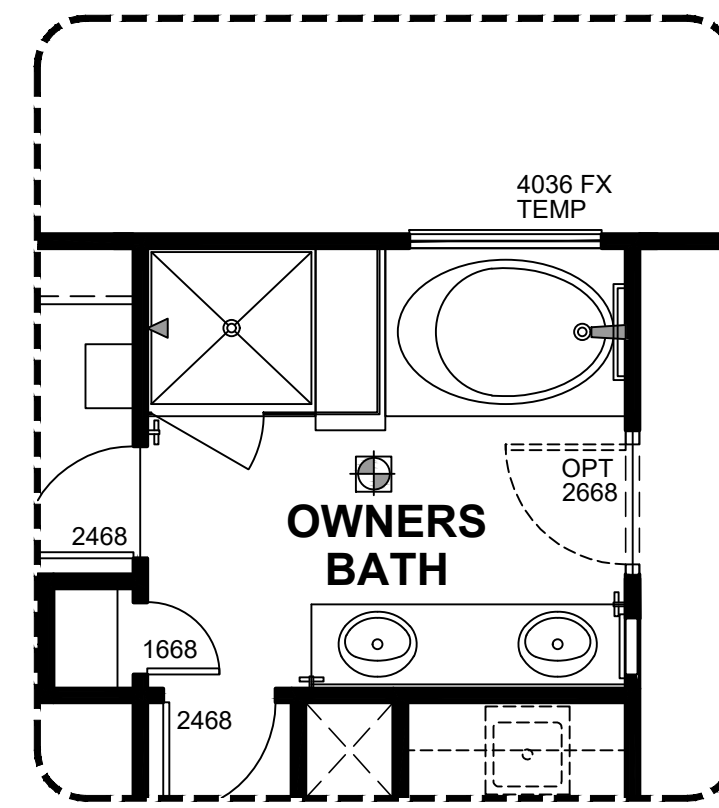
Opt Multi-Slide Door At Opt Extended Outdoor Living
All Elevations 1/4" = 1'-0"



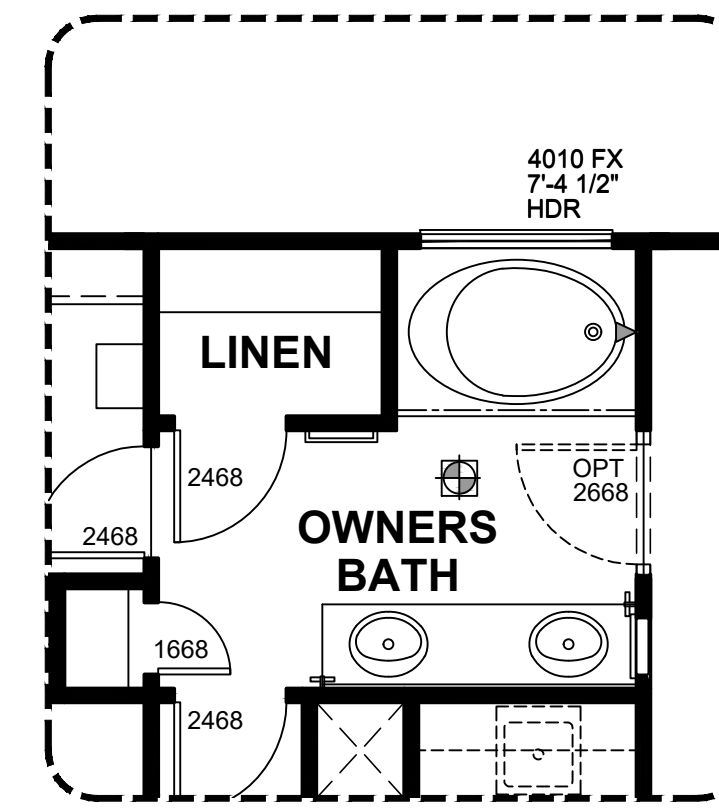
Opt Bedroom 5 / Bath 4 ILO Loft
All Elevations (ELEV A SHOWN) 1/4" = 1'-0"



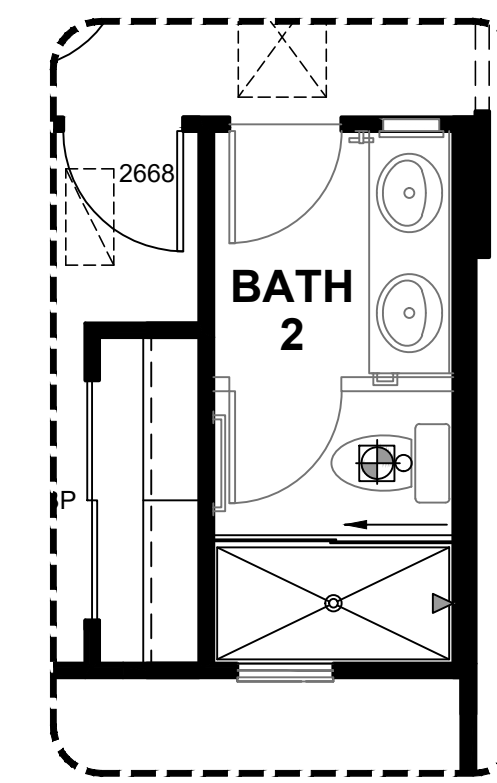
Opt Super Shower At Owner's Bath
All Elevations 1/4" = 1'-0"



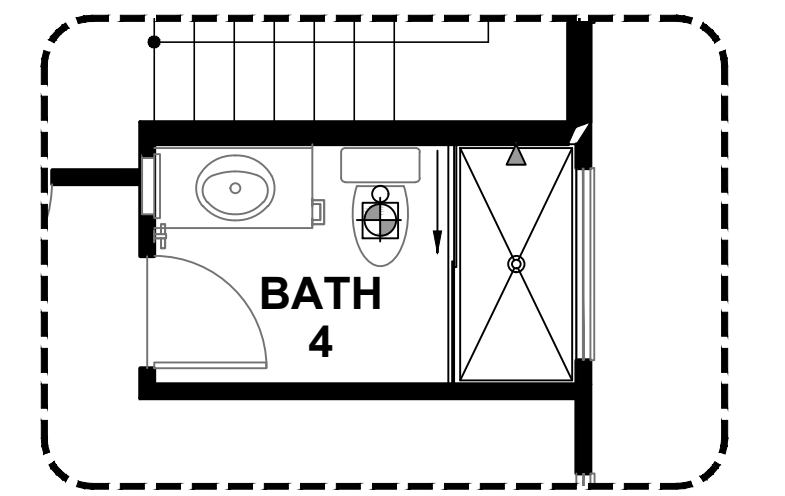
Opt. Tub & Shower ILO Linen At Owner's Bath
All Elevations 1/4" = 1'-0"



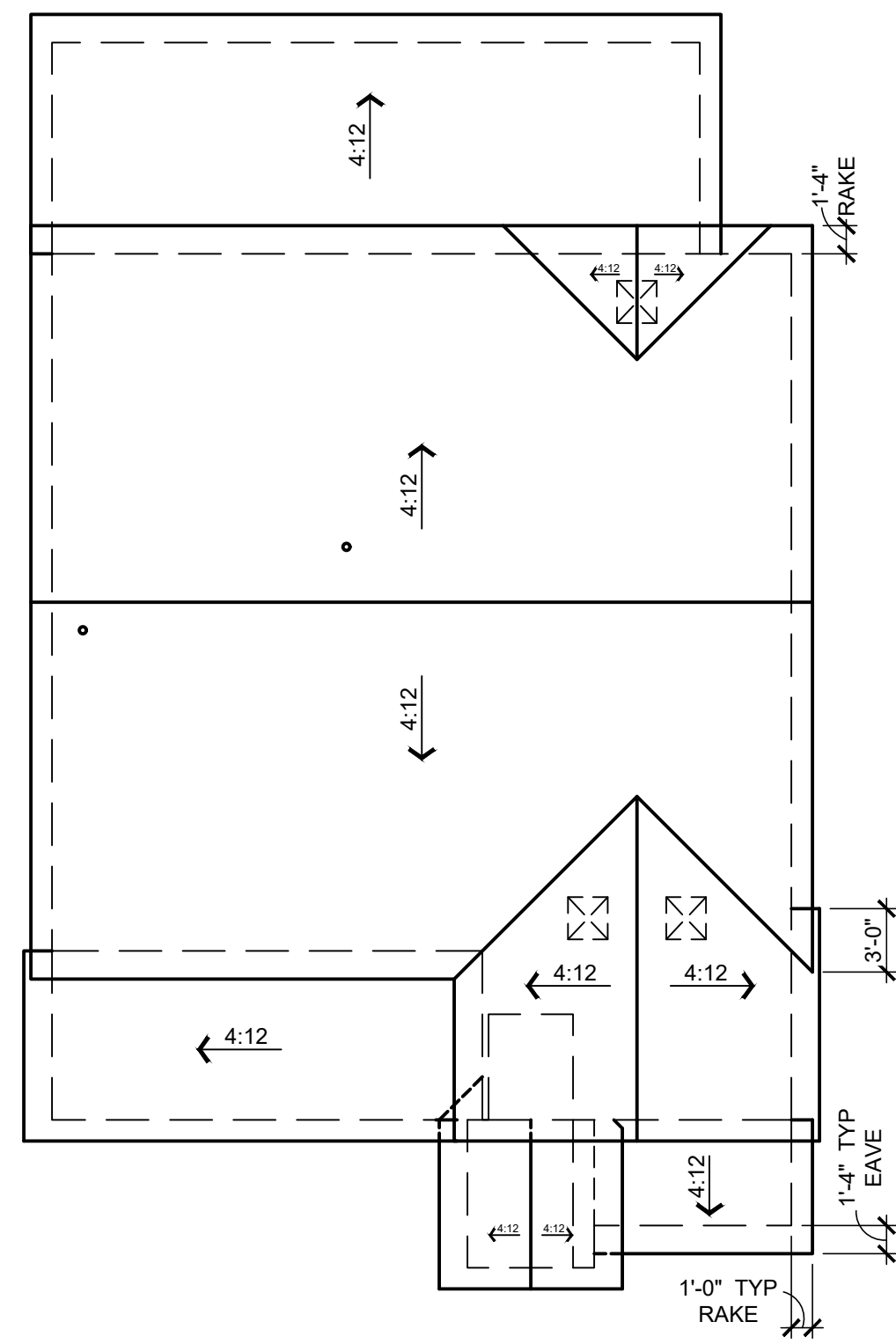
Opt Tub/Shower And Linen At Owner's Bath
All Elevations 1/4" = 1'-0"



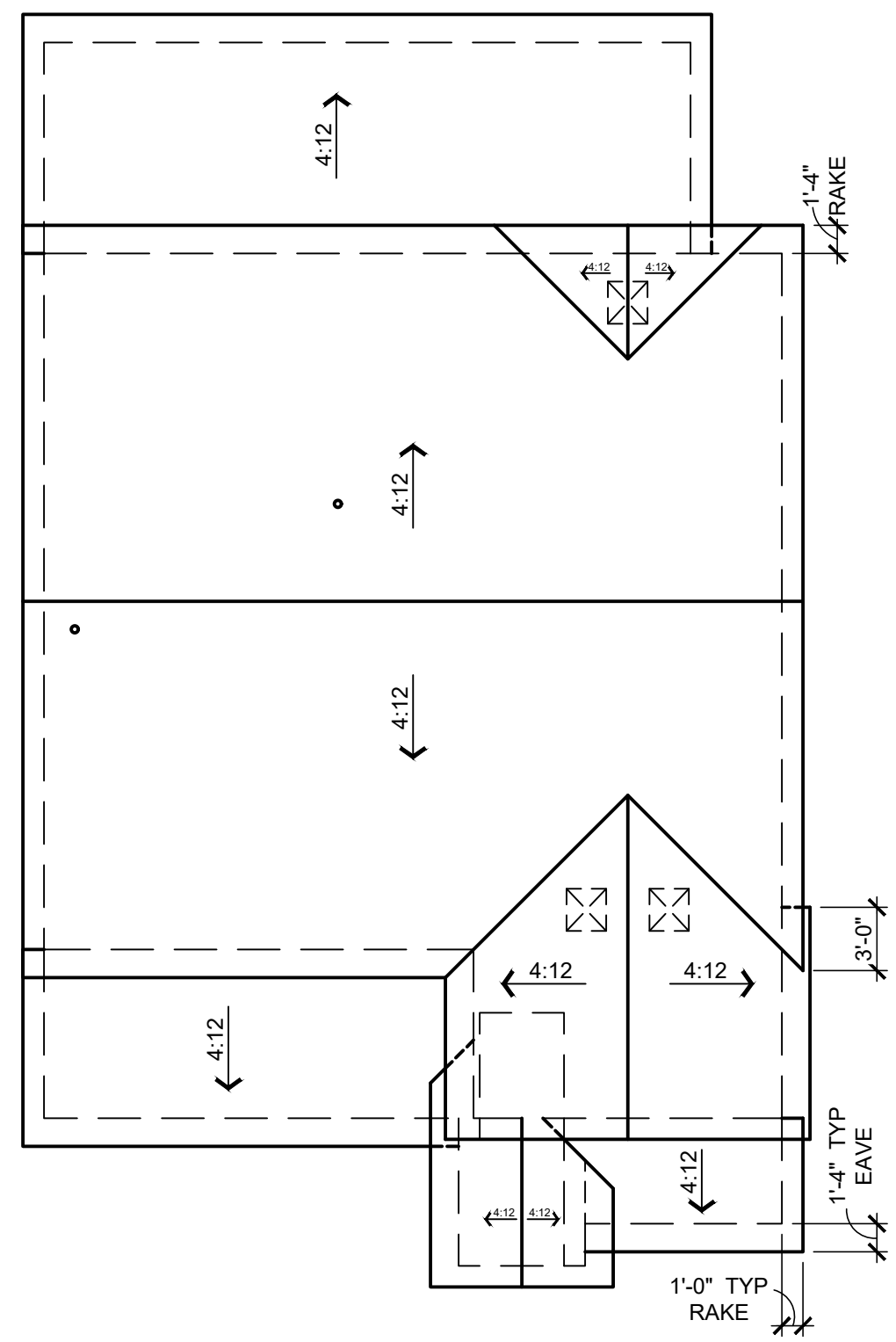
Opt Shower At Bath 2
All Elevations 1/4" = 1'-0"



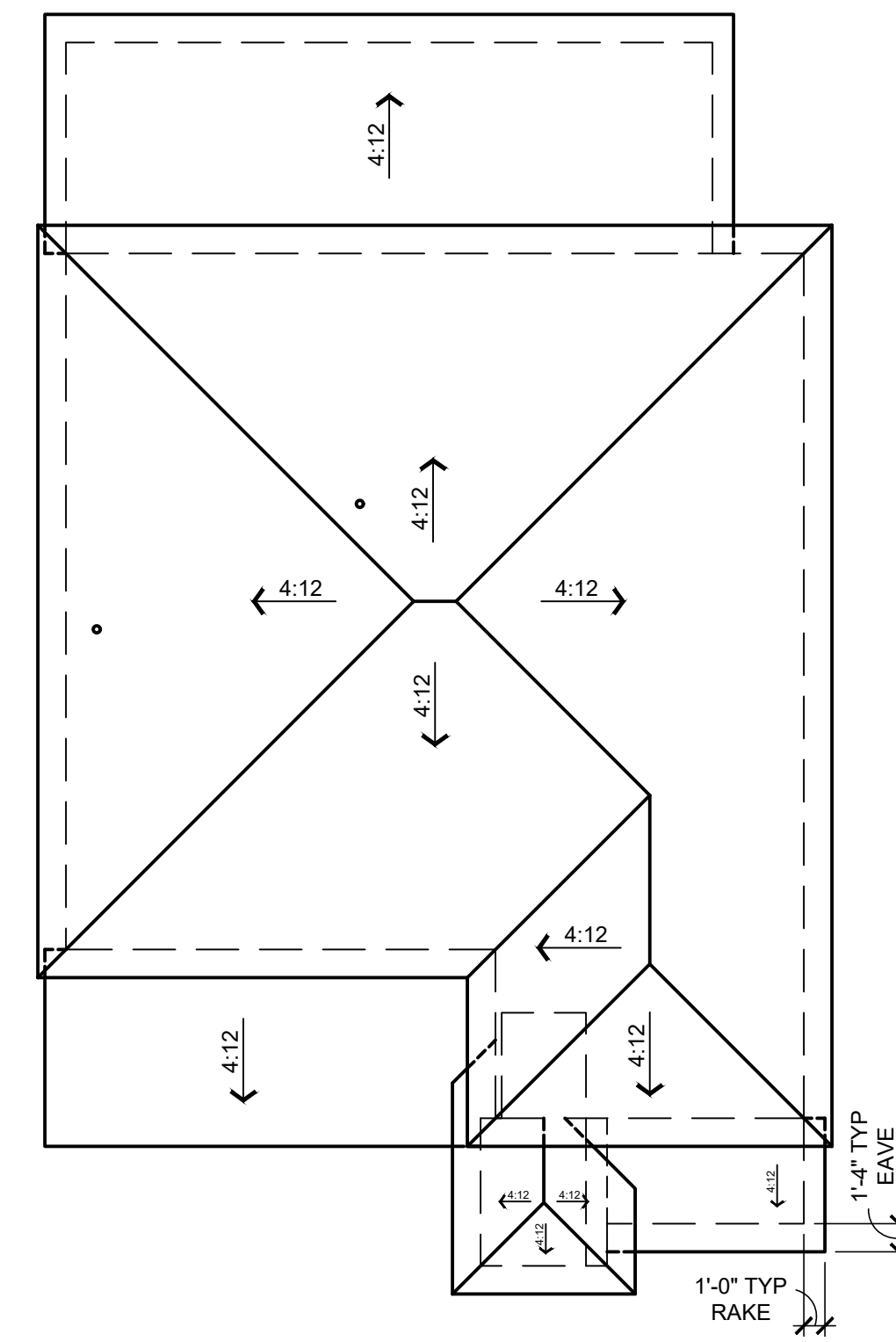
Opt Shower At Bath 4
All Elevations 1/4" = 1'-0"



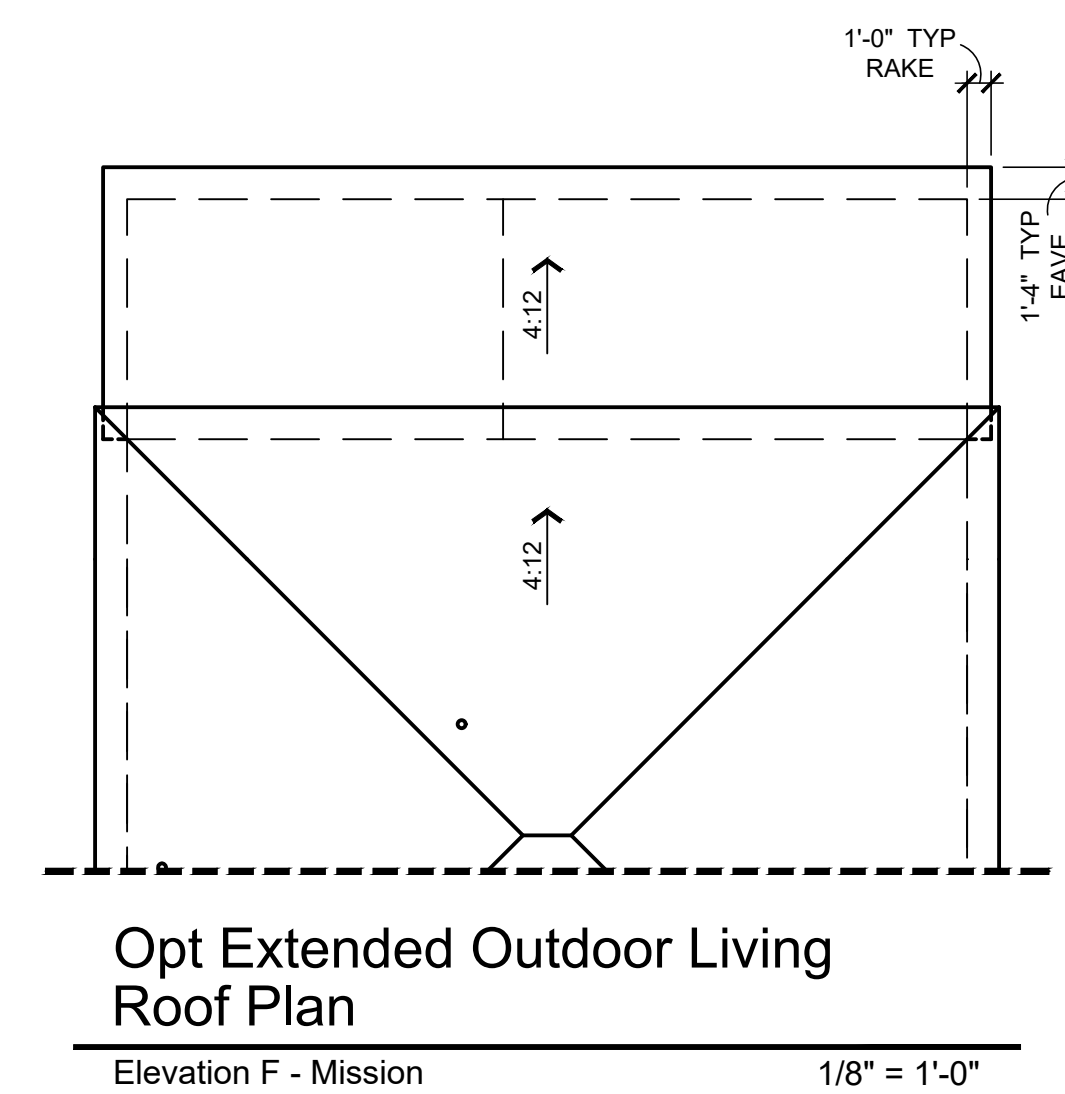
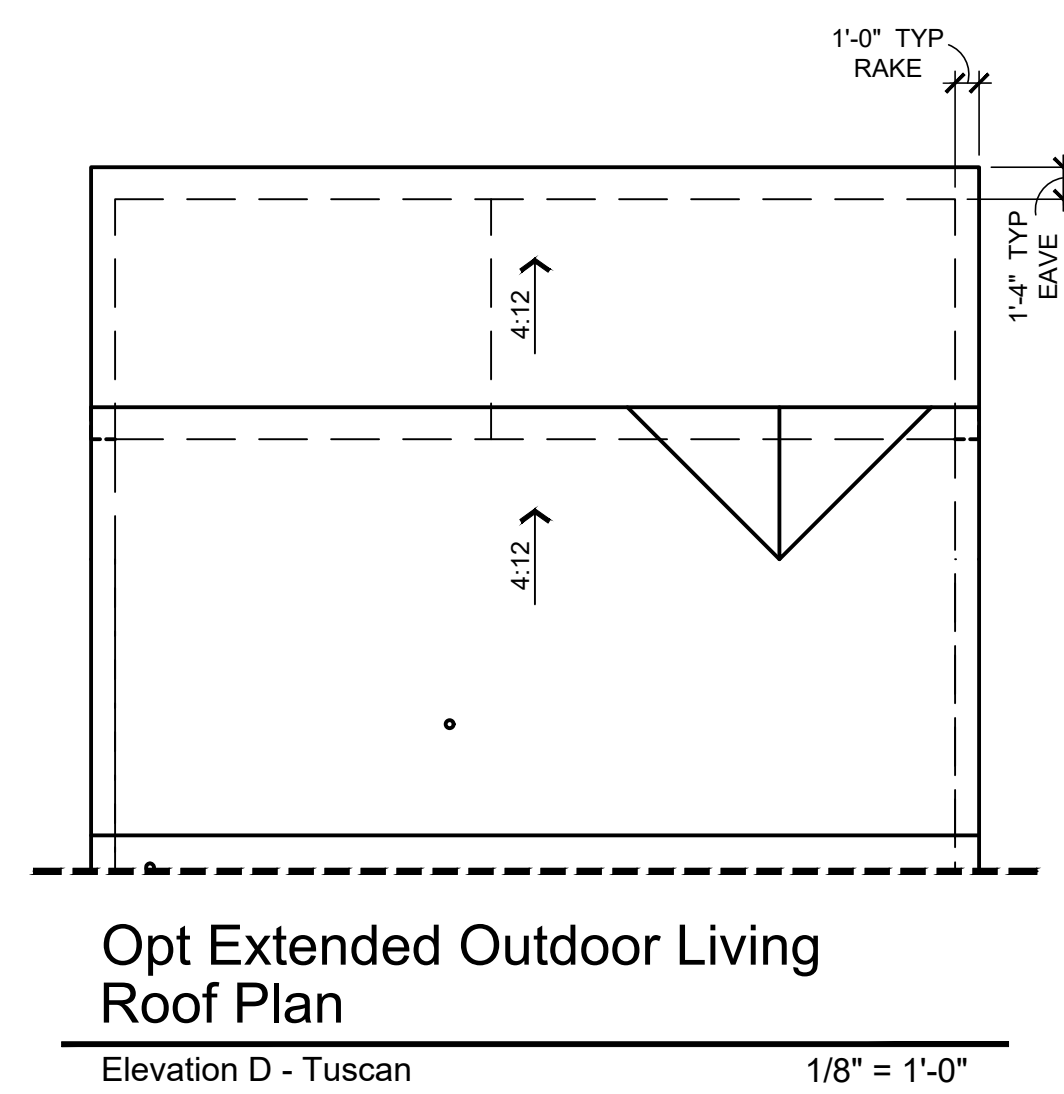
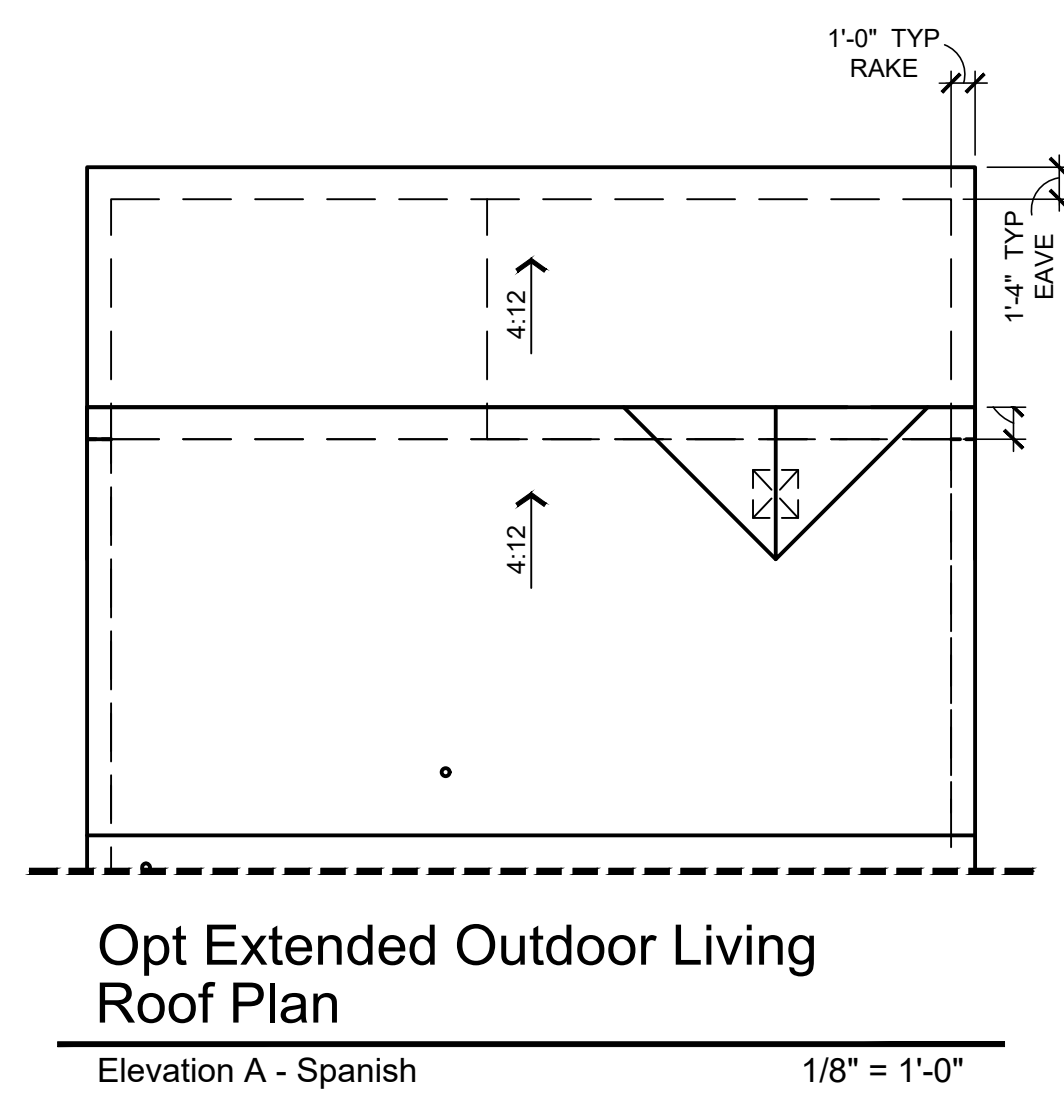
Roof Plan
Elevation A - Spanish 1/8" = 1'-0"



Roof Plan
Elevation D - Tuscan 1/8" = 1'-0"



Roof Plan
Elevation F - Mission 1/8" = 1'-0"





Right Elevation

Elevation A - Spanish

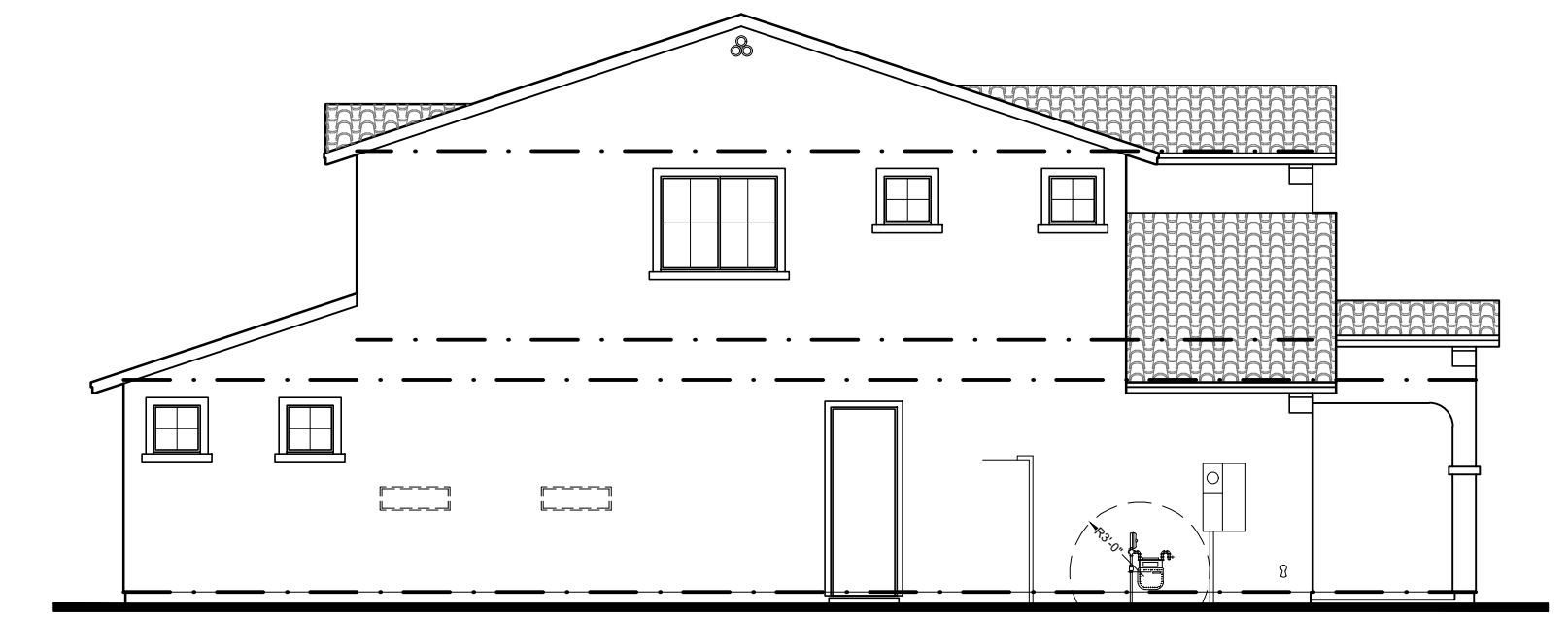
1/8" = 1'-0"



Rear Elevation

Elevation A - Spanish

1/8" = 1'-0"



Left Elevation

Elevation A - Spanish

1/8" = 1'-0"



Front Elevation

Elevation A - Spanish

1/4" = 1'-0"

DECORATIVE GARAGE DOOR
DECORATIVE COACH LIGHT

OVERALL HEIGHT

T.O. PLATE

8'-1"

± 25'-4"

FIN. FLR.

T.O. PLATE

9'-1"

FIN. FLR.

CONCRETE S ROOF TILE

DECORATIVE
ROUND TILE VENT

WOOD FASCIA

STUCCO WRAPPED FASCIA

STUCCO POP-OUT

DECORATIVE SHUTTER

DECORATIVE FRONT DOOR

FENCE RETURN

STUCCO BODY



Right Elevation

Elevation D - Tuscan

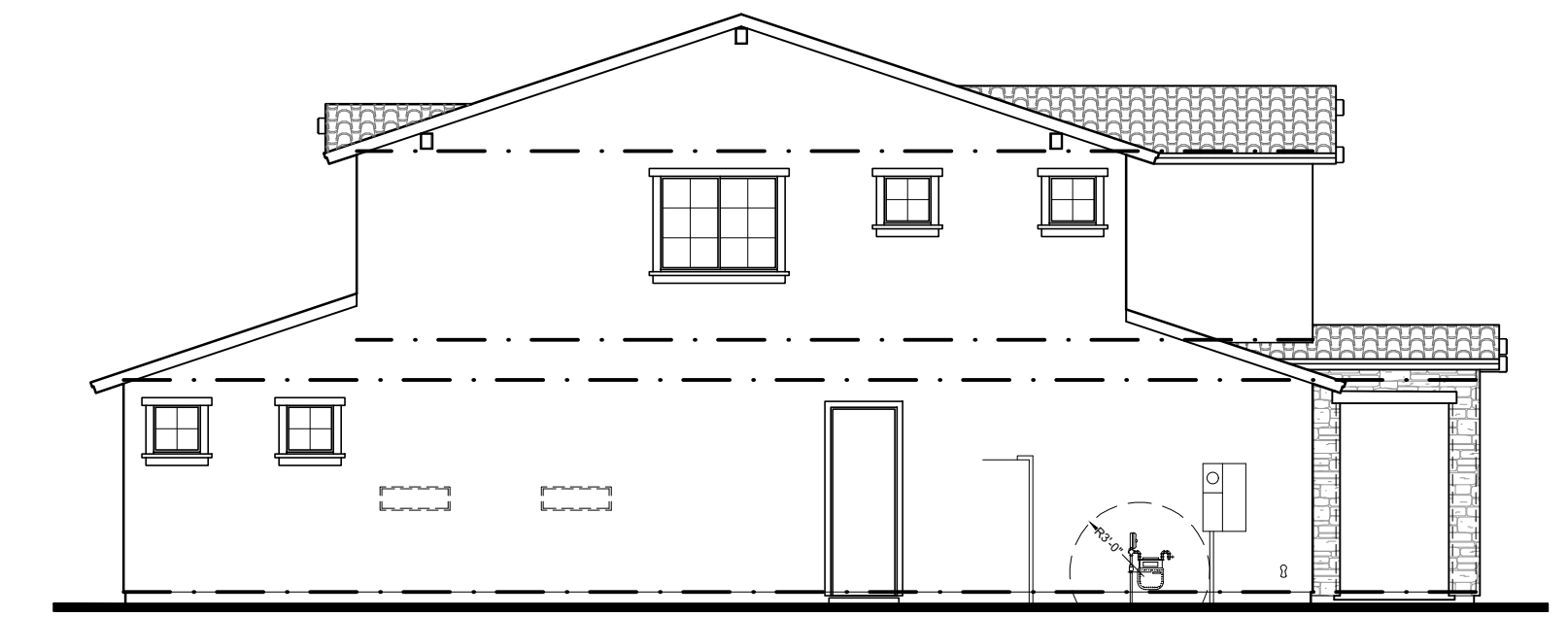
1/8" = 1'-0"



Rear Elevation

Elevation D - Tuscan

1/8" = 1'-0"



Left Elevation

Elevation D - Tuscan

1/8" = 1'-0"



Front Elevation

Elevation D - Tuscan

1/4" = 1'-0"



Right Elevation

Elevation F - Mission

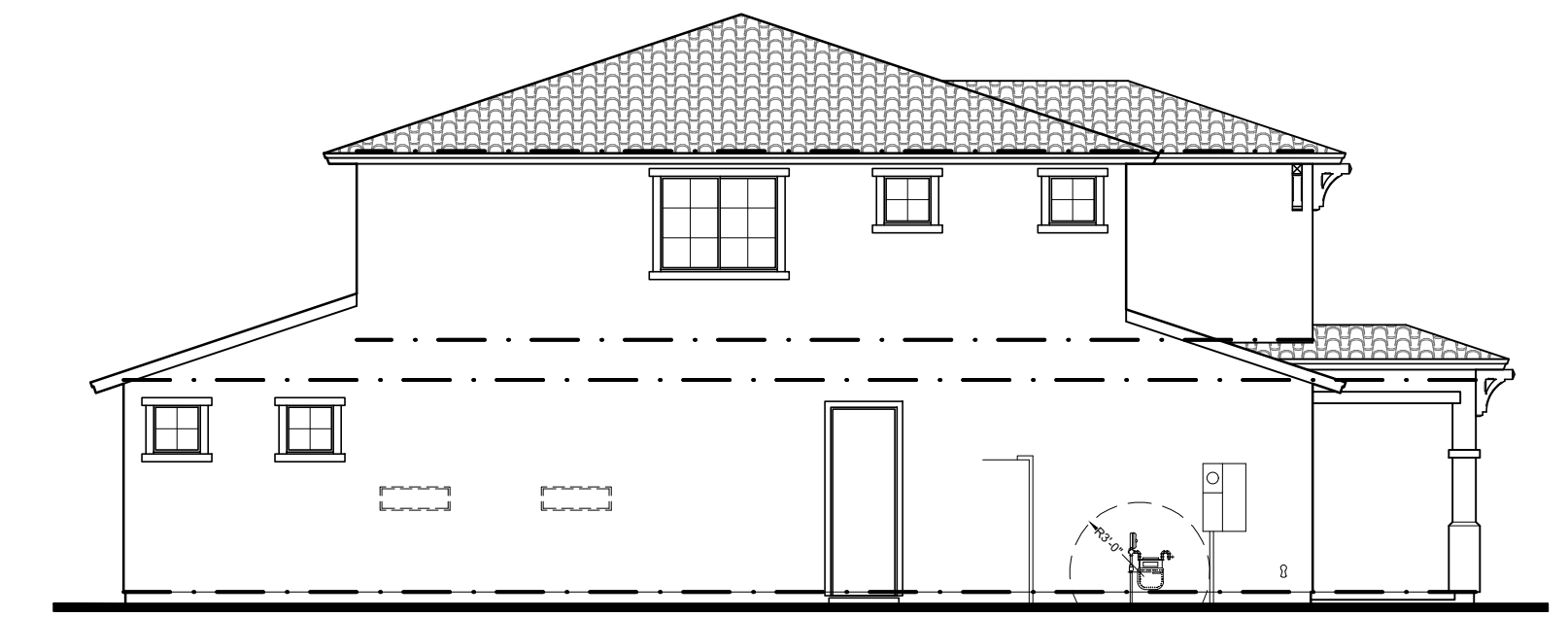
1/8" = 1'-0"



Rear Elevation

Elevation F - Mission

1/8" = 1'-0"



Left Elevation

Elevation F - Mission

1/8" = 1'-0"



Front Elevation

Elevation F - Mission

1/4" = 1'-0"



Rear Elevation

Elevation A - Spanish

1/8" = 1'-0"



Rear Elevation

Elevation D - Tuscan

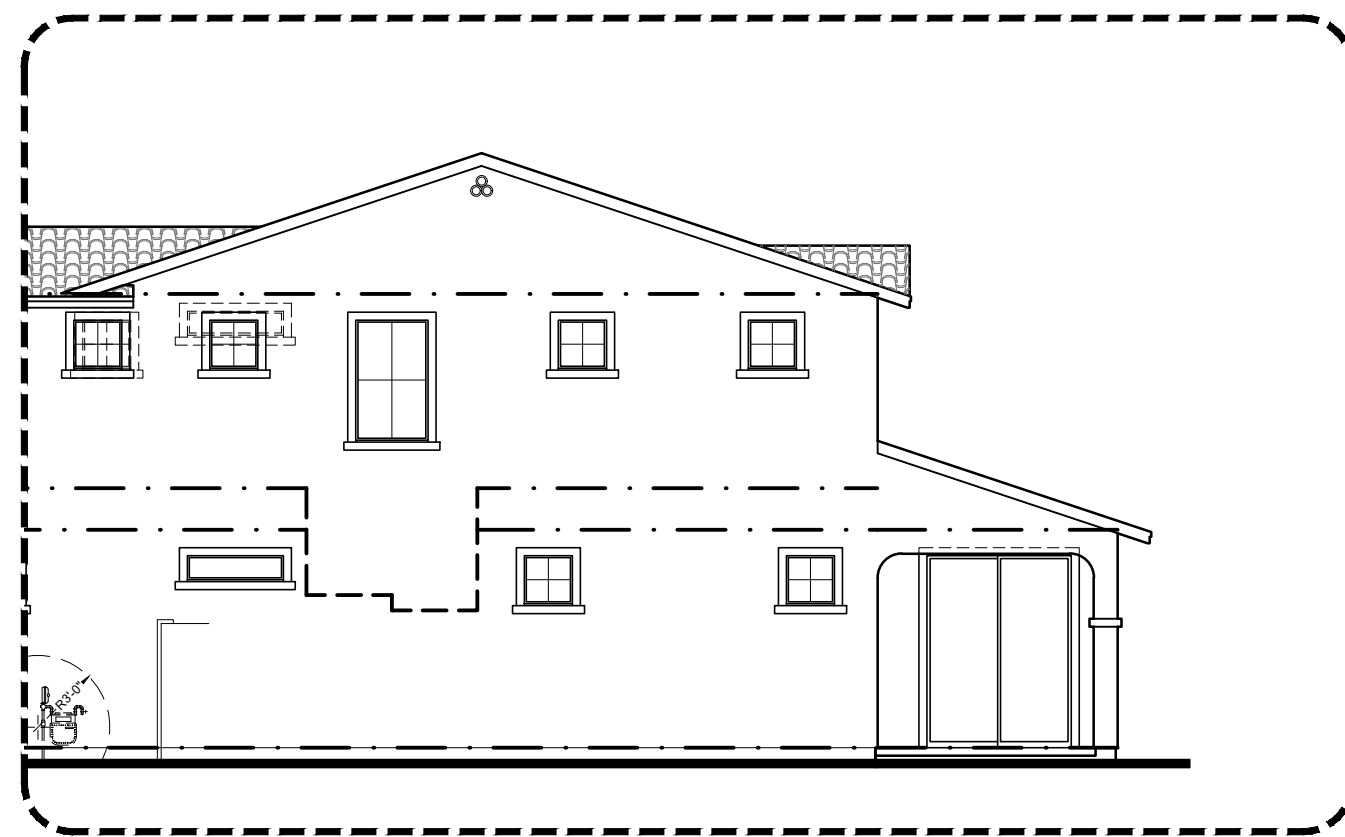
1/8" = 1'-0"



Rear Elevation

Elevation F - Mission

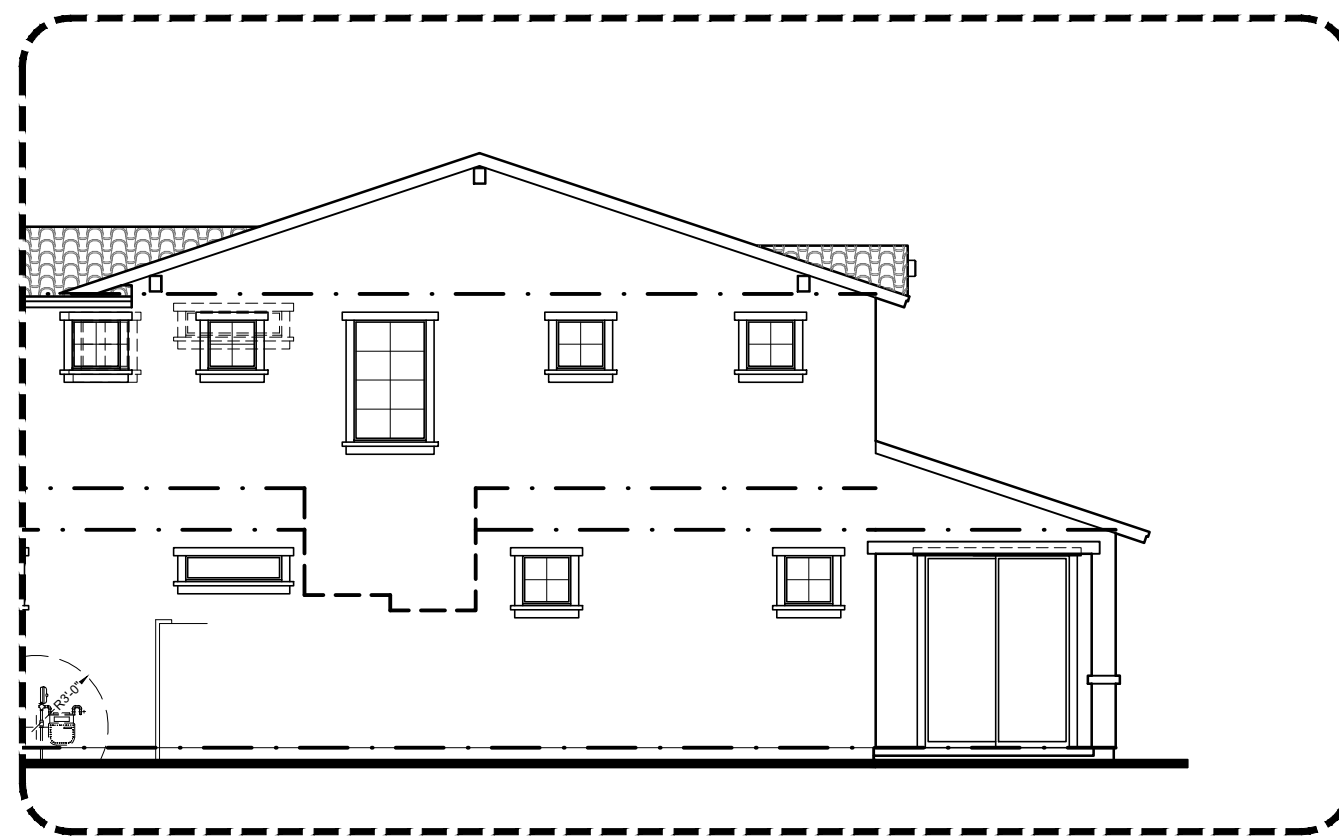
1/8" = 1'-0"



Right Elevation

Elevation A - Spanish

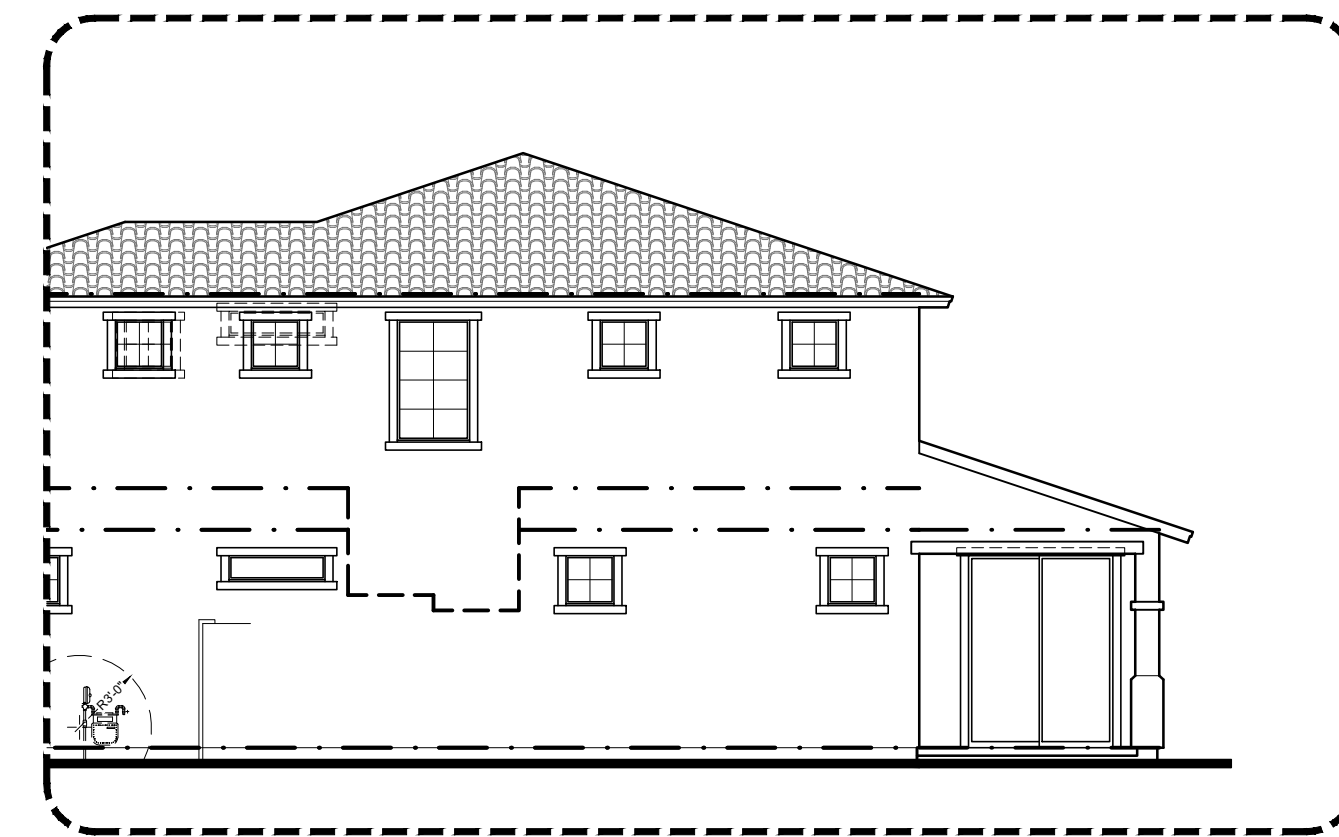
1/8" = 1'-0"



Right Elevation

Elevation D - Tuscan

1/8" = 1'-0"

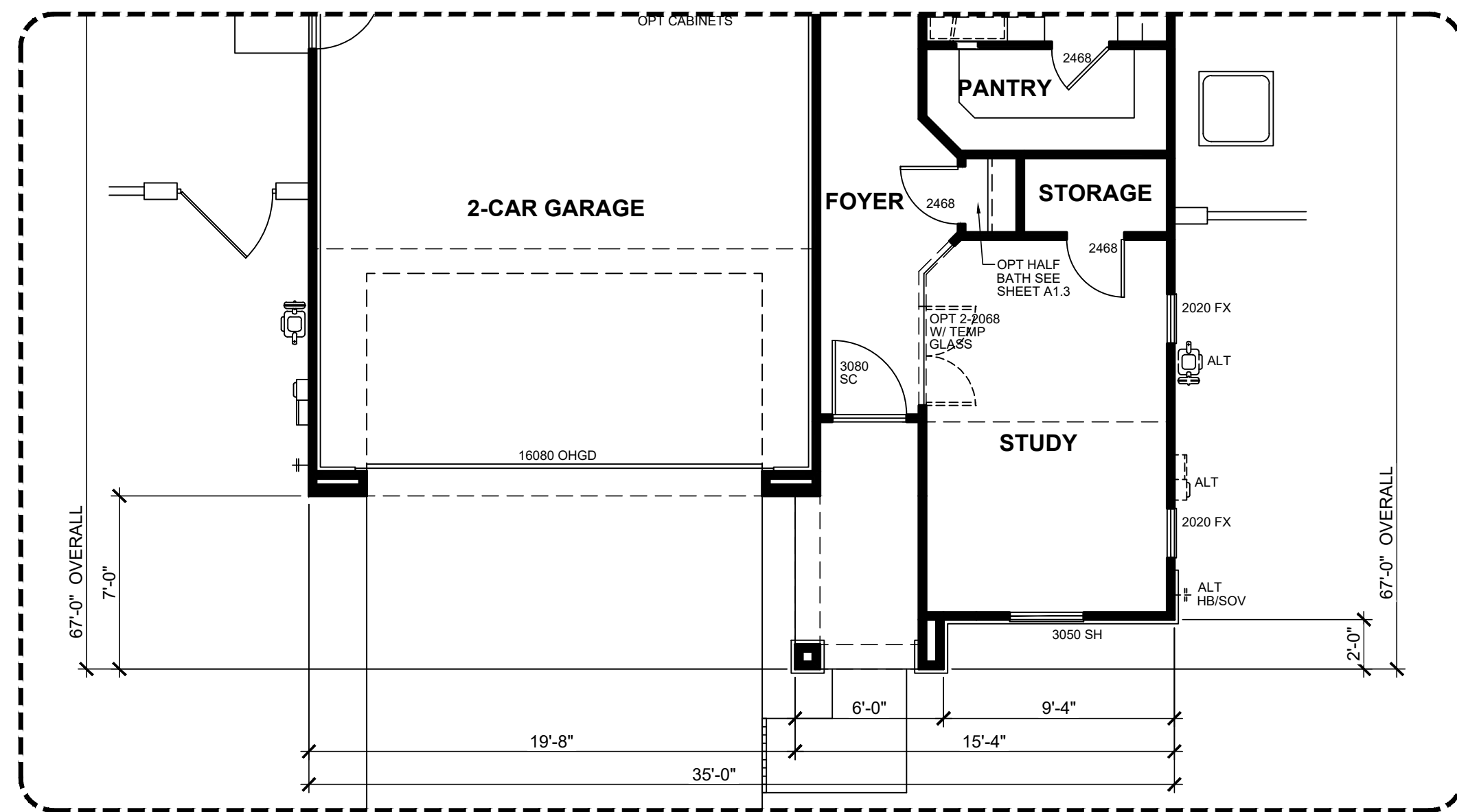


Right Elevation

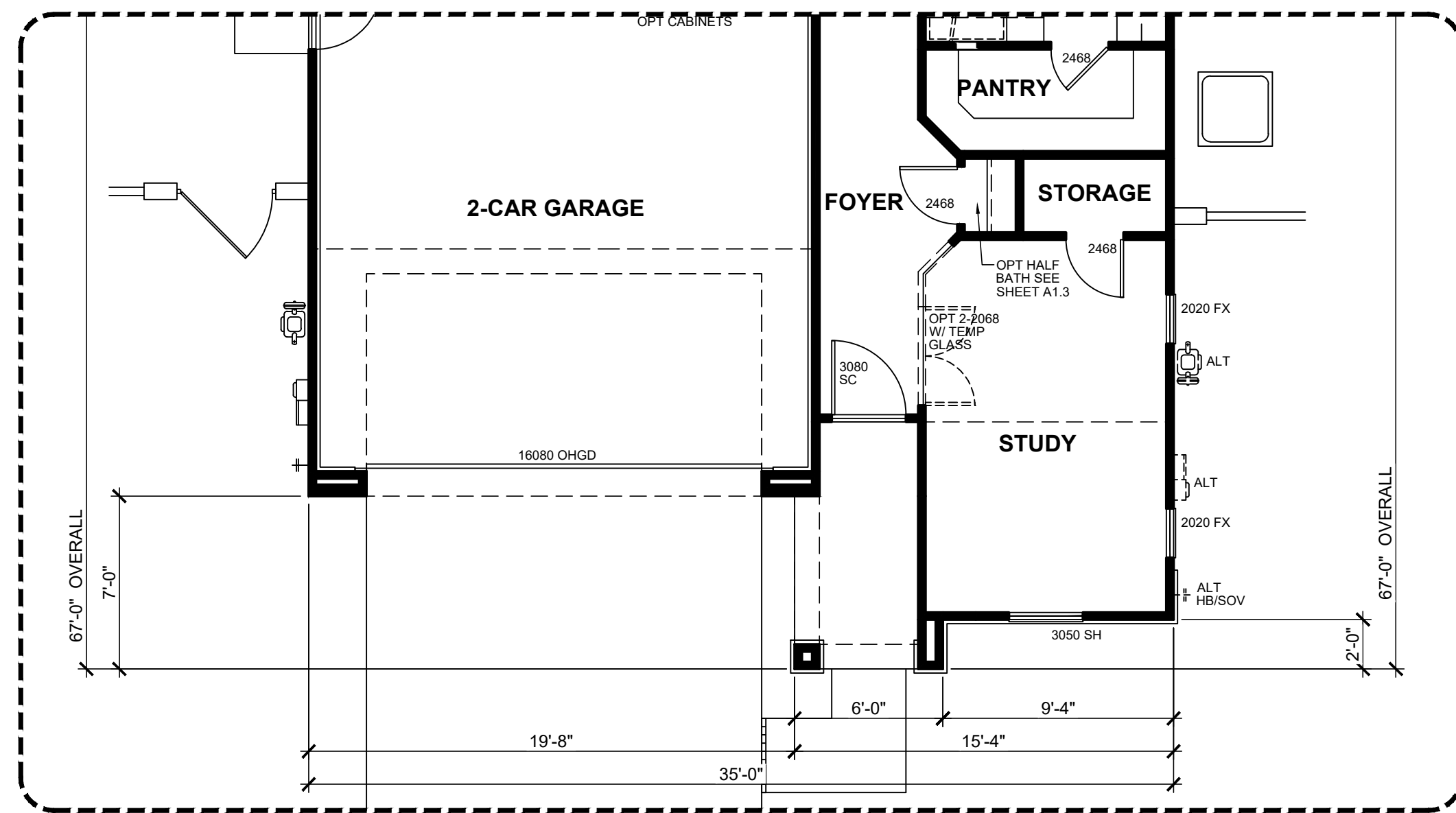
Elevation F - Mission

1/8" = 1'-0"

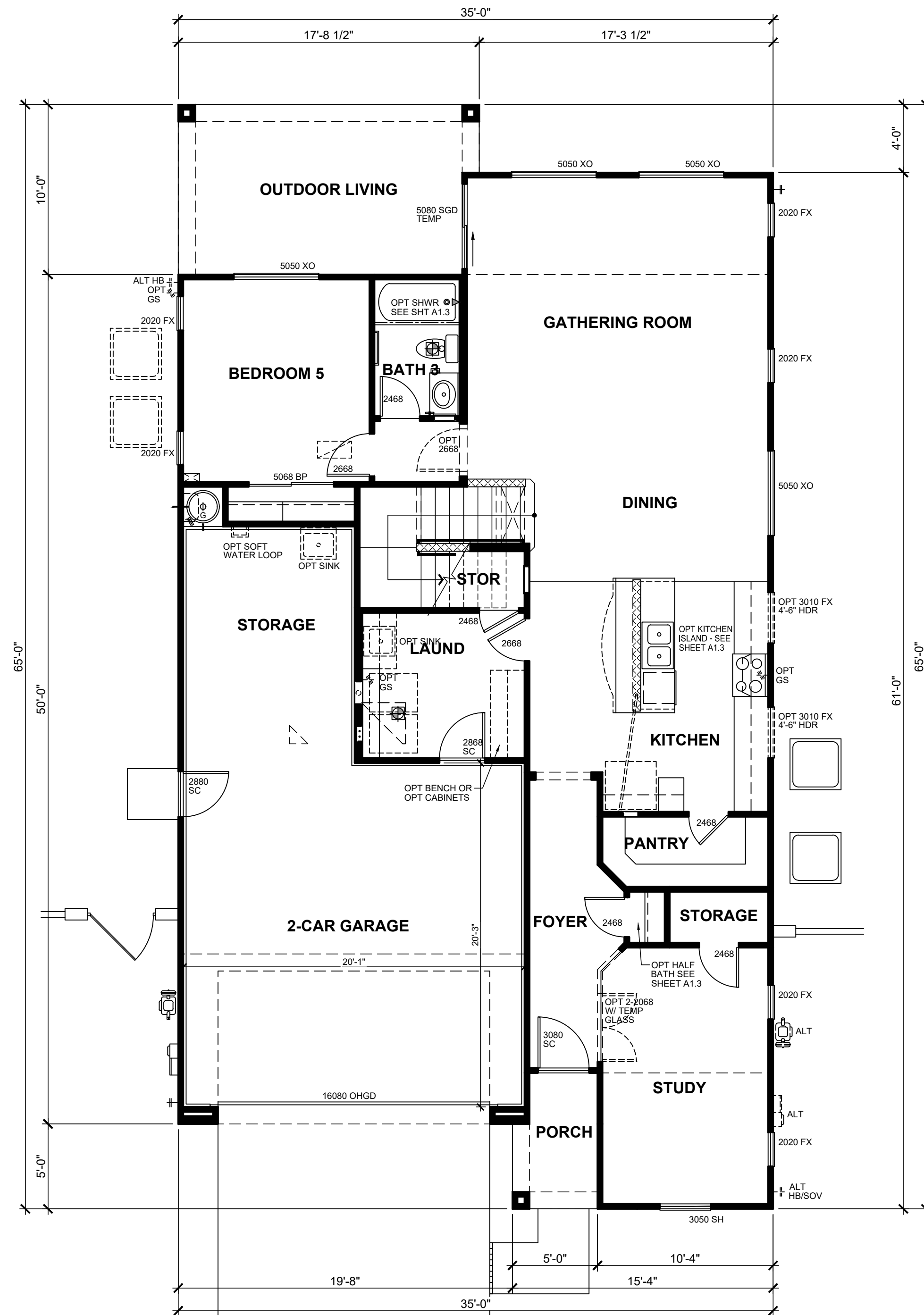
Optional Extended Outdoor Living



1st Floor Plan
Elevation D - Tuscan
3/16" = 1'-0"



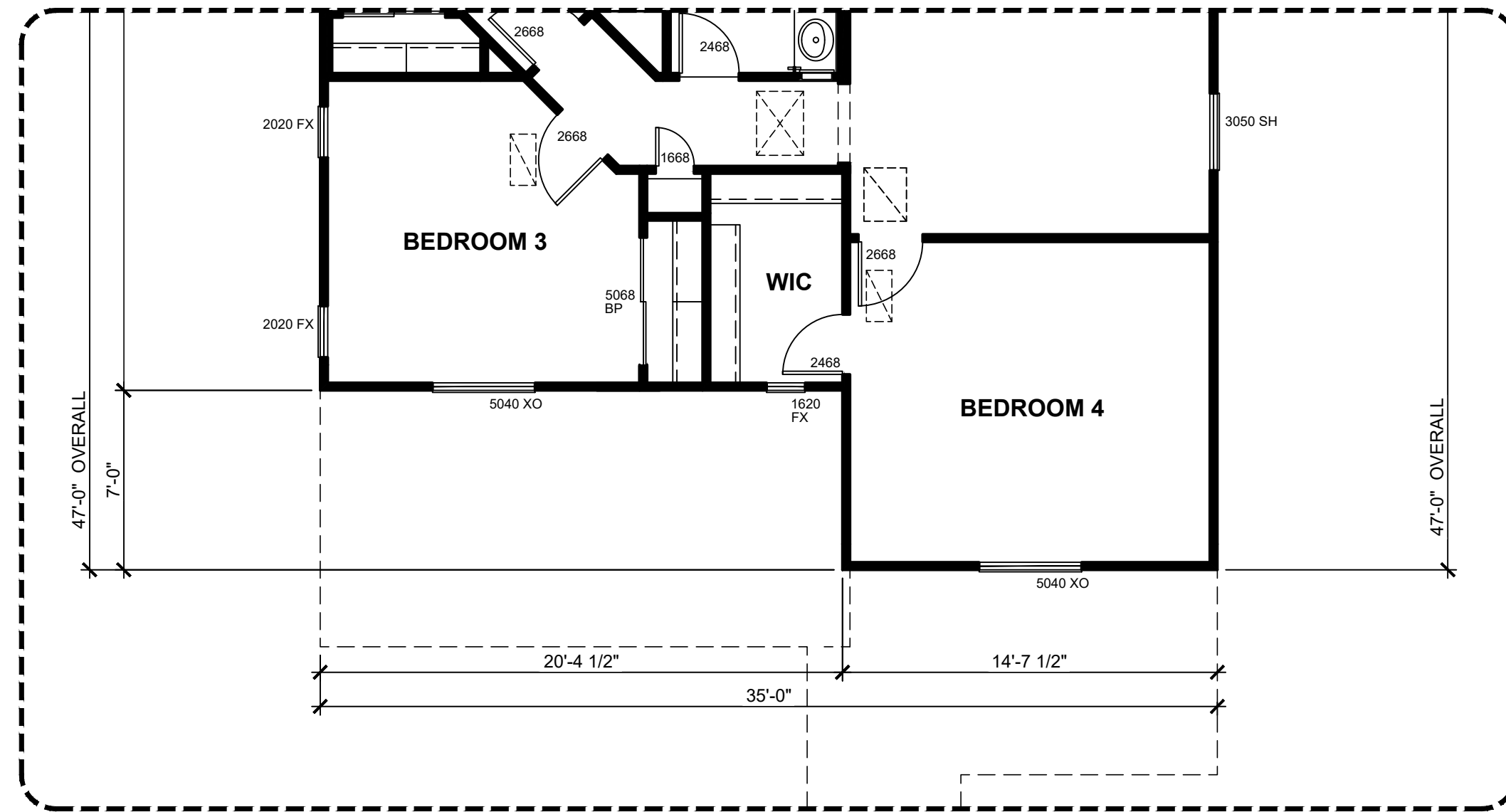
1st Floor Plan
Elevation E - Prairie
3/16" = 1'-0"



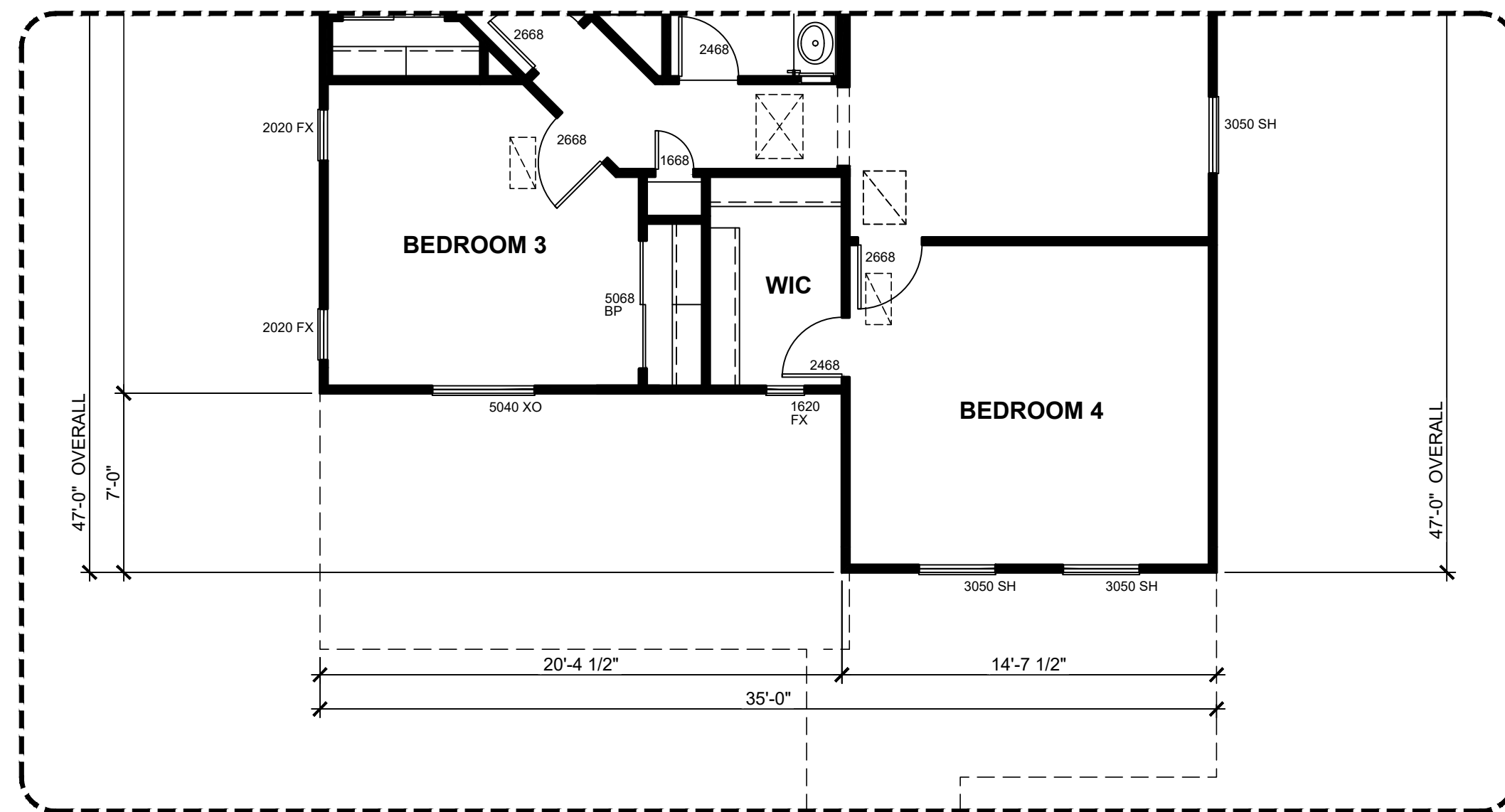
1st Floor Plan
Elevation A - Spanish
3/16" = 1'-0"

3548 | Victoria Heights | Queen Creek, Arizona - 2,758 Sq Ft

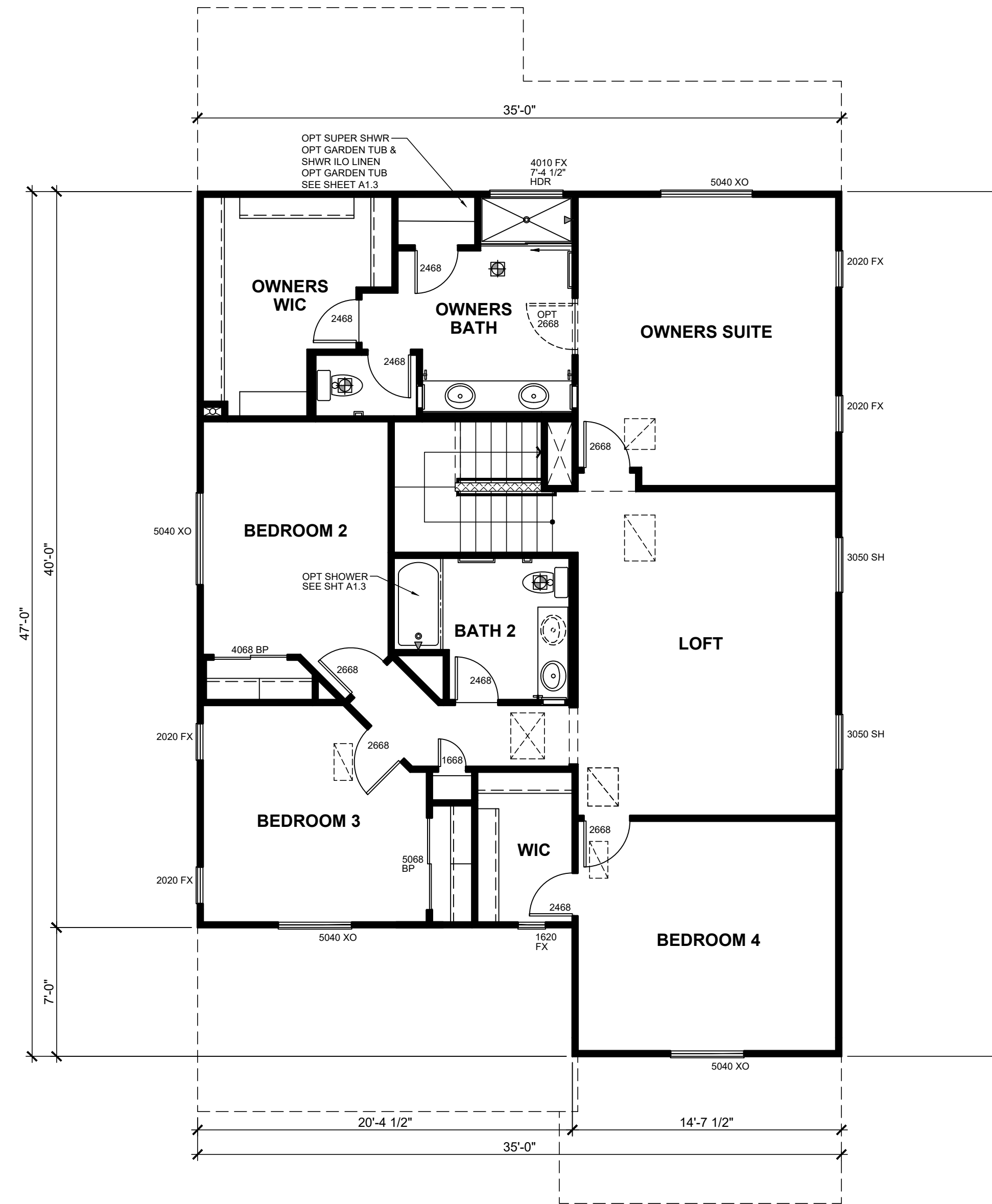
2-25-2019



2nd Floor Plan
Elevation D - Tuscan
3/16" = 1'-0"



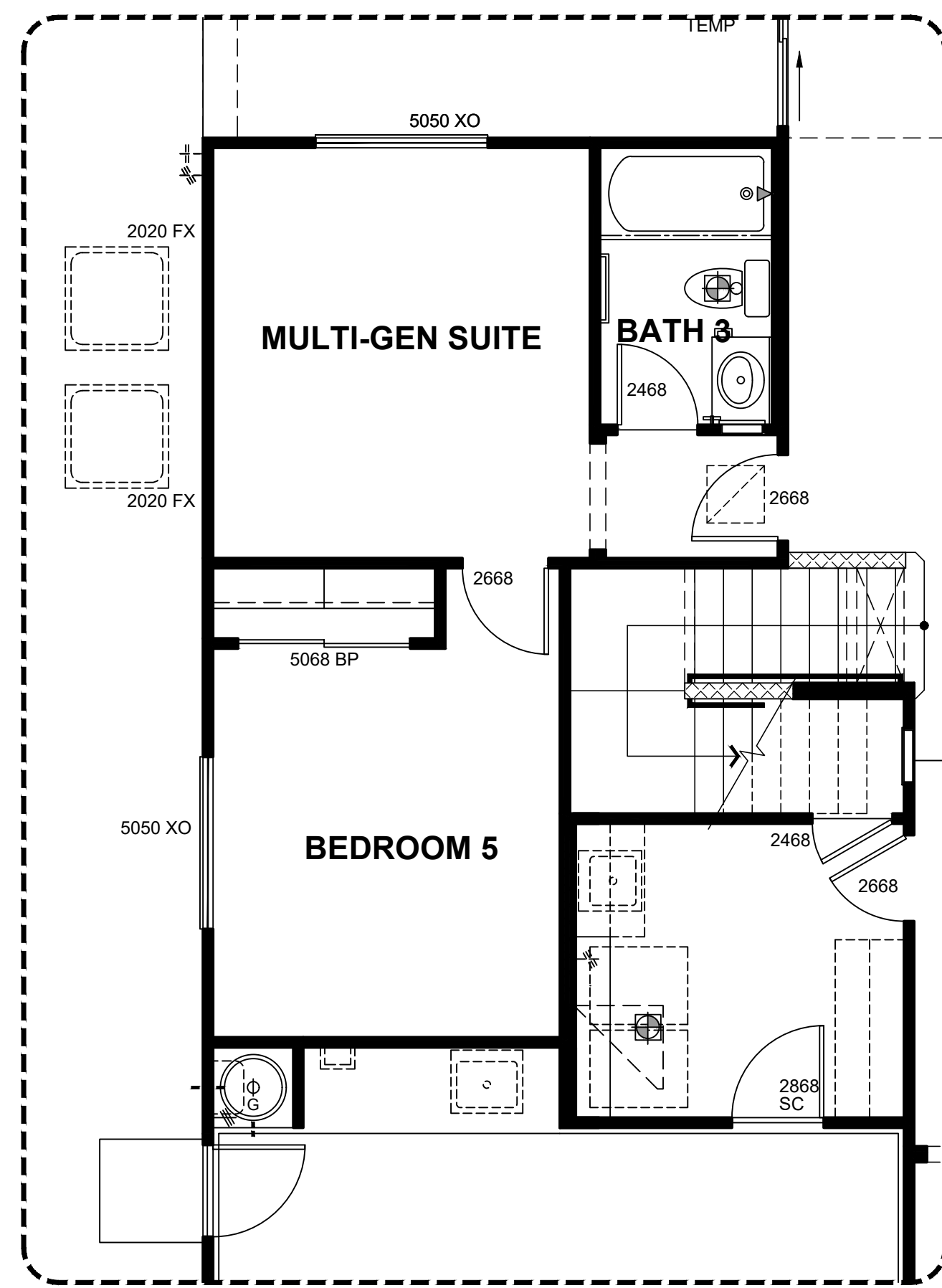
2nd Floor Plan
Elevation E - Prairie
3/16" = 1'-0"



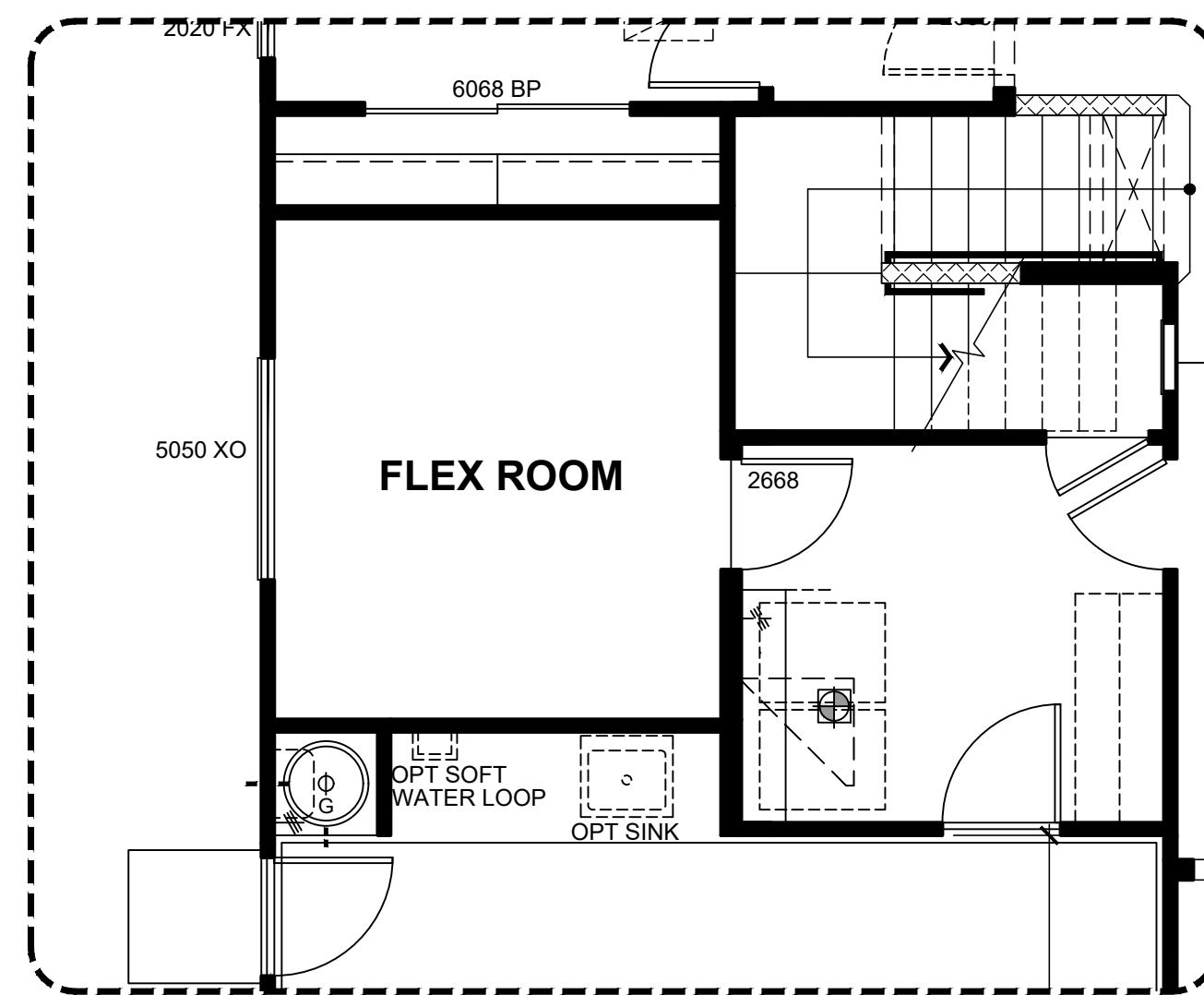
2nd Floor Plan
Elevation A - Spanish
3/16" = 1'-0"

3548 | Victoria Heights | Queen Creek, Arizona - 2,758 Sq Ft

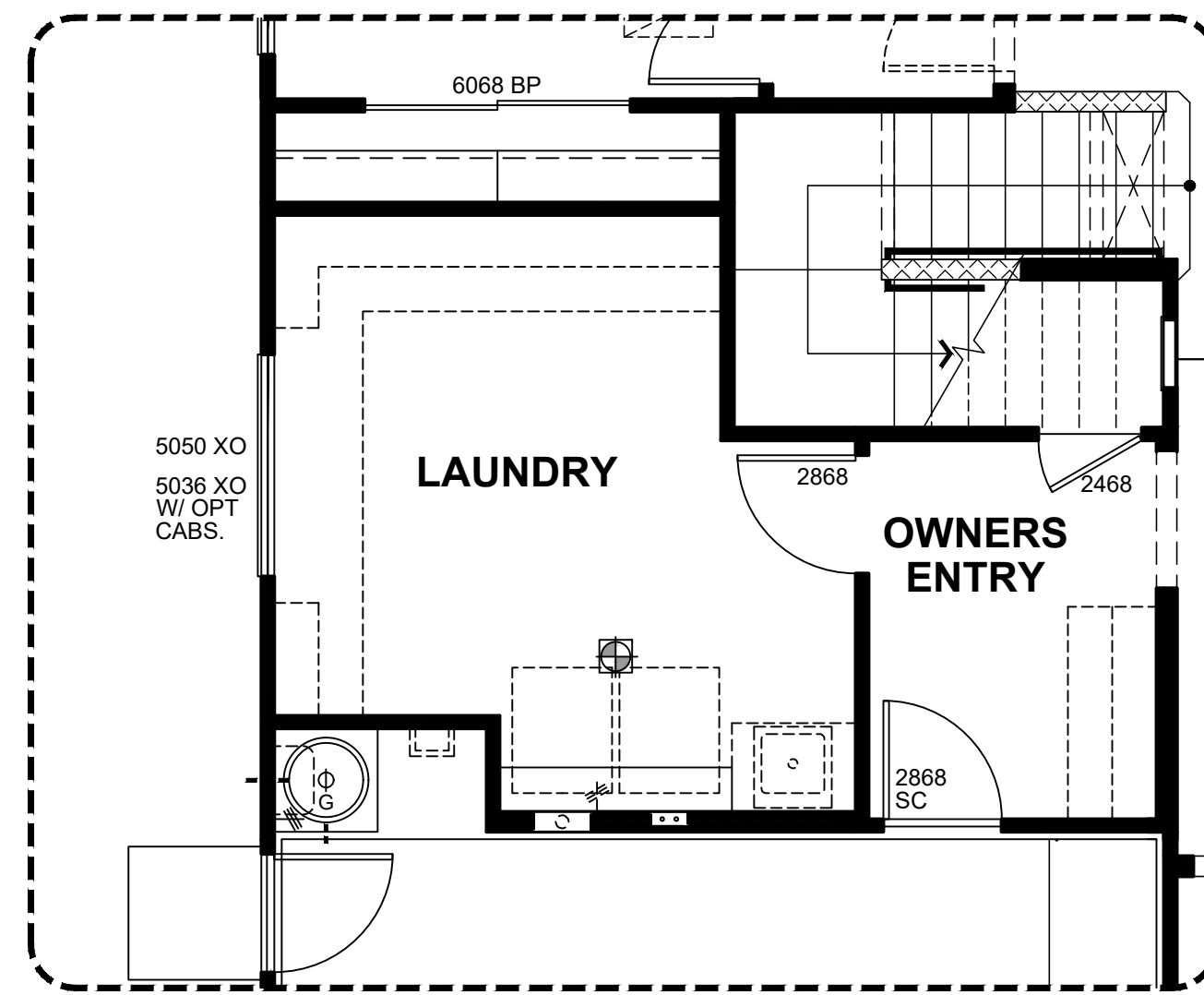
2-25-2019



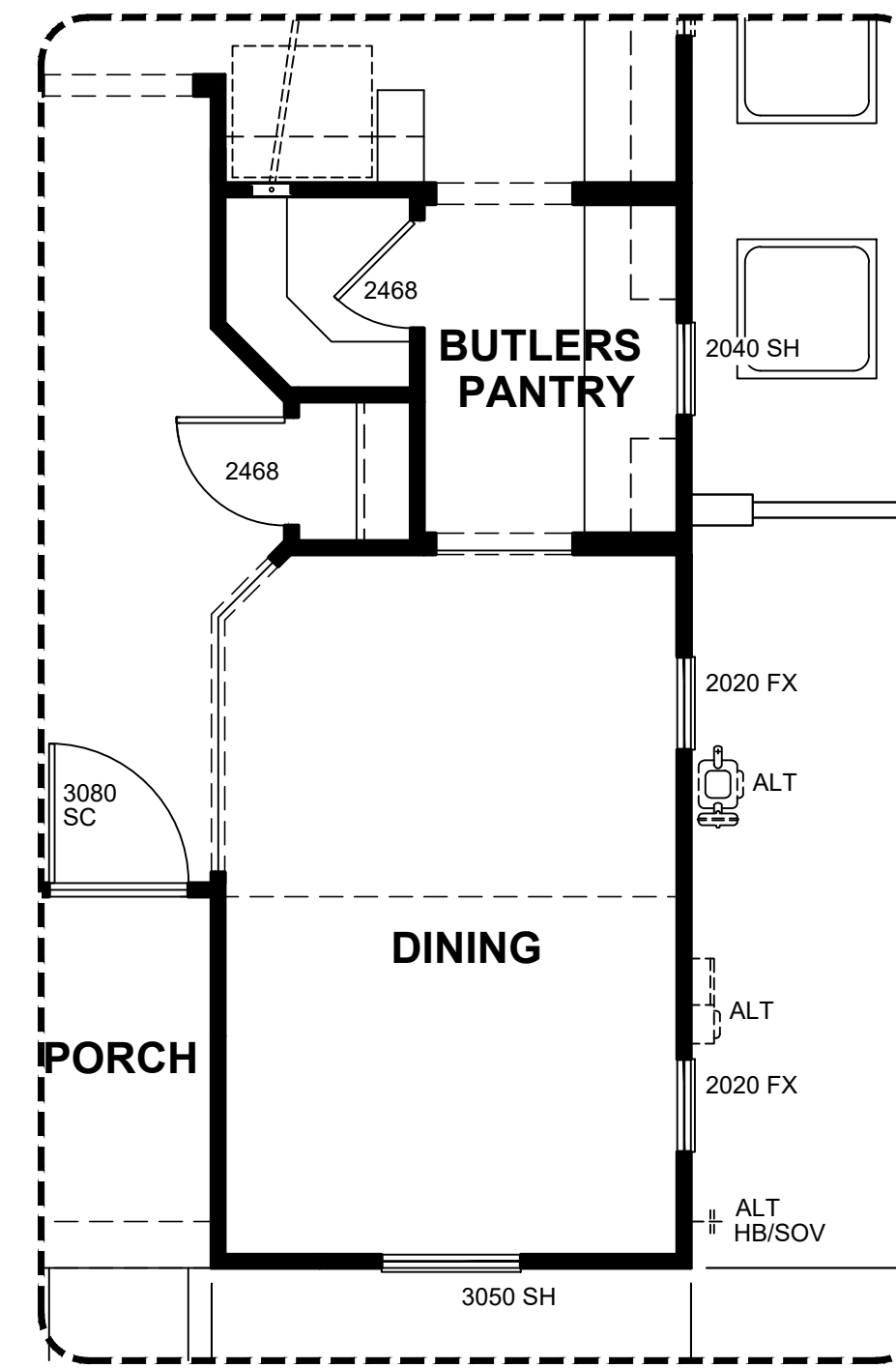
Opt Multi-Gen Suite ILO Garage Storage
All Elevations 1/4" = 1'-0"



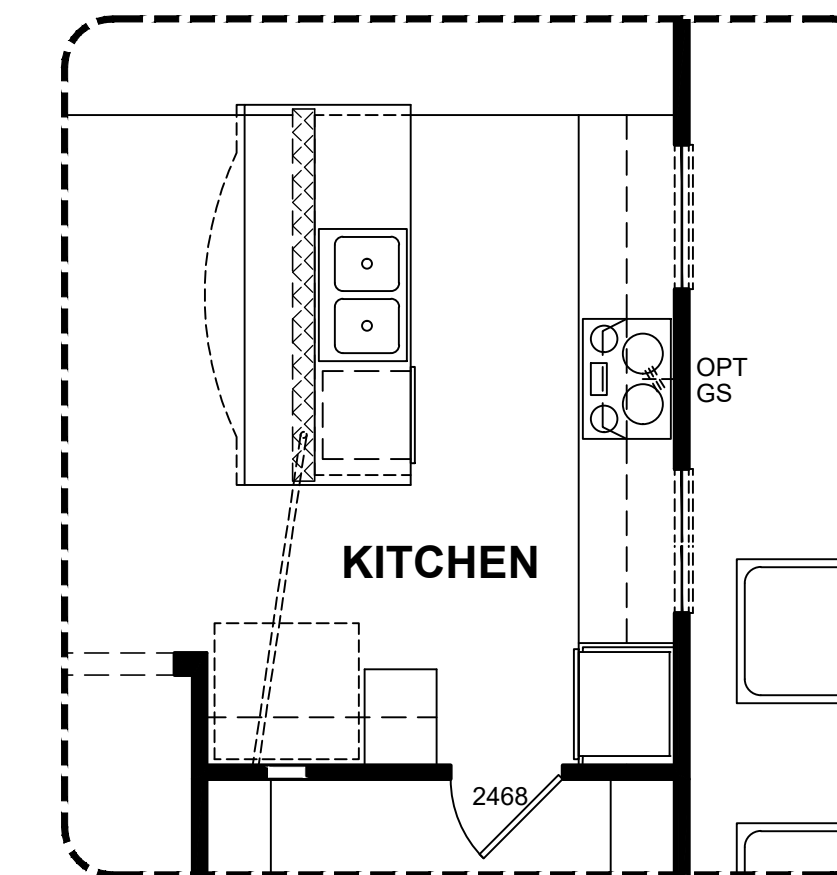
Opt Flex ILO Garage Storage
All Elevations 1/4" = 1'-0"



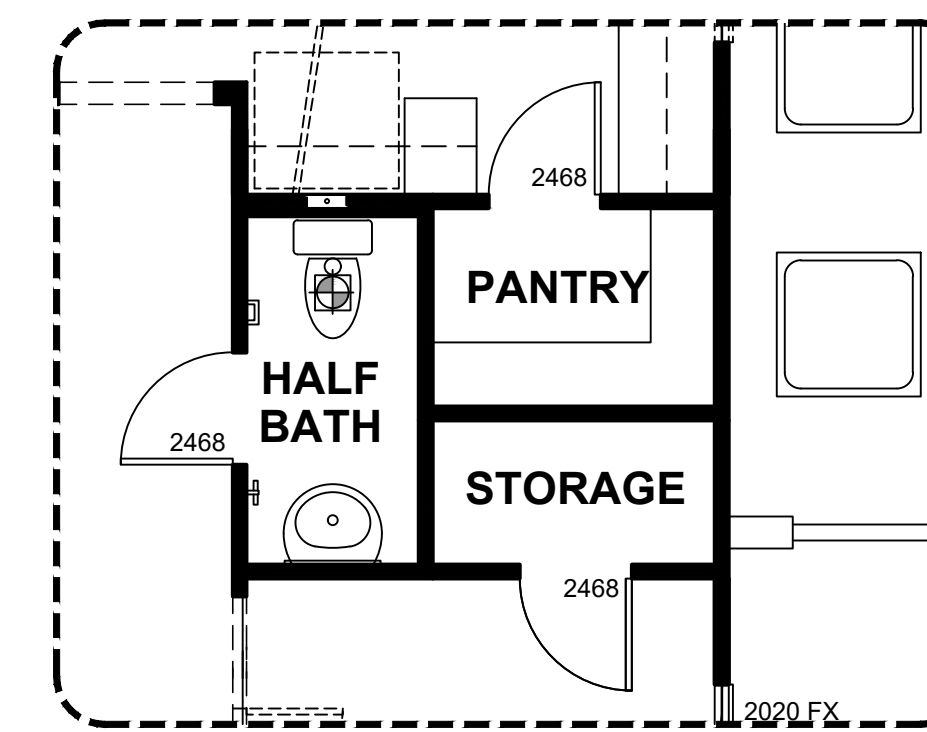
Opt Expanded Laundry ILO Garage Storage
All Elevations 1/4" = 1'-0"



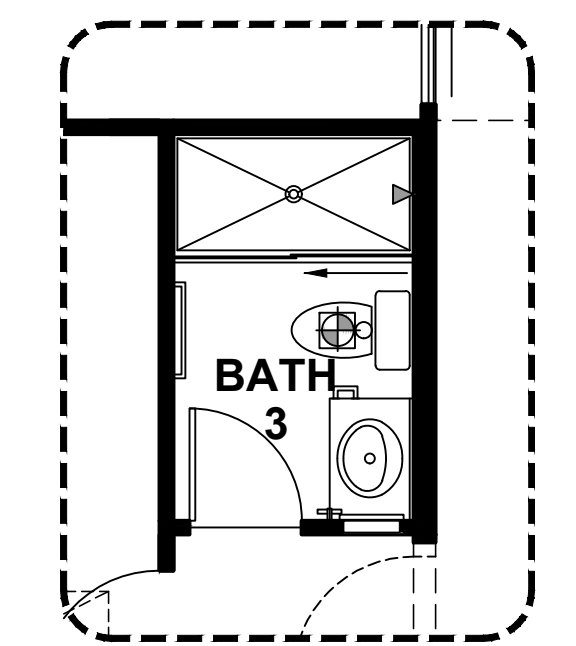
Opt Dining & Butler's Pantry ILO Study
All Elevations 1/4" = 1'-0"



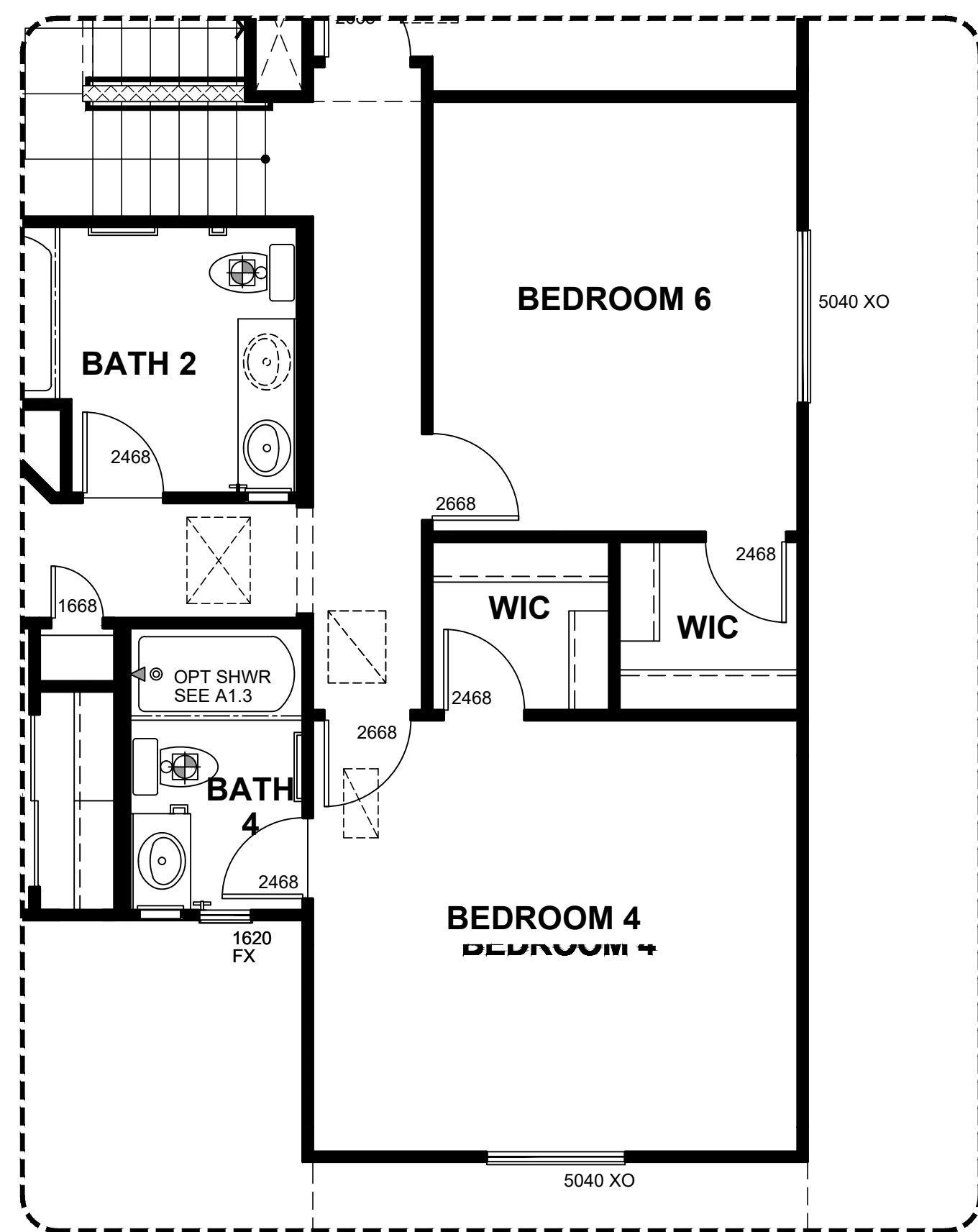
Opt Gourmet Kitchen
All Elevations 1/4" = 1'-0"



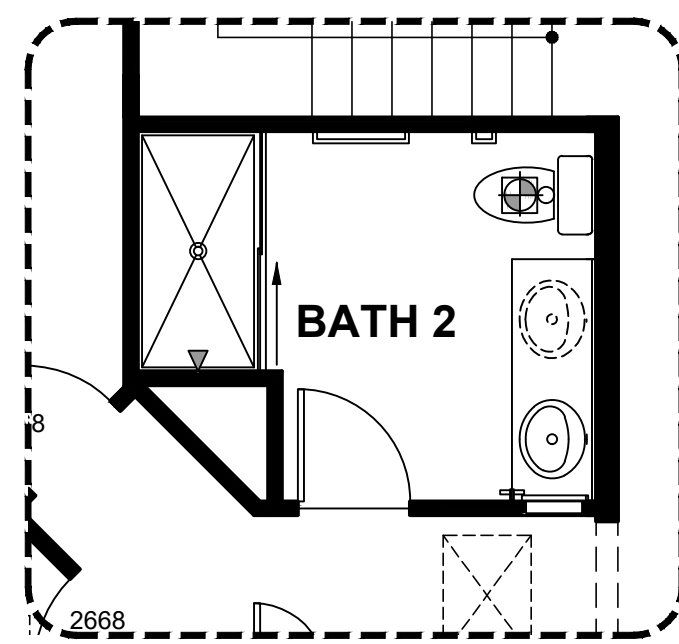
Opt Half Bath At Foyer
All Elevations 1/4" = 1'-0"



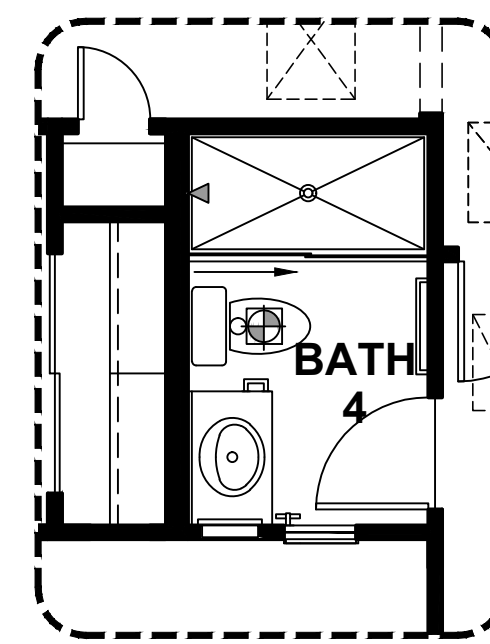
Opt Shower At Bath 3
All Elevations 1/4" = 1'-0"



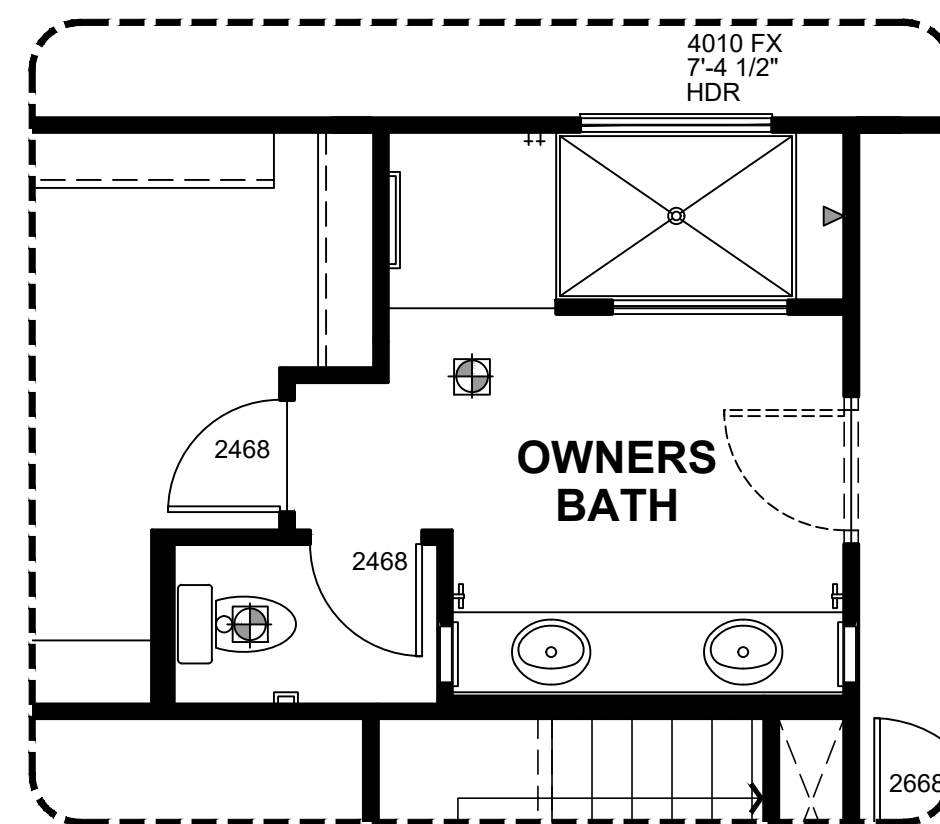
Opt Bedroom 6 And Bath 4 ILO Loft And WIC
All Elevations 1/4" = 1'-0"



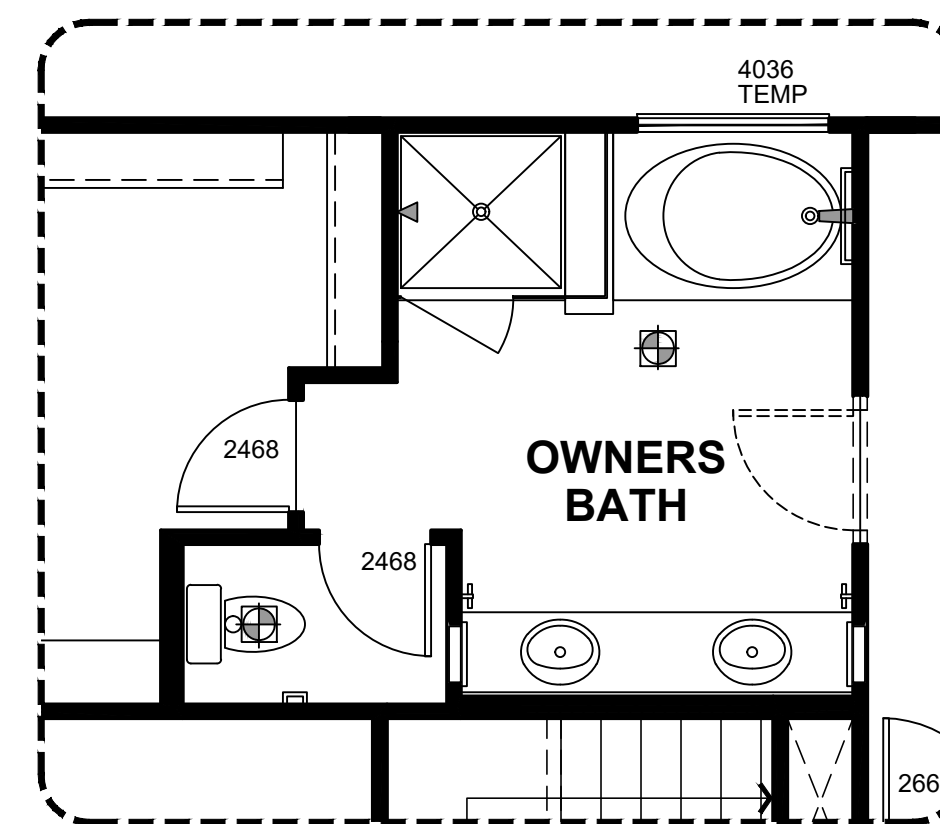
Opt Shower At Bath 2
All Elevations 1/4" = 1'-0"



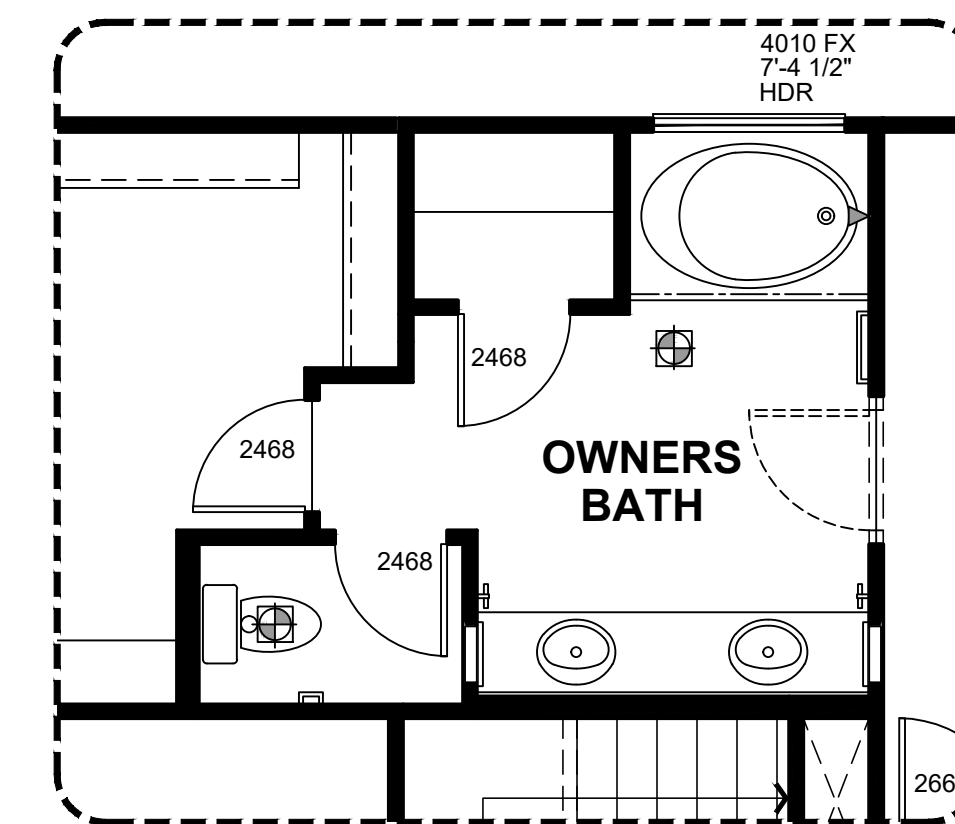
Opt Shower At Bath 4
All Elevations 1/4" = 1'-0"



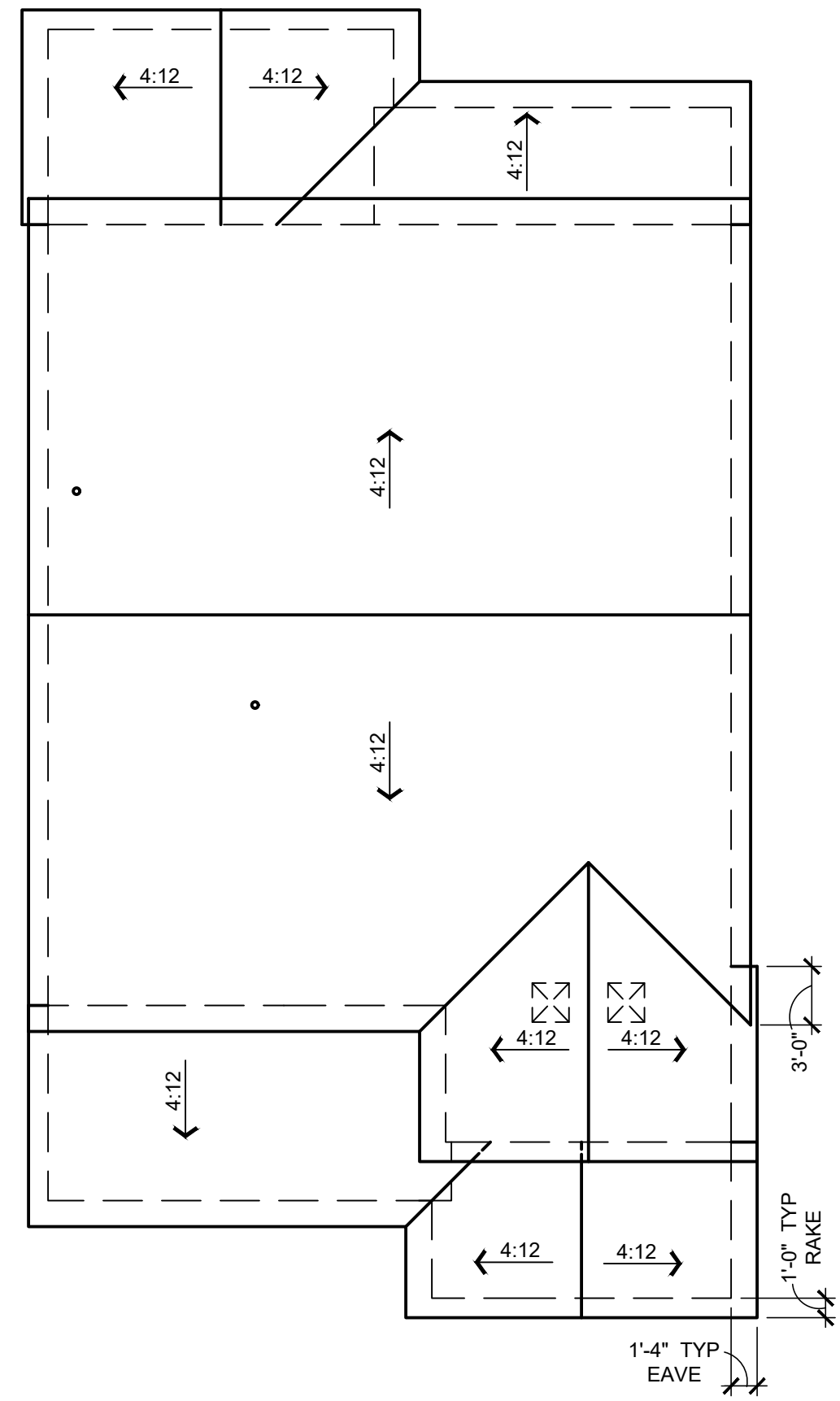
Opt Super Shower At Owner's Bath
All Elevations 1/4" = 1'-0"



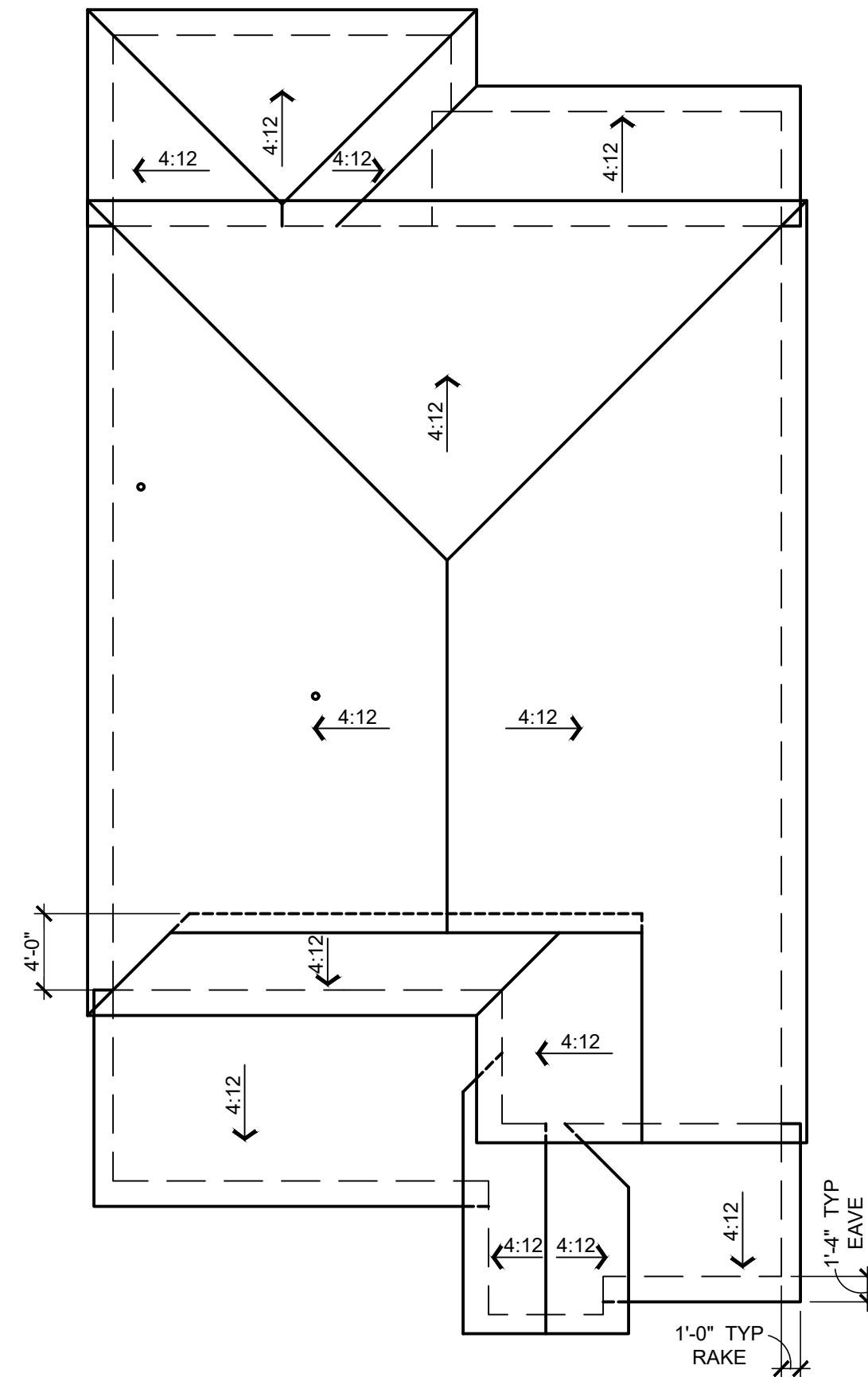
Opt Garden Tub & Shower ILO Linen At Owner's Bath
All Elevations 1/4" = 1'-0"



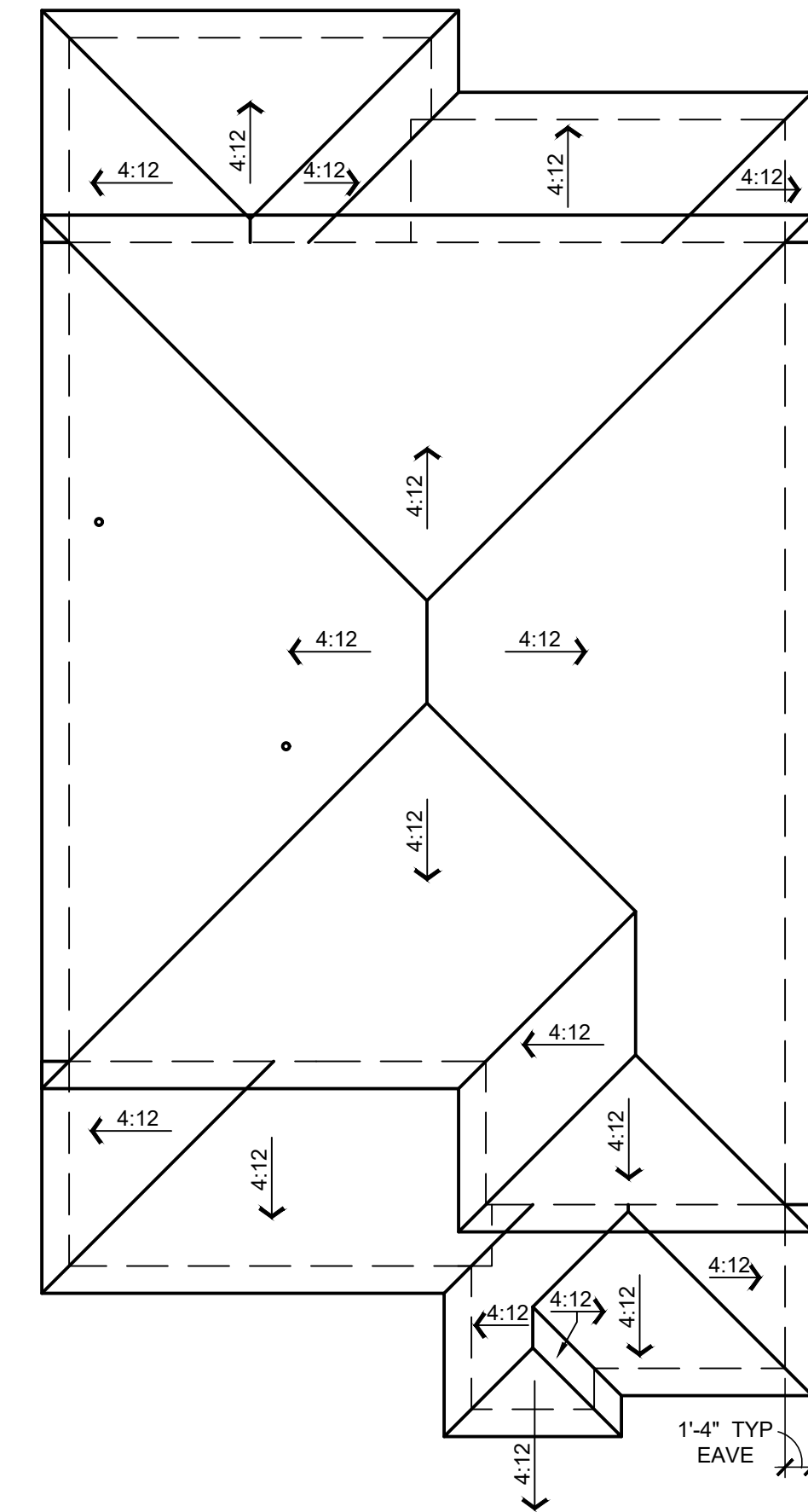
Opt Garden Tub At Owner's Bath
All Elevations 1/4" = 1'-0"



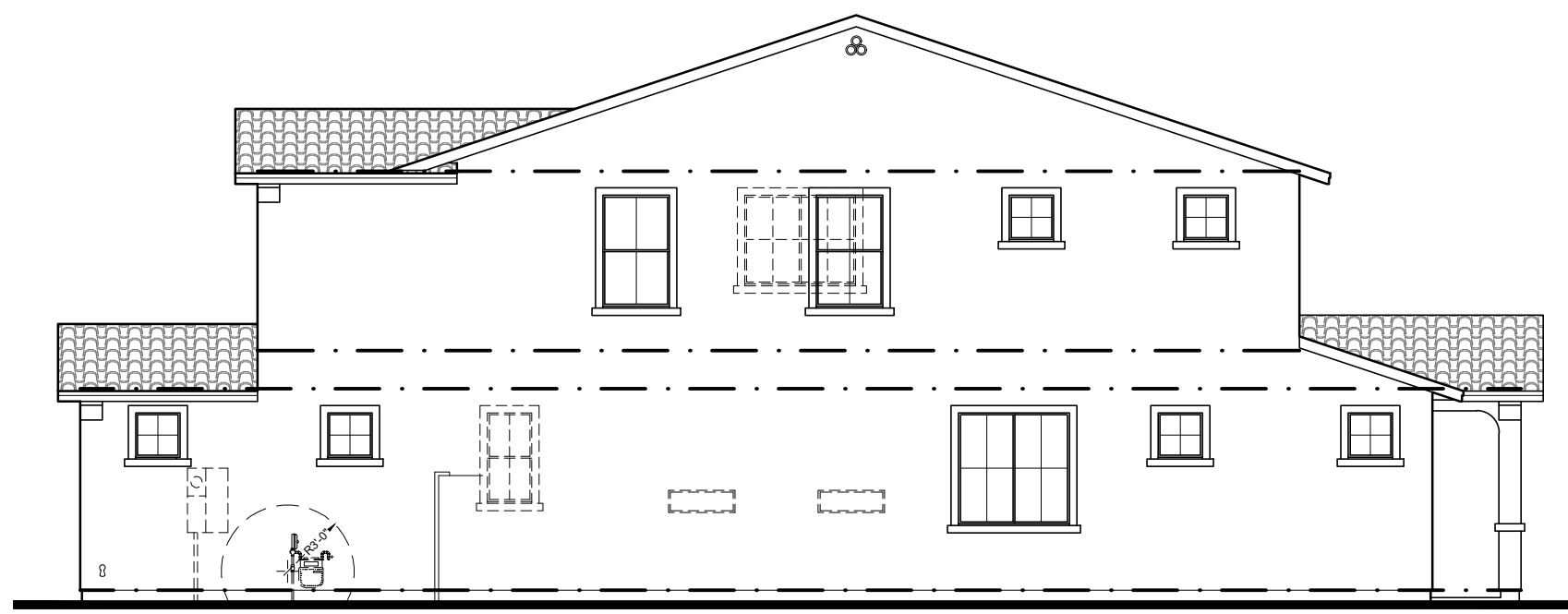
Roof Plan
Elevation A - Spanish 1/8" = 1'-0"



Roof Plan
Elevation D - Tuscan 1/8" = 1'-0"



Roof Plan
Elevation E - Prairie 1/8" = 1'-0"



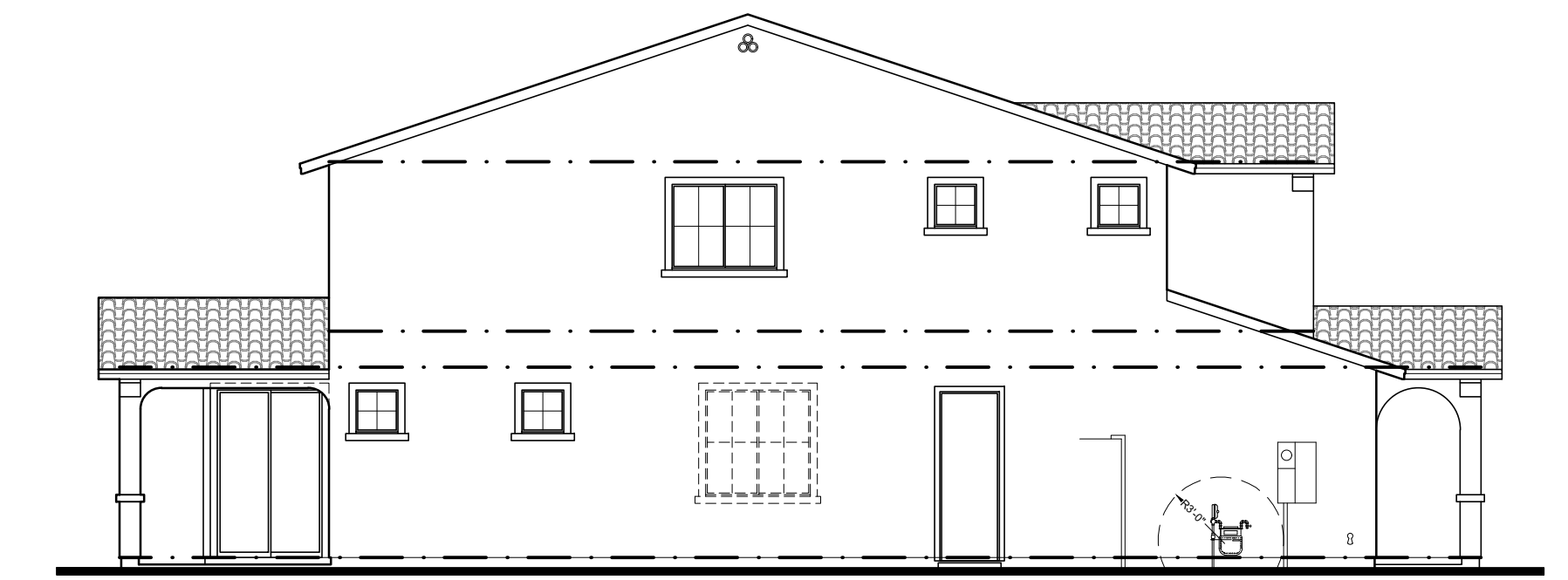
Right Elevation

Elevation A - Spanish 1/8" = 1'-0"



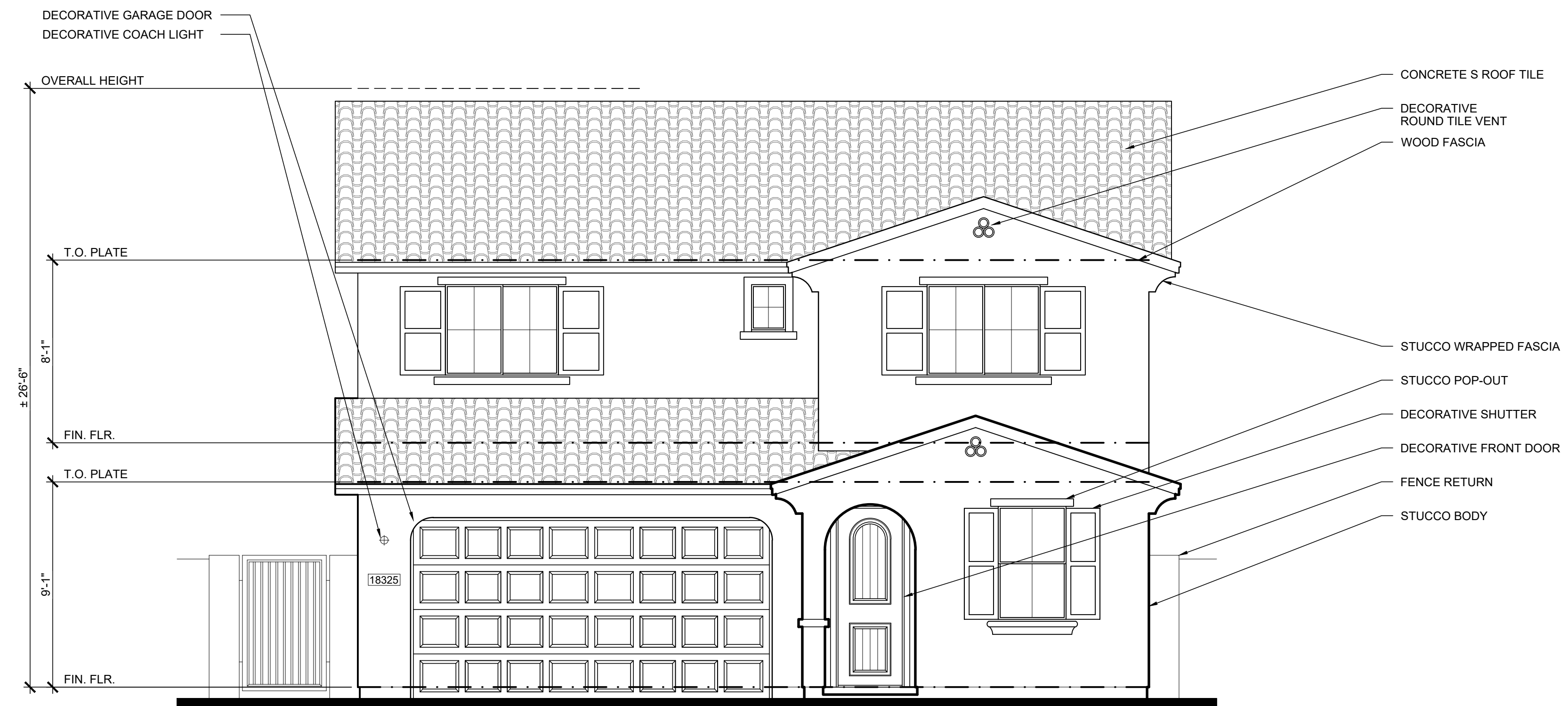
Rear Elevation

Elevation A - Spanish 1/8" = 1'-0"



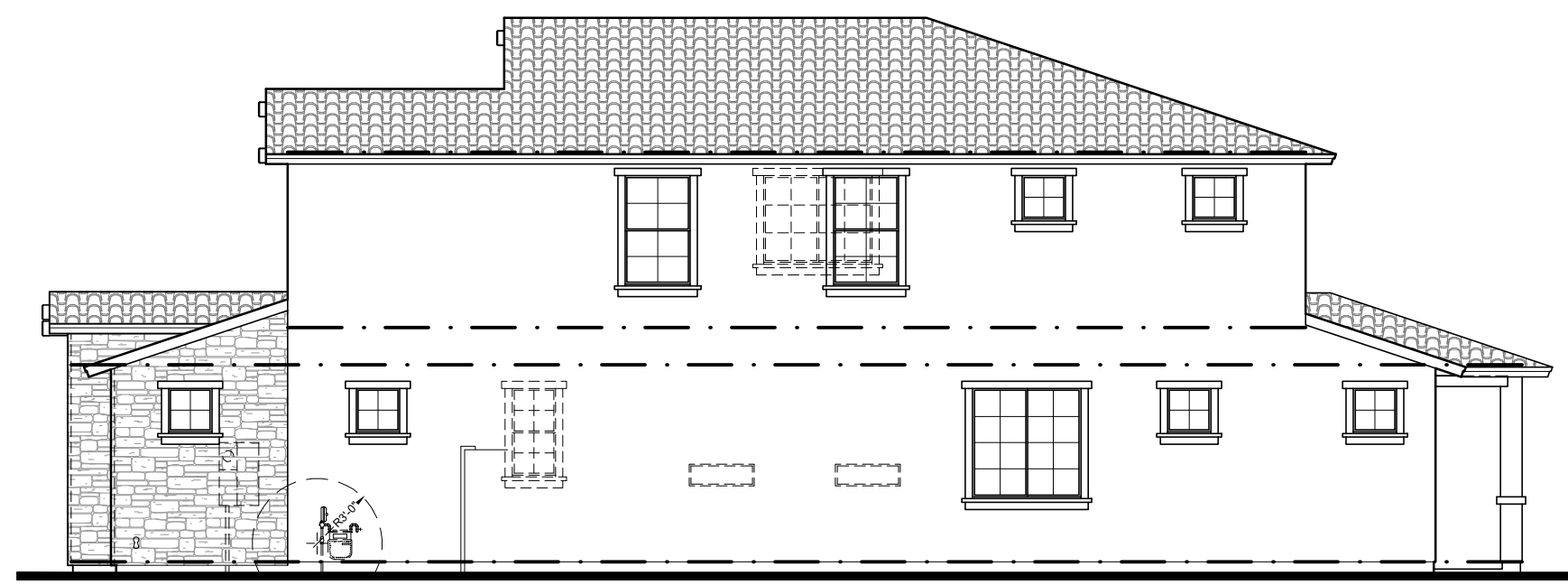
Left Elevation

Elevation A - Spanish 1/8" = 1'-0"



Front Elevation

Elevation A - Spanish 1/4" = 1'-0"



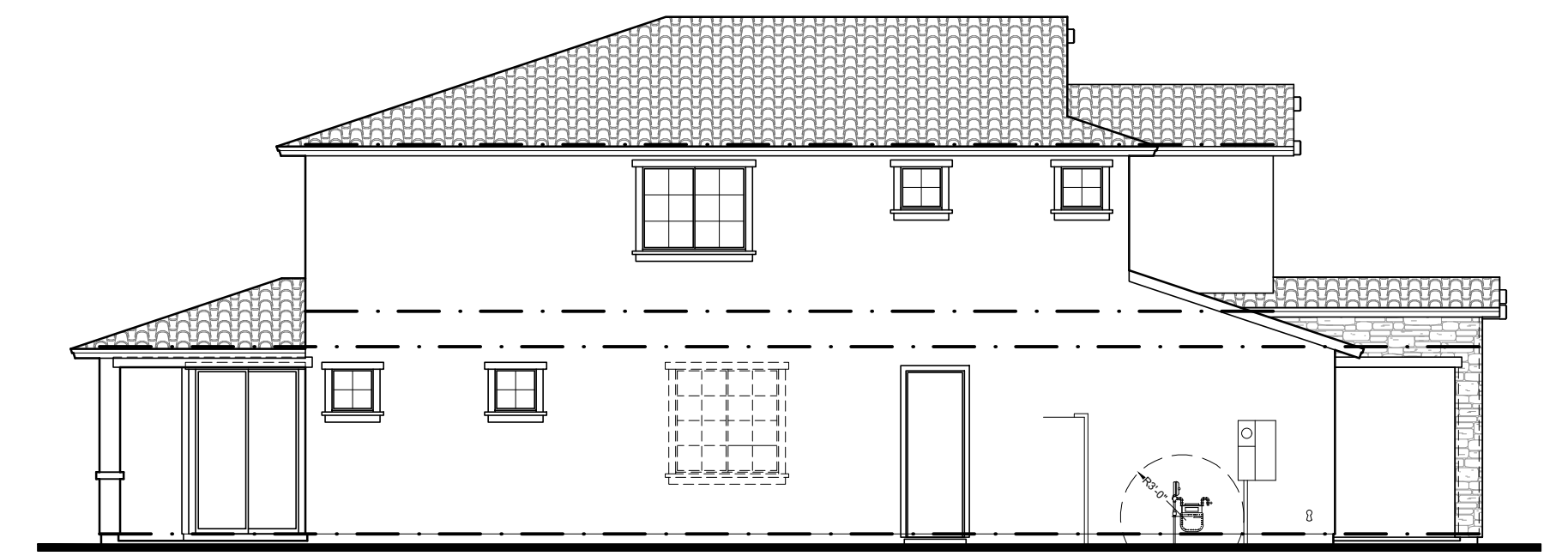
Right Elevation

Elevation D - Tuscan 1/8" = 1'-0"



Rear Elevation

Elevation D - Tuscan 1/8" = 1'-0"



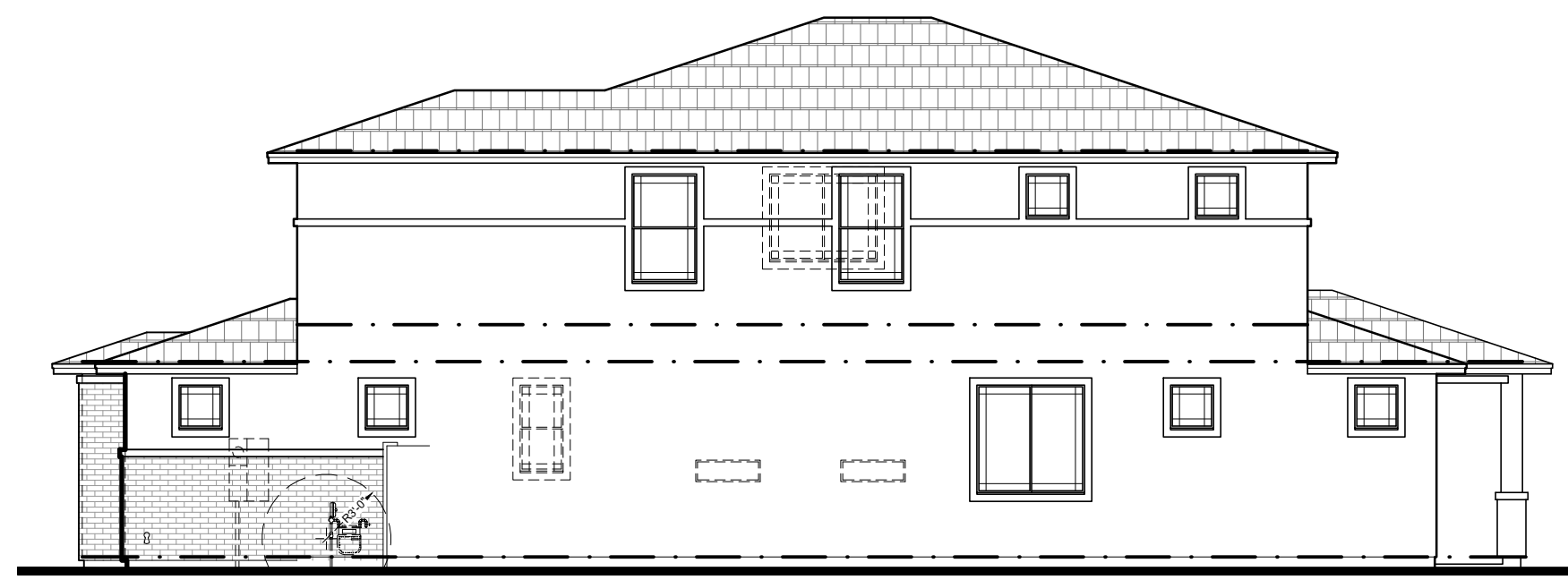
Left Elevation

Elevation D - Tuscan 1/8" = 1'-0"



Front Elevation

Elevation D - Tuscan 1/4" = 1'-0"



Right Elevation

Elevation E - Prairie

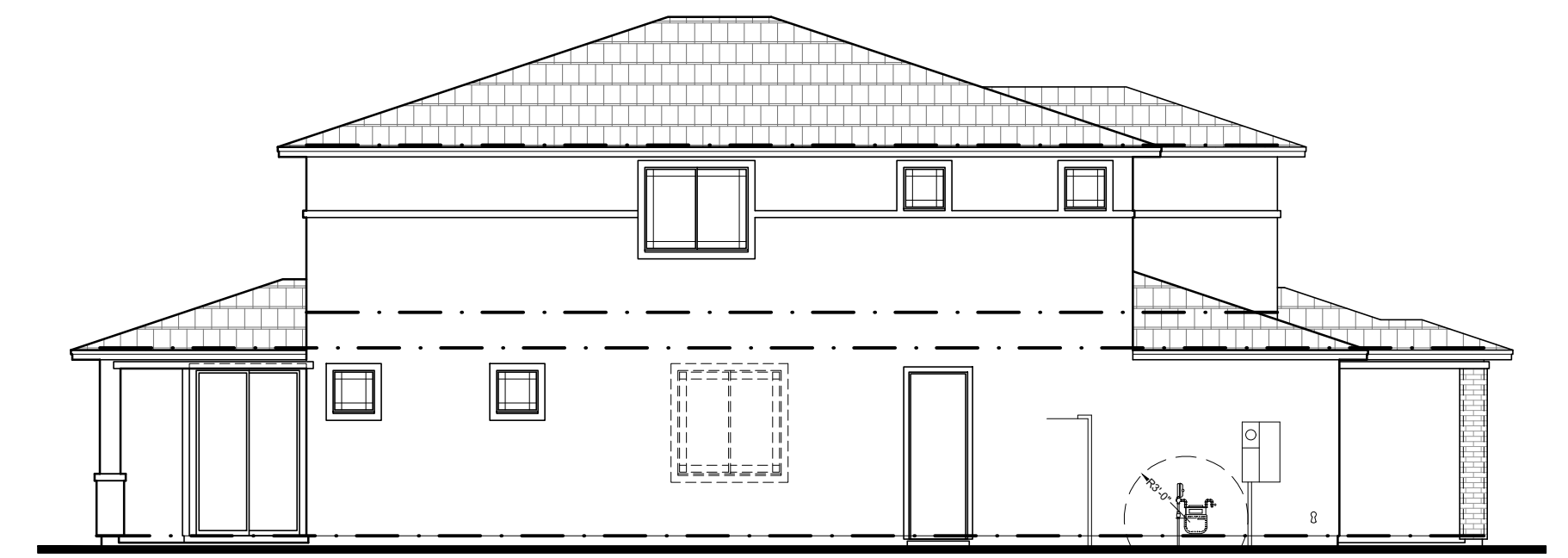
1/8" = 1'-0"



Rear Elevation

Elevation E - Prairie

1/8" = 1'-0"



Left Elevation

Elevation E - Prairie

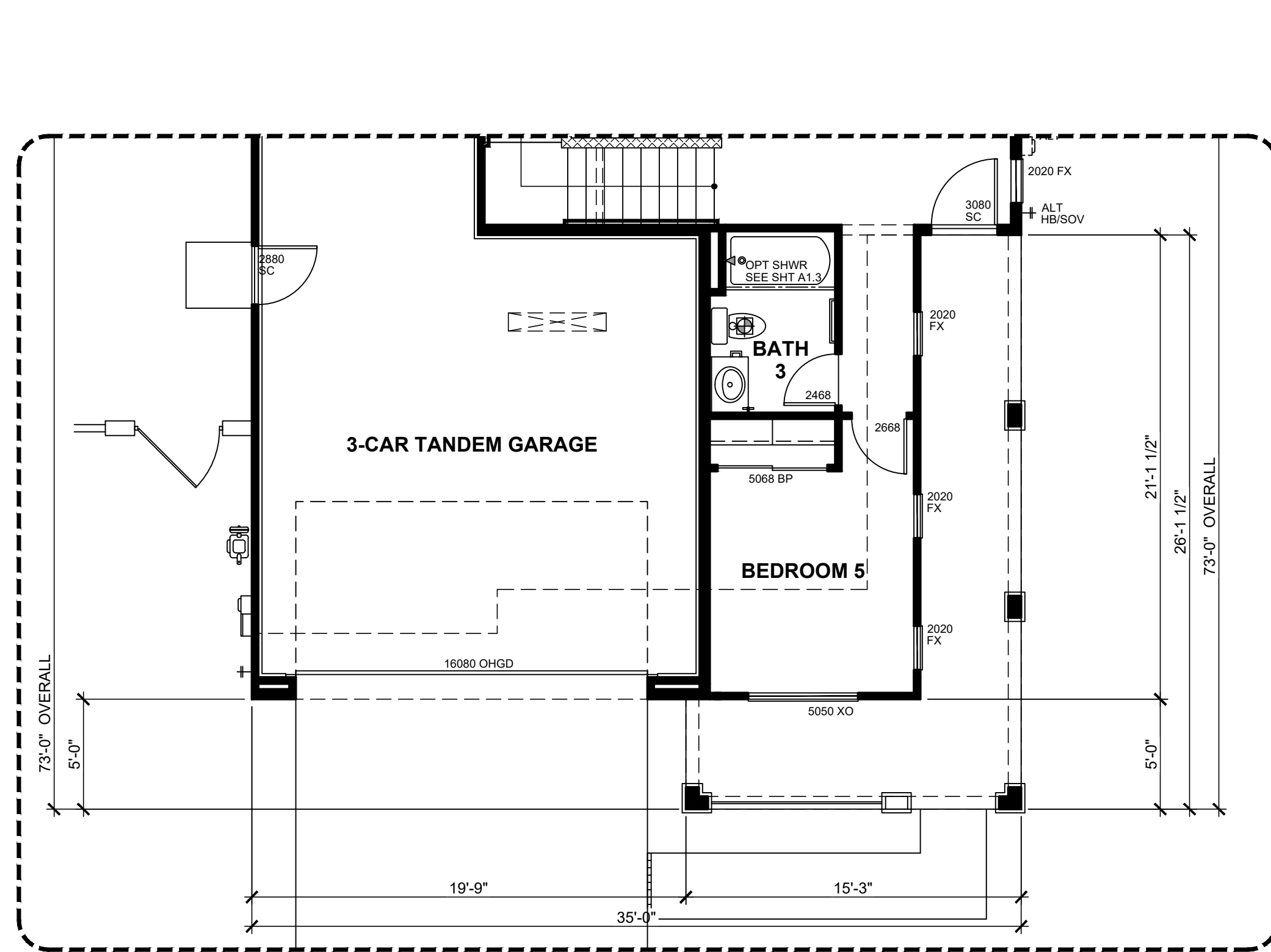
1/8" = 1'-0"



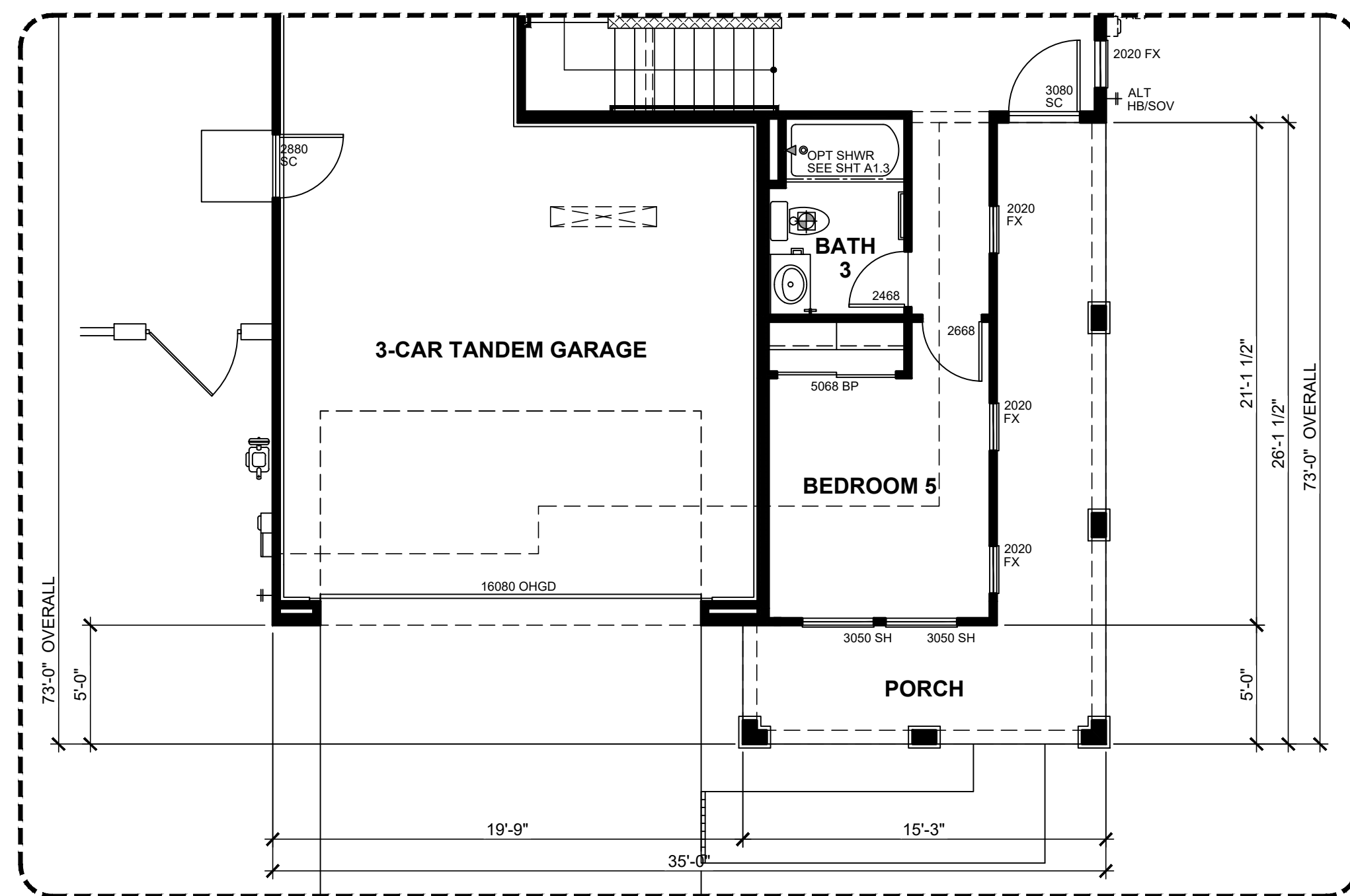
Front Elevation

Elevation E - Prairie

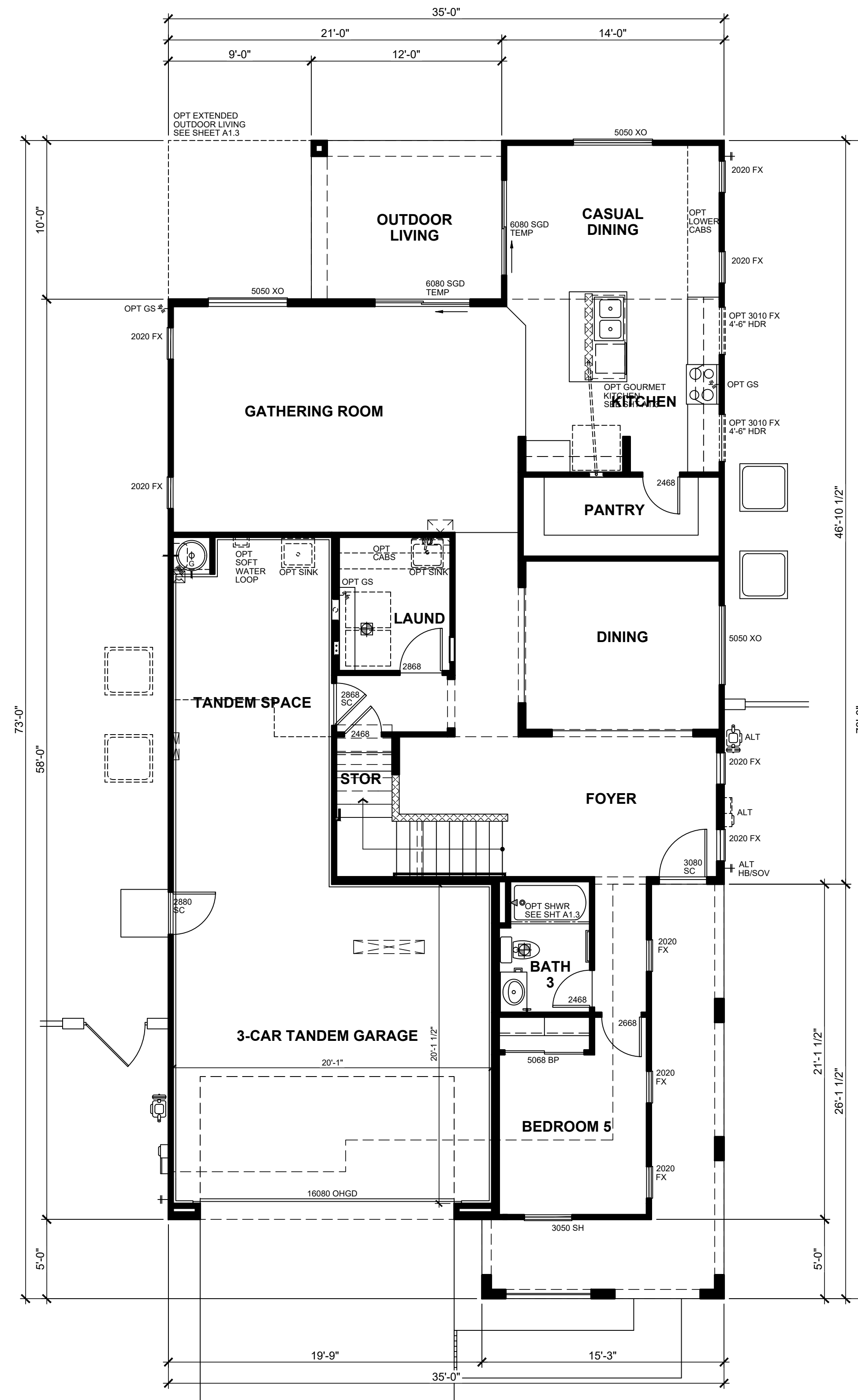
1/4" = 1'-0"



1st Floor Plan
Elevation D - Tuscan
3/16" = 1'-0"

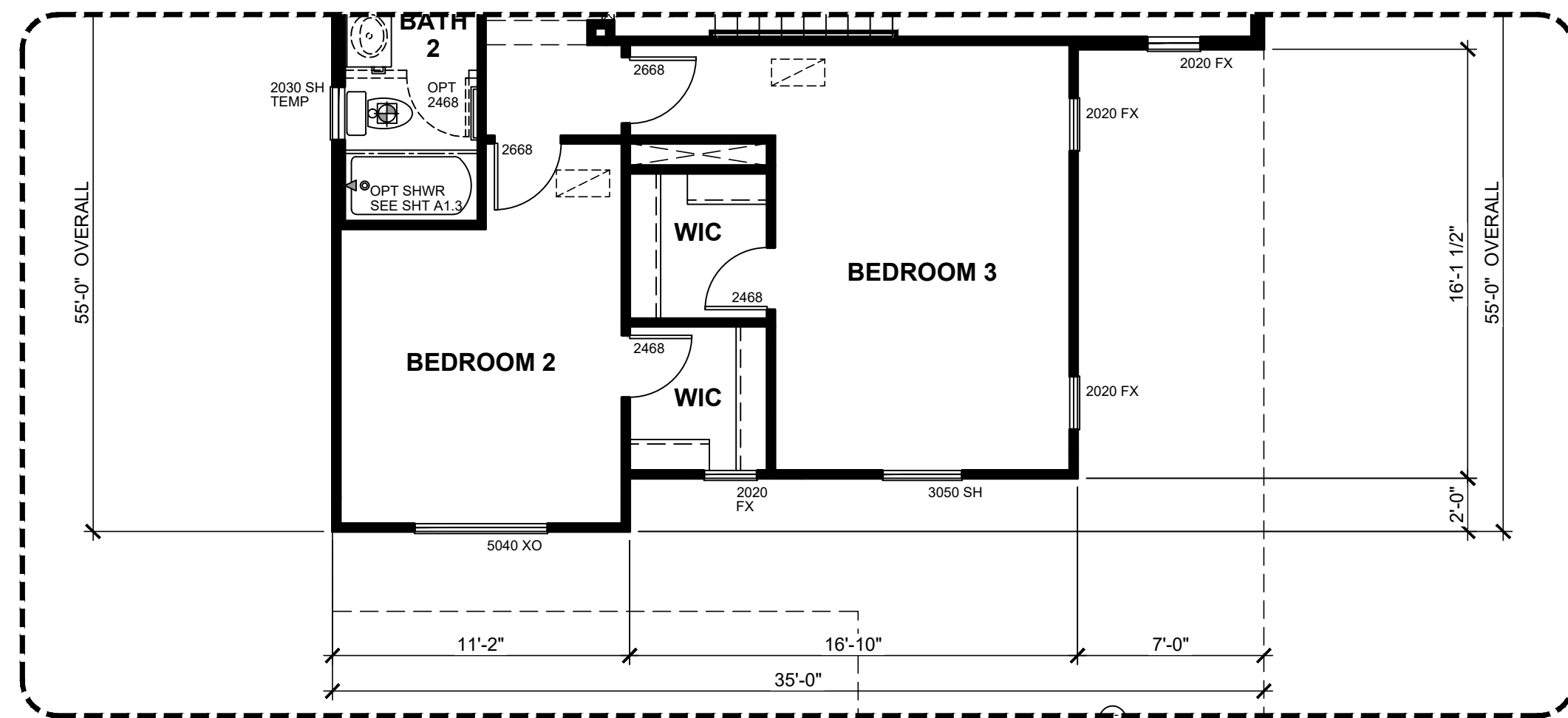


1st Floor Plan
Elevation E - Prairie
3/16" = 1'-0"

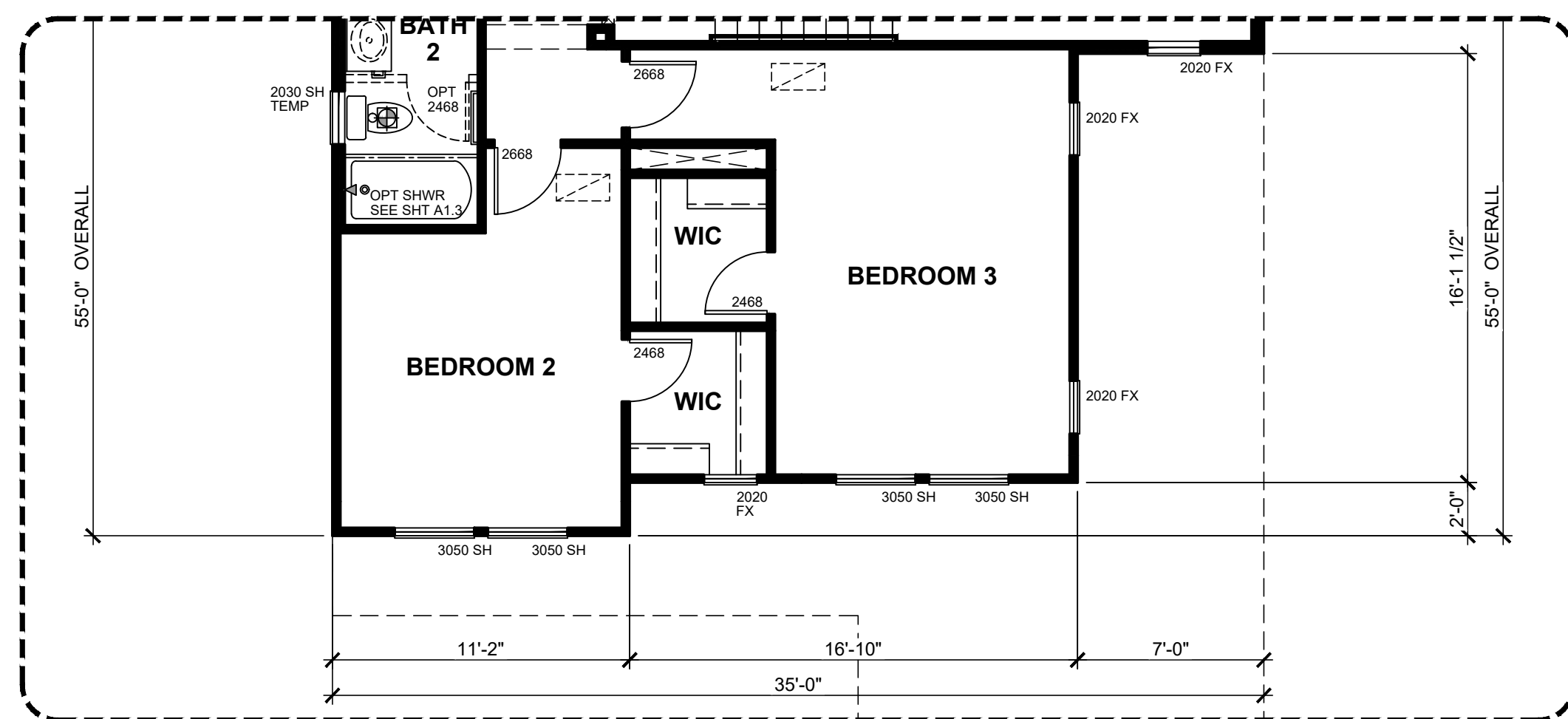


1st Floor Plan
Elevation A - Spanish
3/16" = 1'-0"

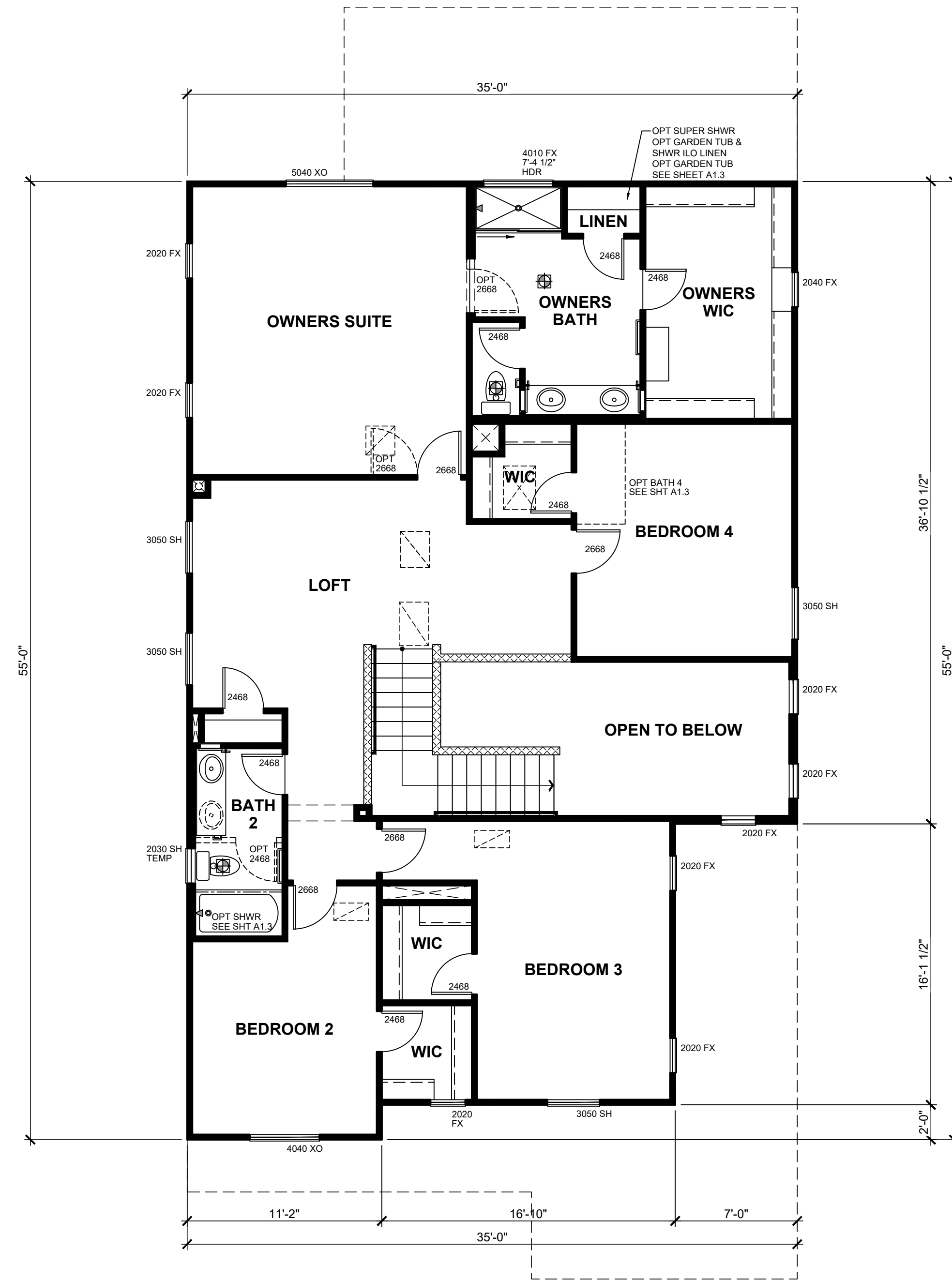
3558 | Victoria Heights | Queen Creek, Arizona - 2,961 Sq Ft



2nd Floor Plan
Elevation D - Tuscan 3/16" = 1'-0"



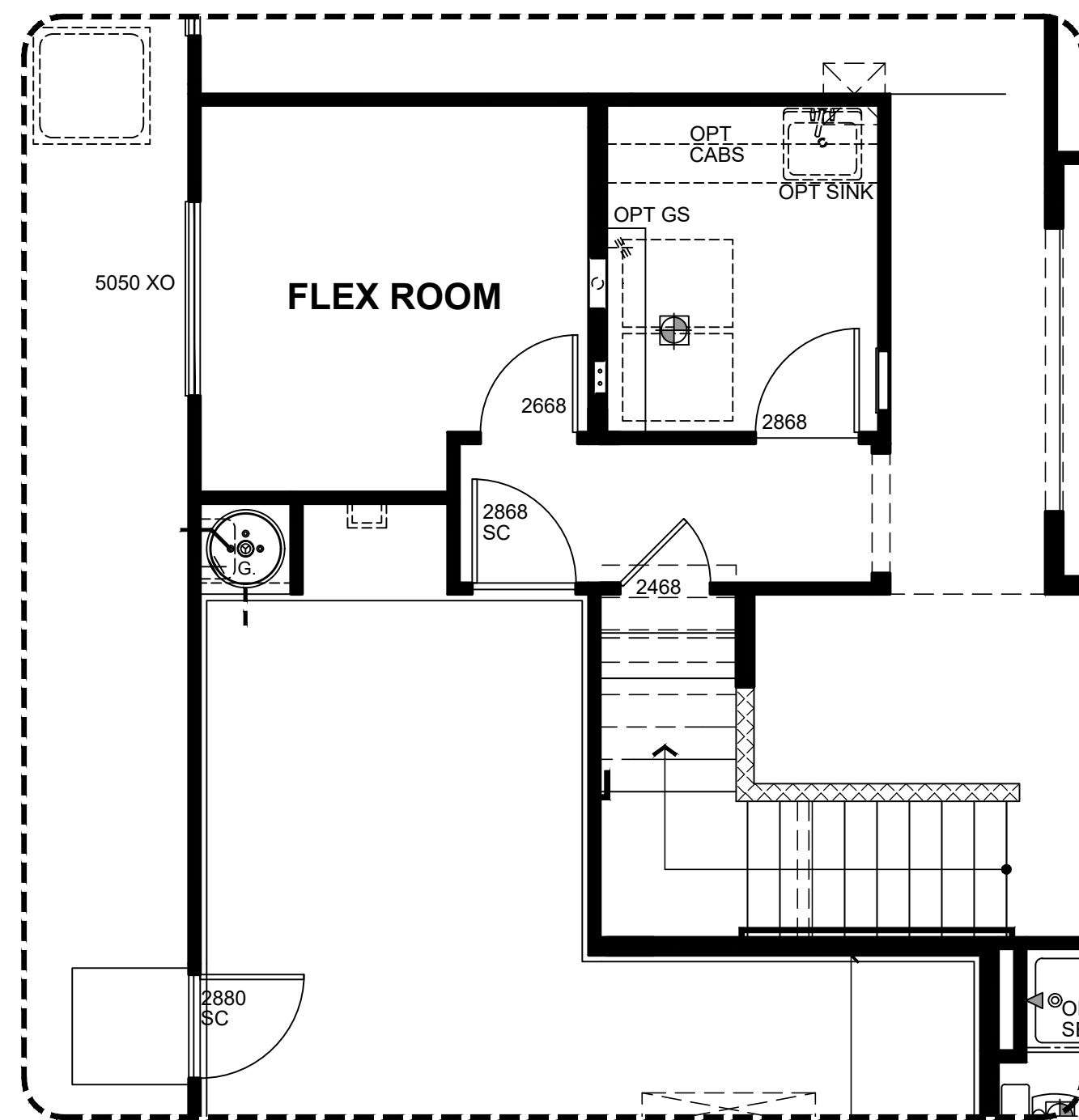
2nd Floor Plan
Elevation E - Prairie 3/16" = 1'-0"



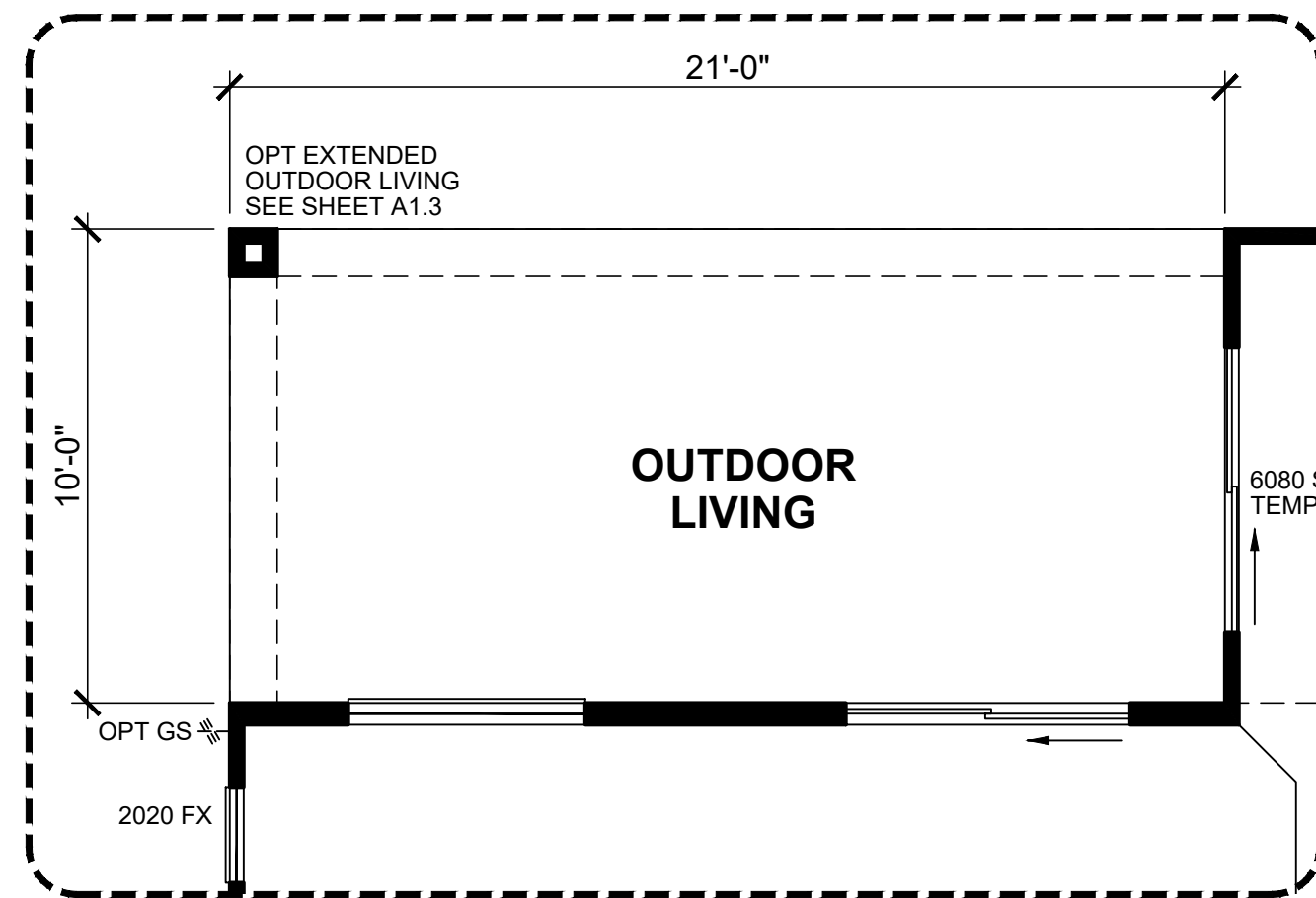
2nd Floor Plan
Elevation A - Spanish 3/16" = 1'-0"

3558 | Victoria Heights | Queen Creek, Arizona - 2,961 Sq Ft

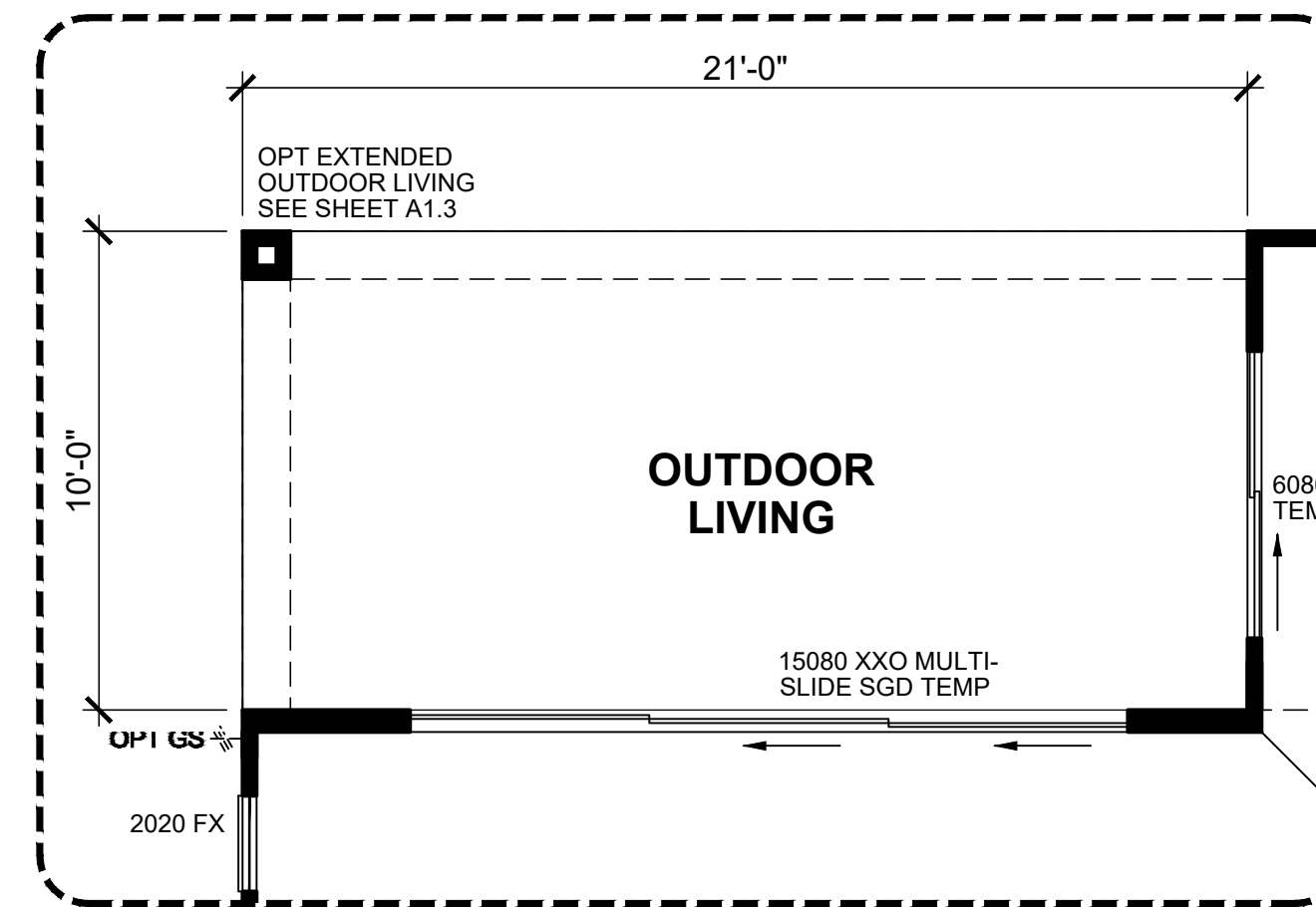
2-25-2019



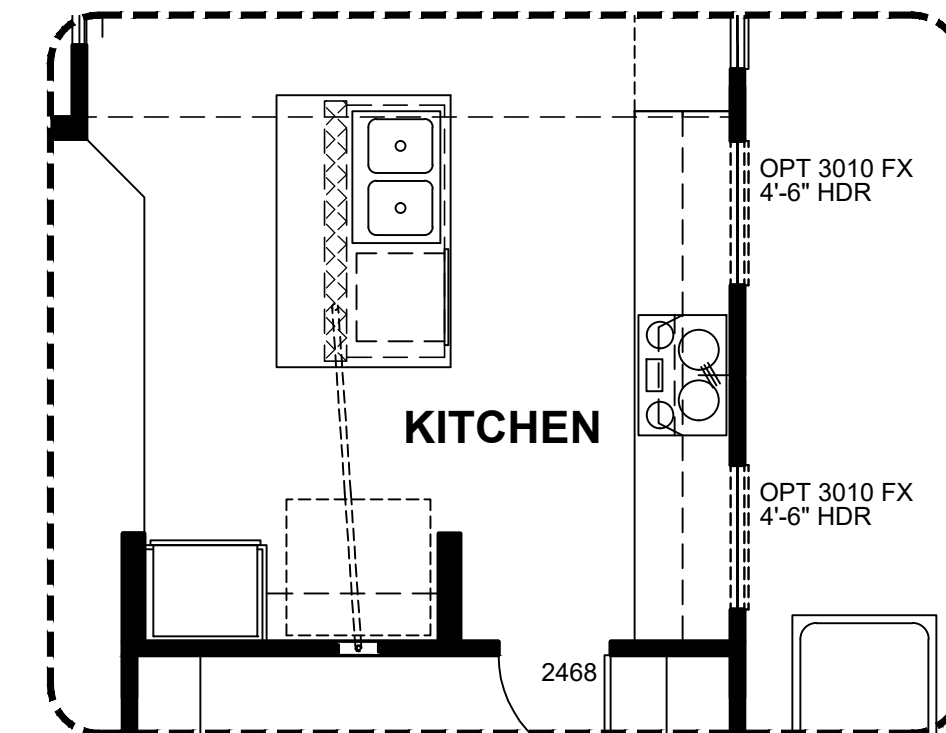
**Opt Flex Room ILO
Tandem Garage Space**
All Elevations 1/4" = 1'-0"



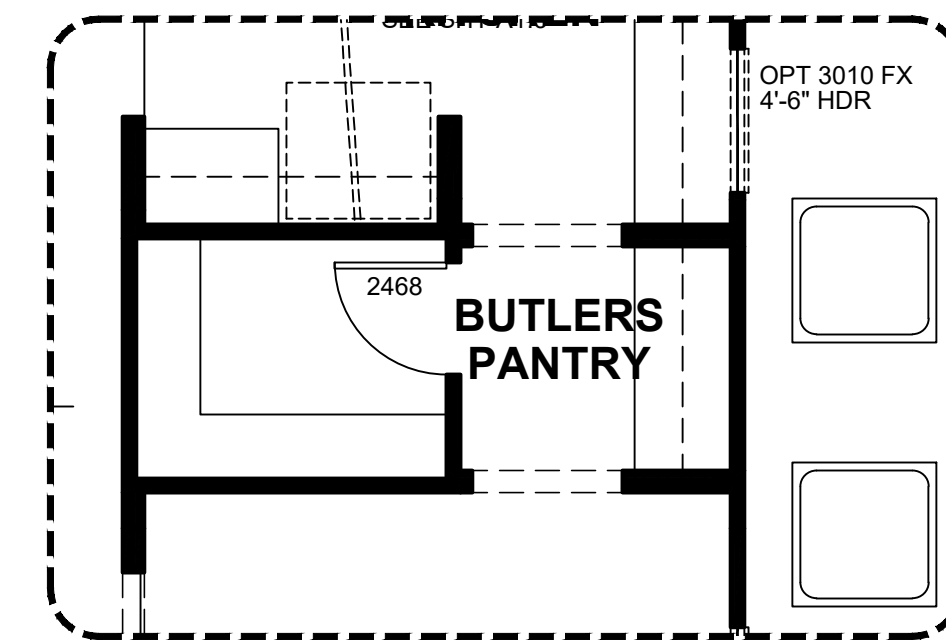
Opt Extended Outdoor Living
All Elevations 1/4" = 1'-0"



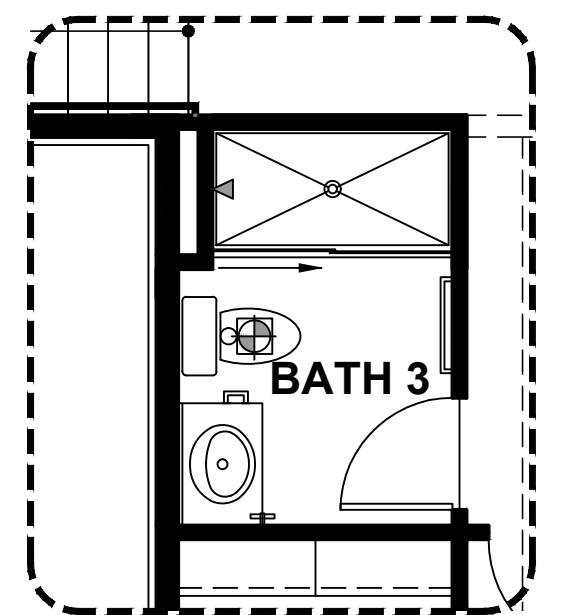
**Opt Multi-Slide Door At
Opt Extended Outdoor Living**
All Elevations 1/4" = 1'-0"



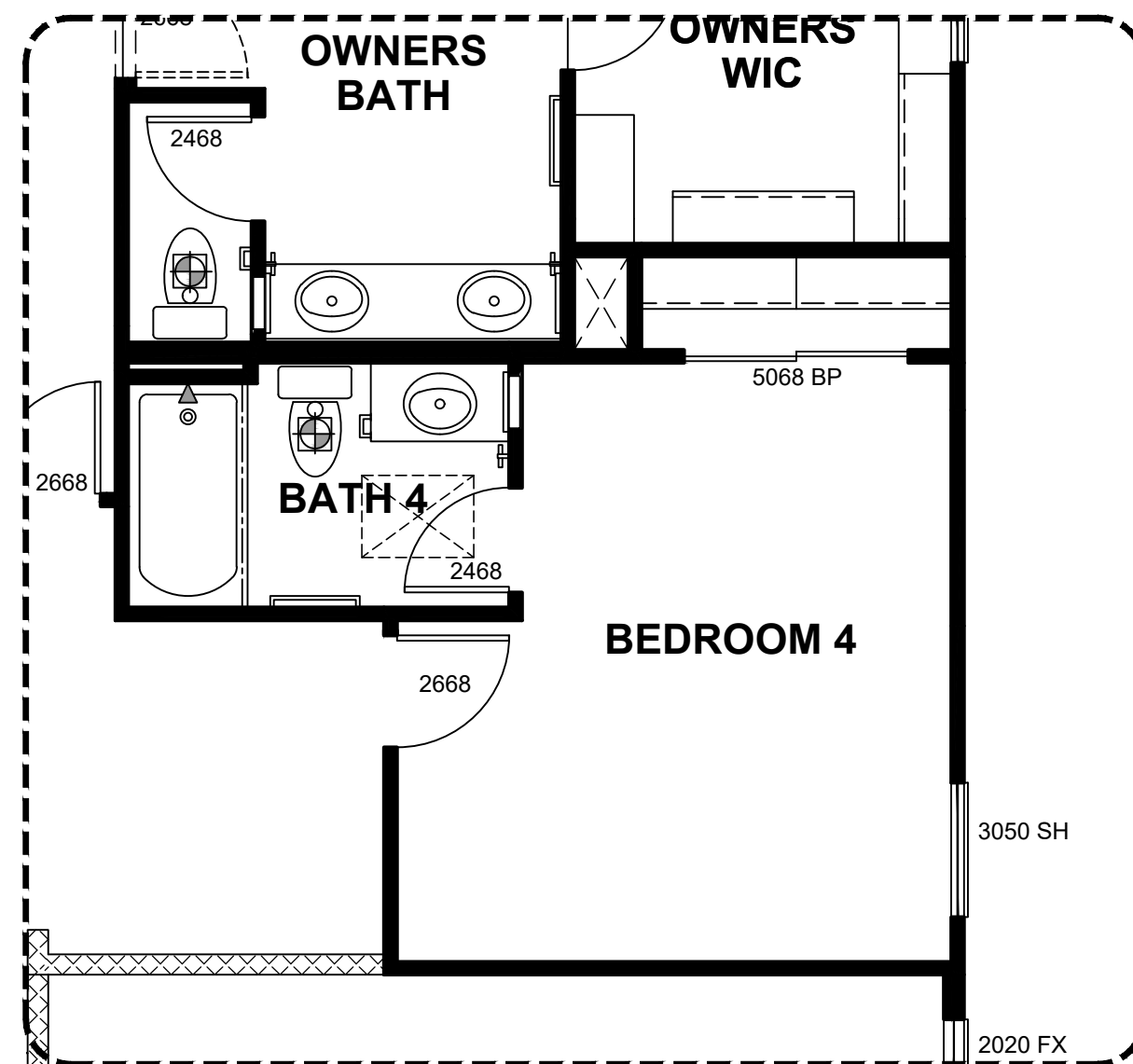
Opt Gourmet Kitchen
All Elevations 1/4" = 1'-0"



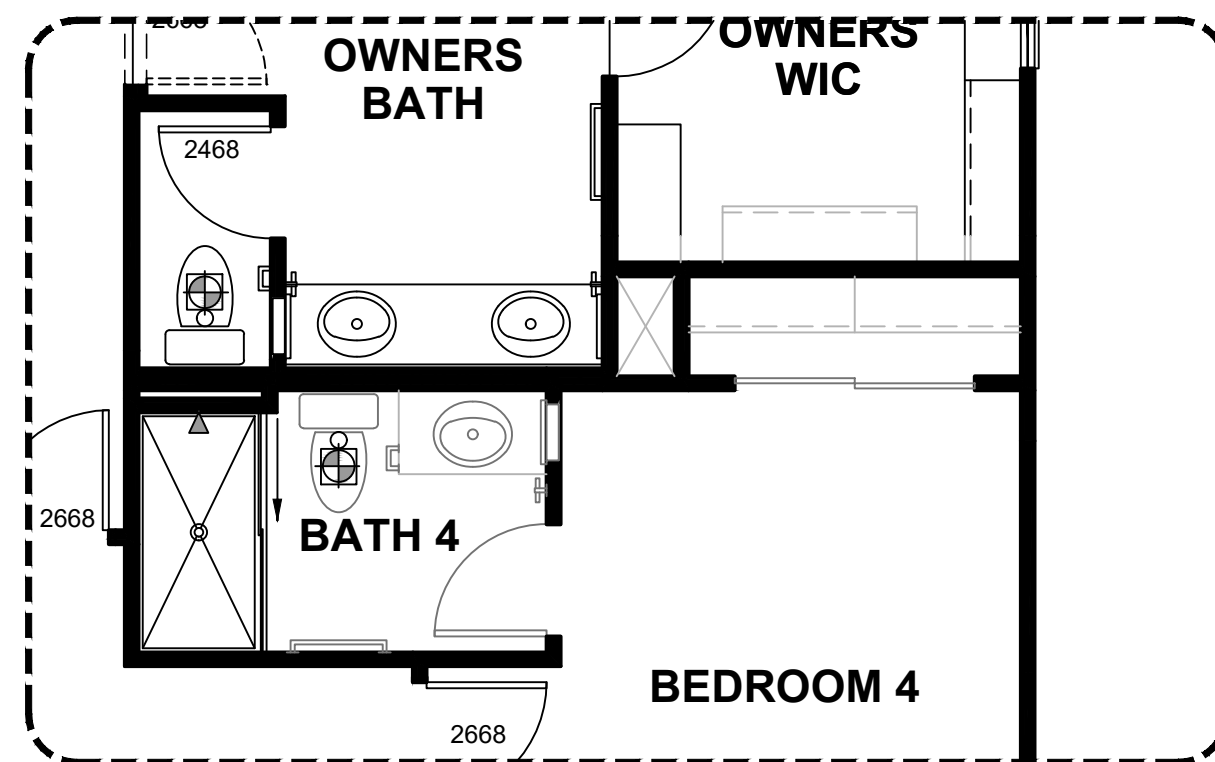
Opt Butlers Pantry
All Elevations 1/4" = 1'-0"



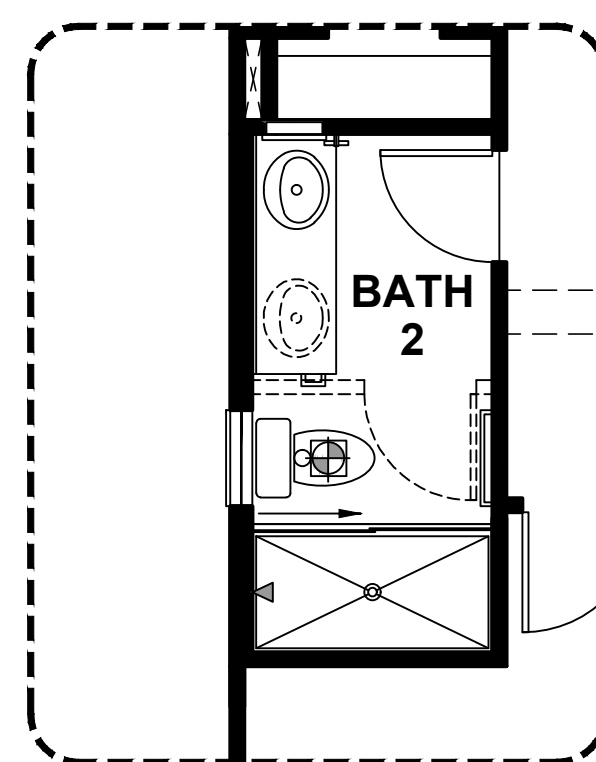
Opt Shower At Bath 3
All Elevations 1/4" = 1'-0"



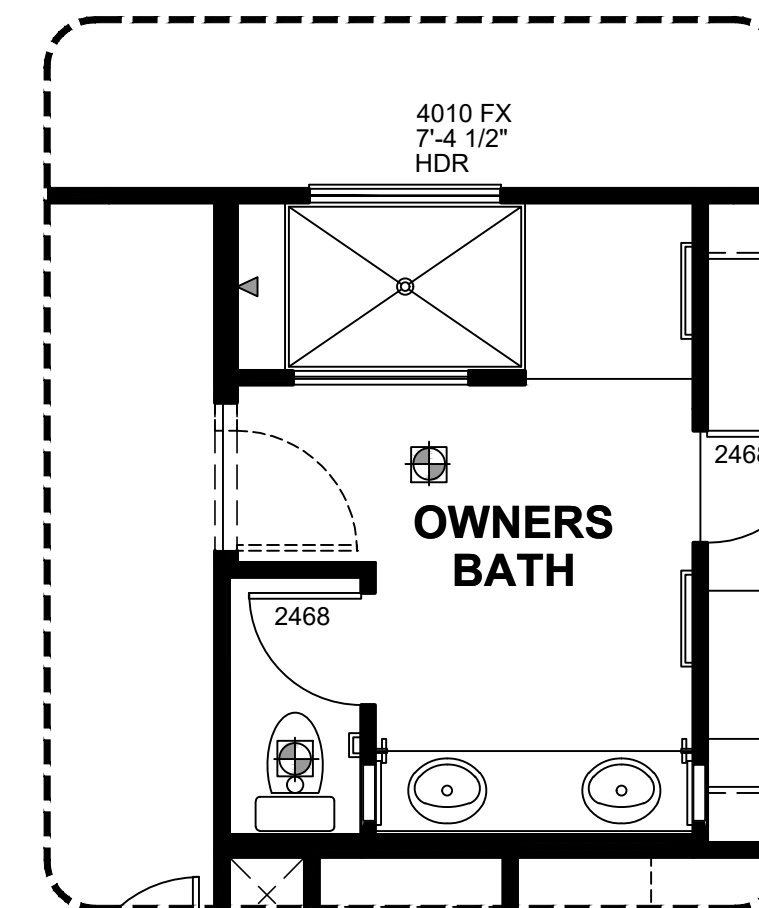
Opt Bath 4 At Bedroom 4
All Elevations 1/4" = 1'-0"



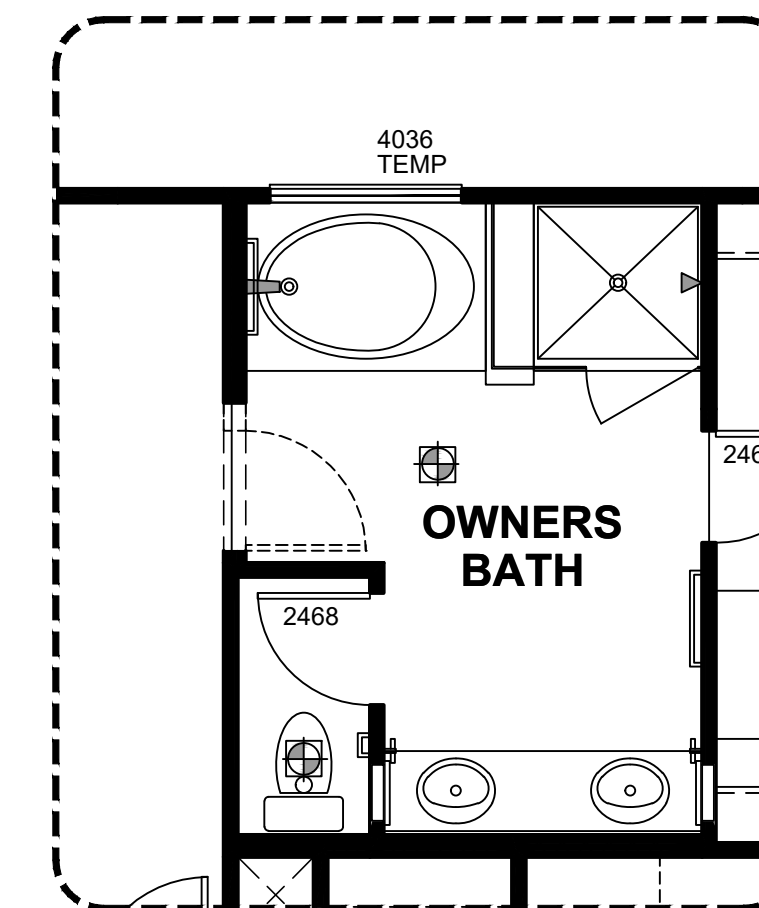
**Opt Shower At
Opt Bath 4 At Bedroom 4**
All Elevations 1/4" = 1'-0"



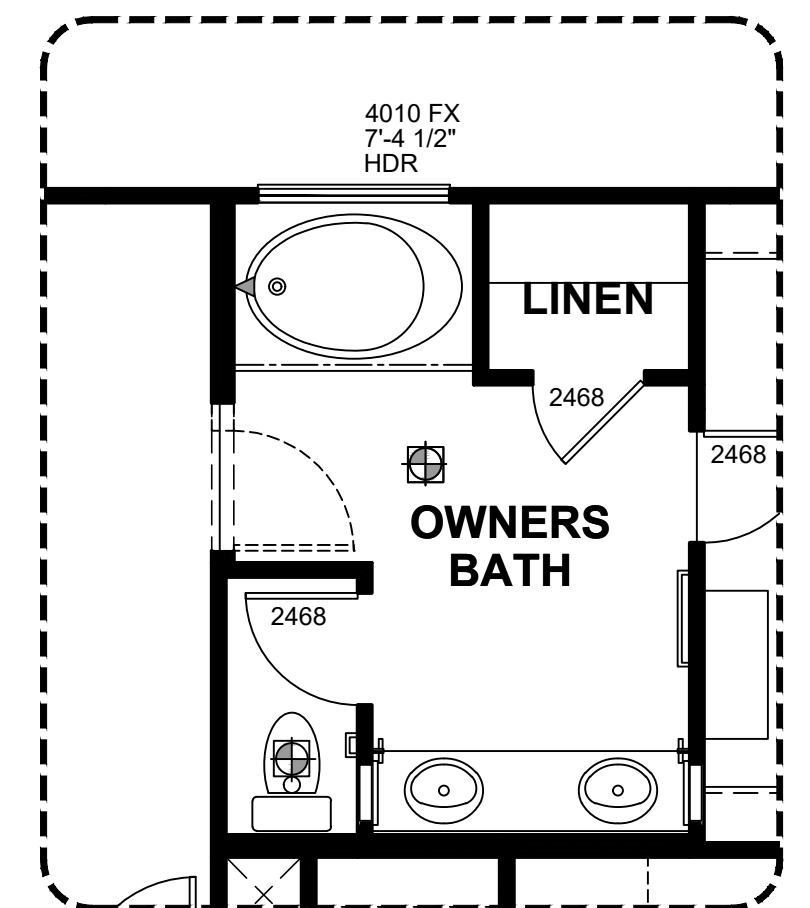
Opt Shower At Bath 2
All Elevations 1/4" = 1'-0"



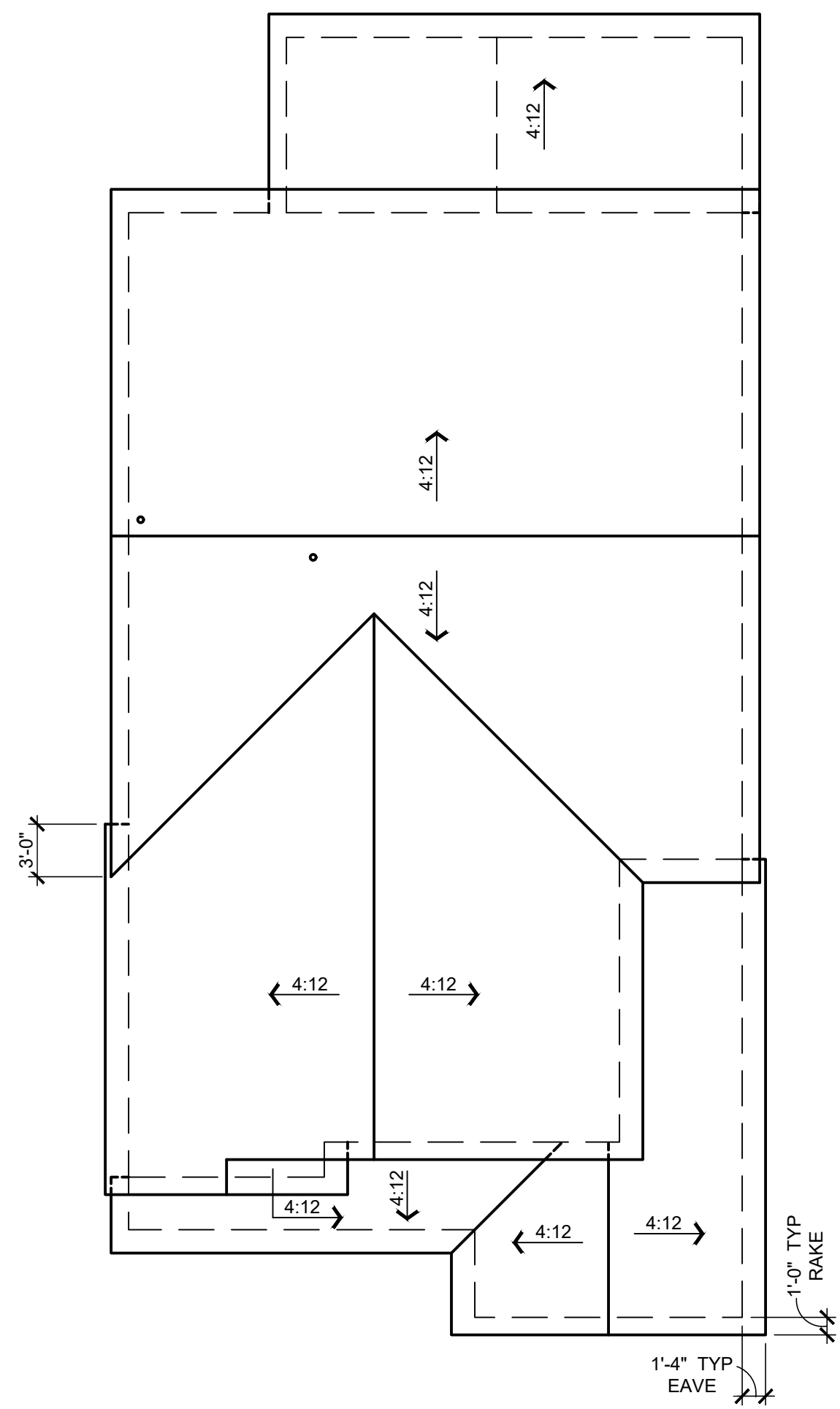
**Opt Super Shower
At Owners Bath**
All Elevations 1/4" = 1'-0"



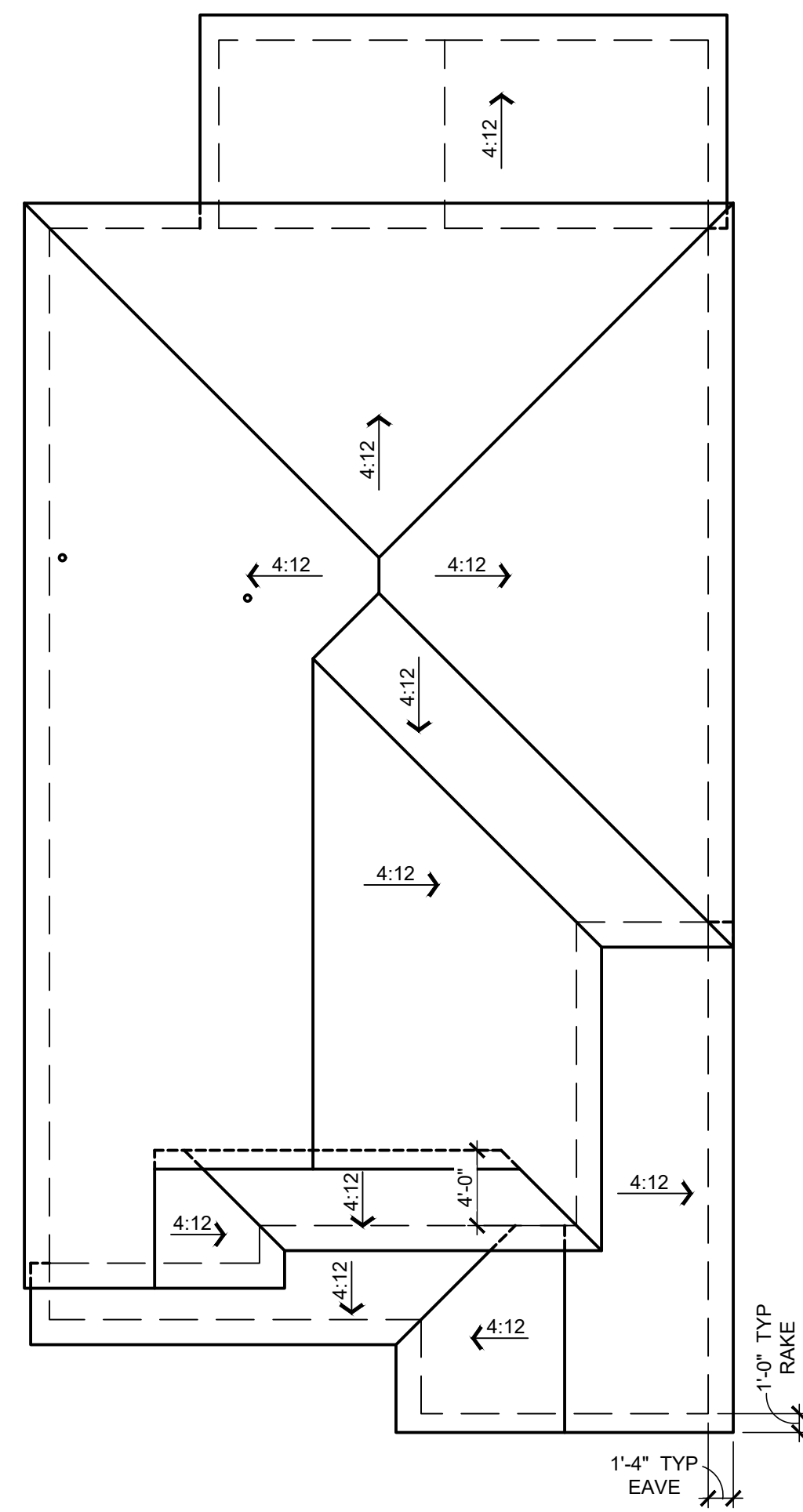
**Opt Garden Tub & Shower
ILO Linen At Owner's Bath**
All Elevations 1/4" = 1'-0"



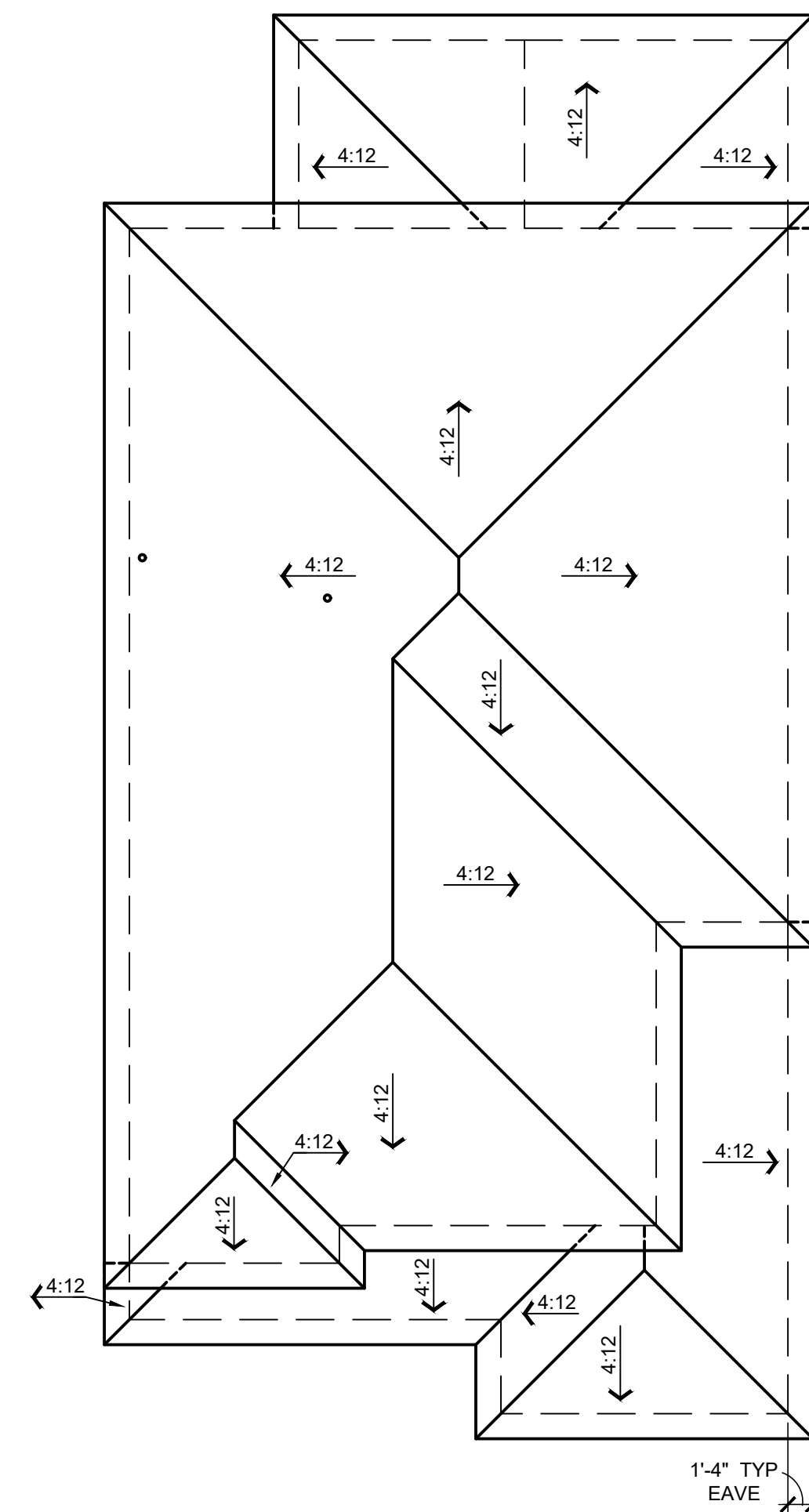
**Opt Garden Tub
At Owner's Bath**
All Elevations 1/4" = 1'-0"



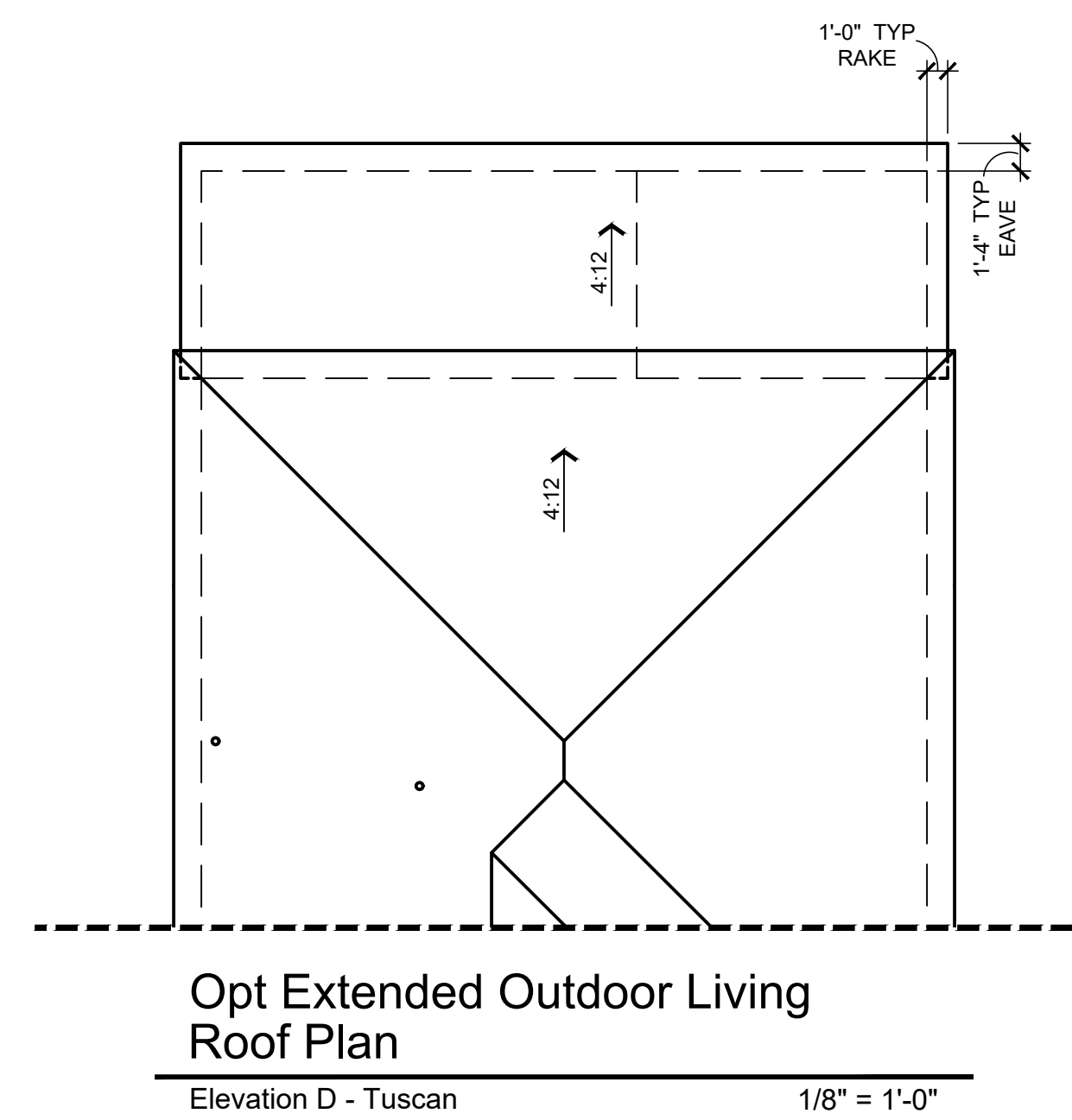
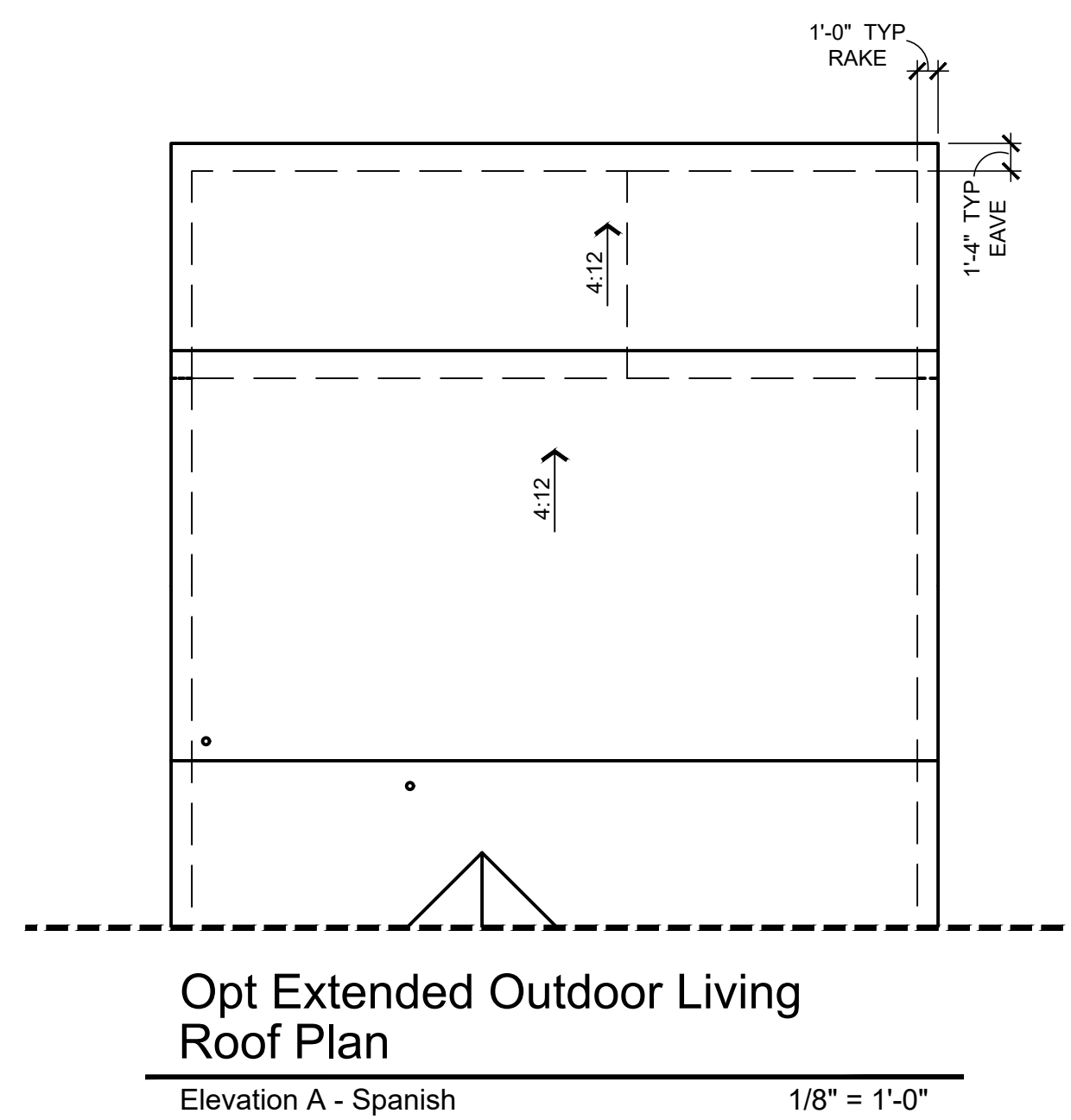
Roof Plan
Elevation A - Spanish 1/8" = 1'-0"



Roof Plan
Elevation D - Tuscan 1/8" = 1'-0"



Roof Plan
Elevation E - Prairie 1/8" = 1'-0"





Right Elevation
Elevation A - Spanish 1/8" = 1'-0"



Rear Elevation
Elevation A - Spanish 1/8" = 1'-0"



Left Elevation
Elevation A - Spanish 1/8" = 1'-0"



Front Elevation
Elevation A - Spanish 1/4" = 1'-0"



Right Elevation

Elevation D - Tuscan

1/8" = 1'-0"



Rear Elevation

Elevation D - Tuscan

1/8" = 1'-0"



Left Elevation

Elevation D - Tuscan

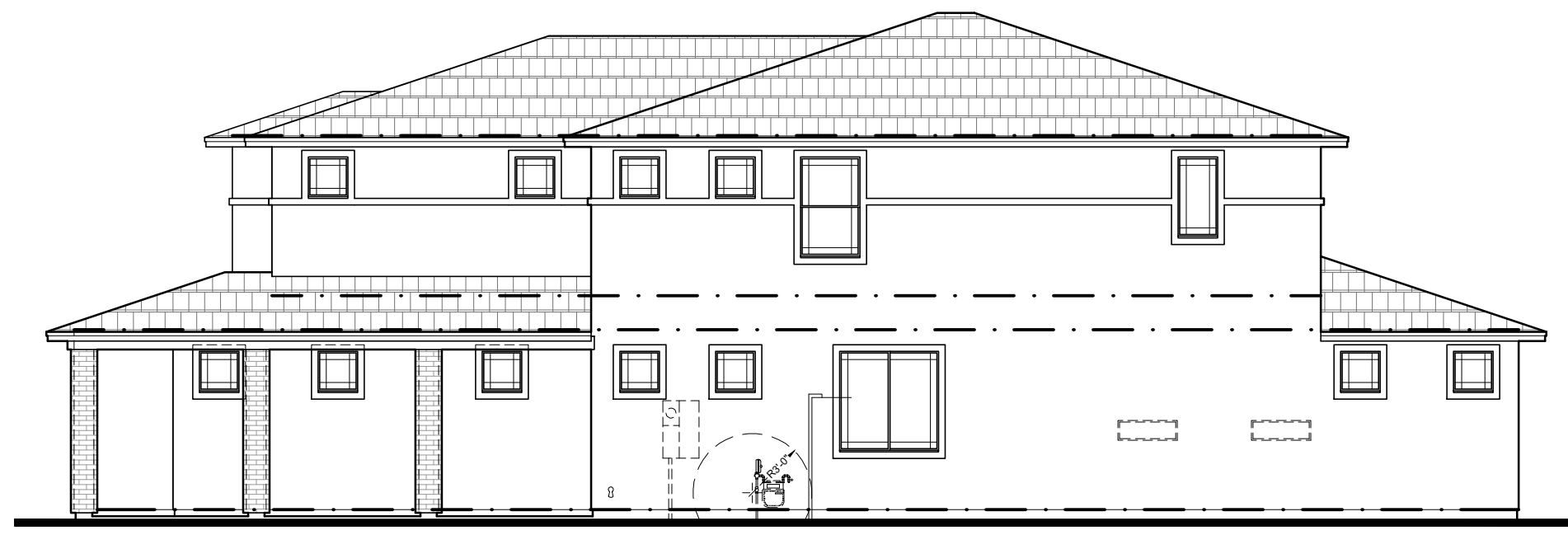
1/8" = 1'-0"



Front Elevation

Elevation D - Tuscan

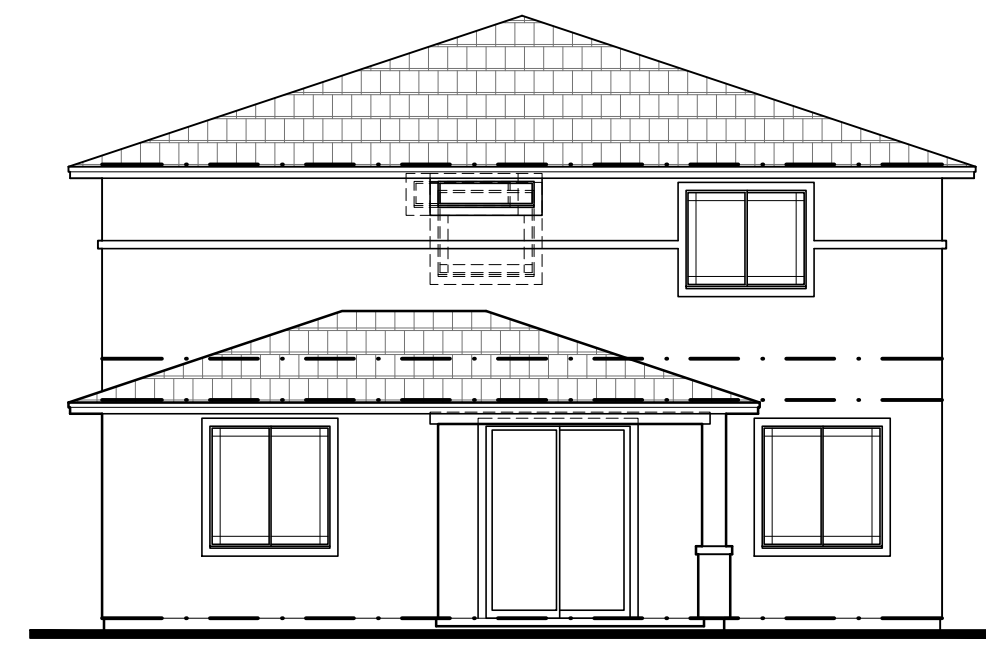
1/4" = 1'-0"



Right Elevation

Elevation E - Prairie

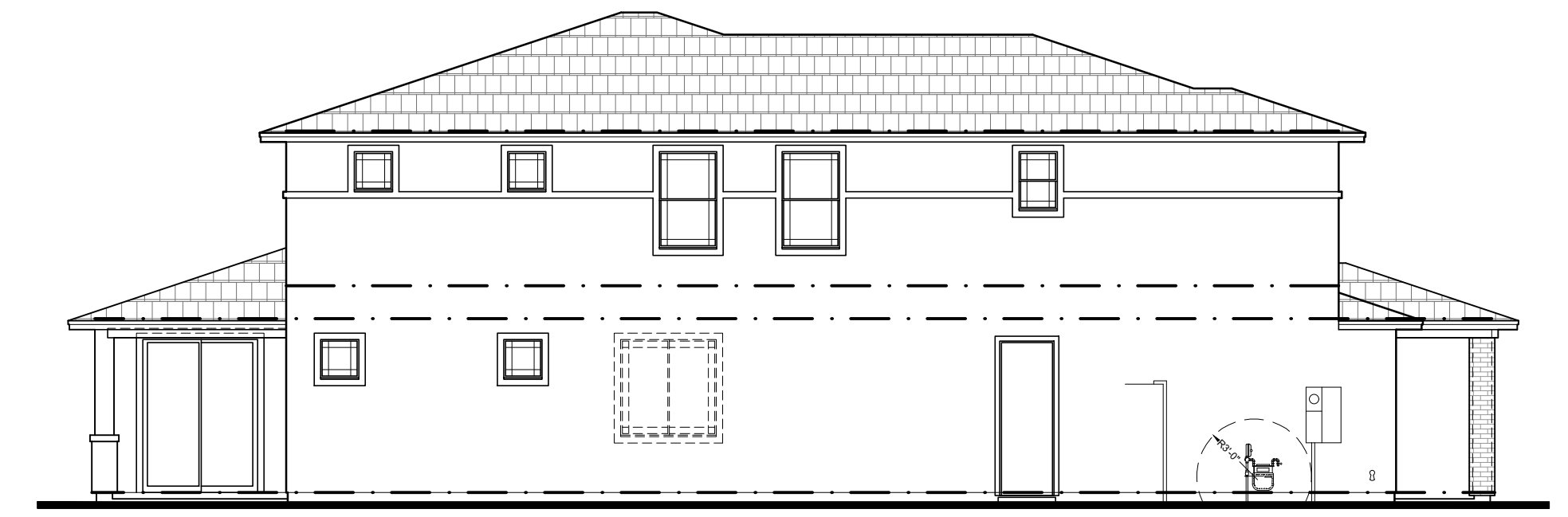
1/8" = 1'-0"



Rear Elevation

Elevation E - Prairie

1/8" = 1'-0"



Left Elevation

Elevation E - Prairie

1/8" = 1'-0"



Front Elevation

Elevation E - Prairie

1/4" = 1'-0"



Rear Elevation

Elevation A - Spanish

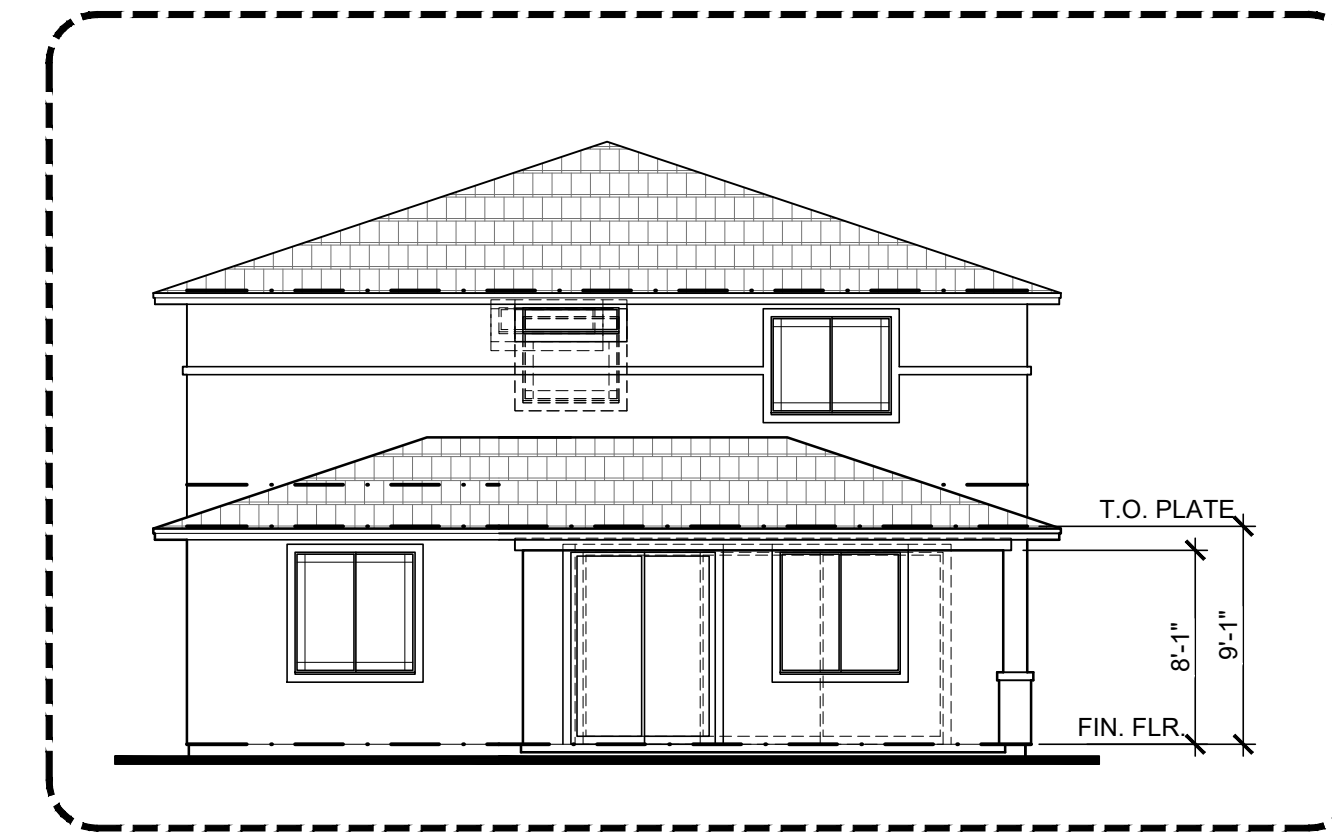
1/8" = 1'-0"



Rear Elevation

Elevation D - Tuscan

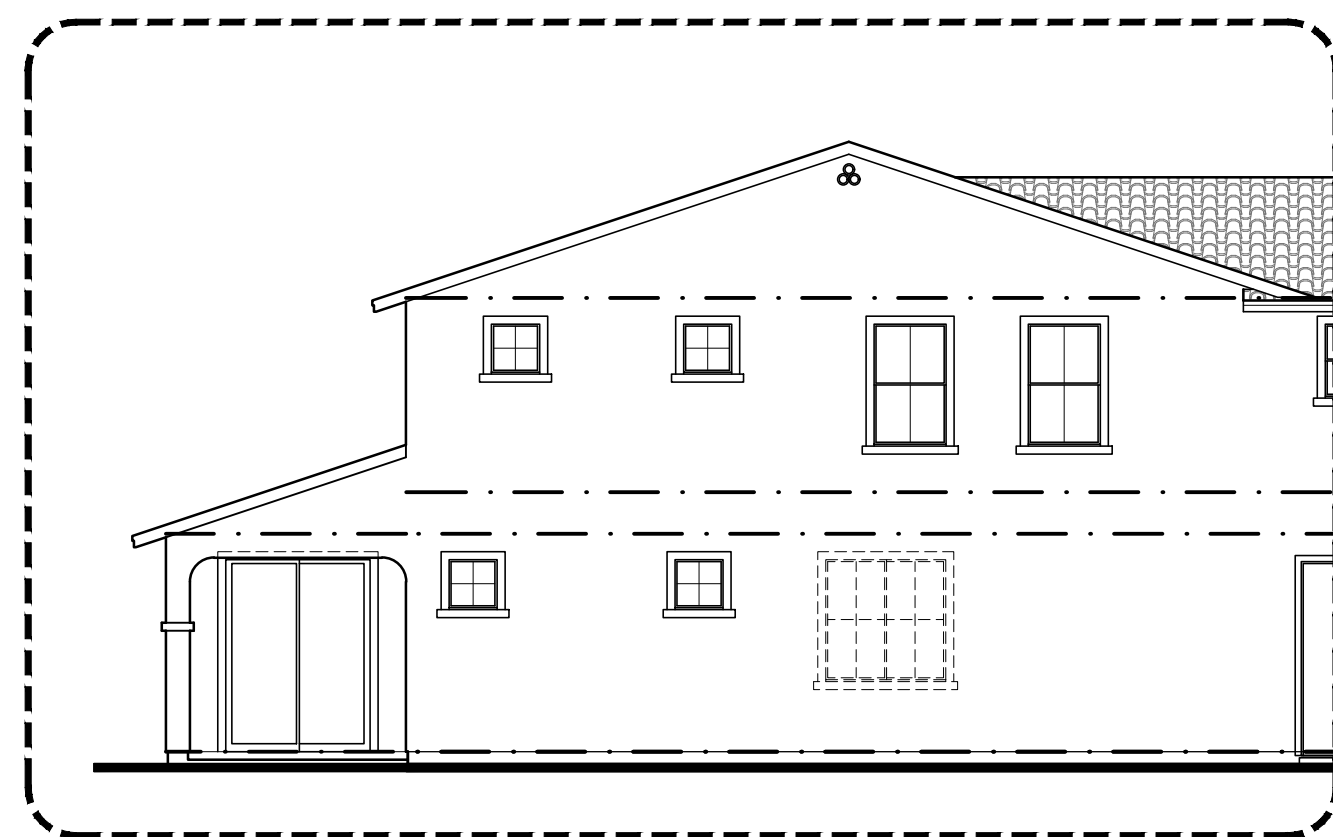
1/8" = 1'-0"



Rear Elevation

Elevation E - Prairie

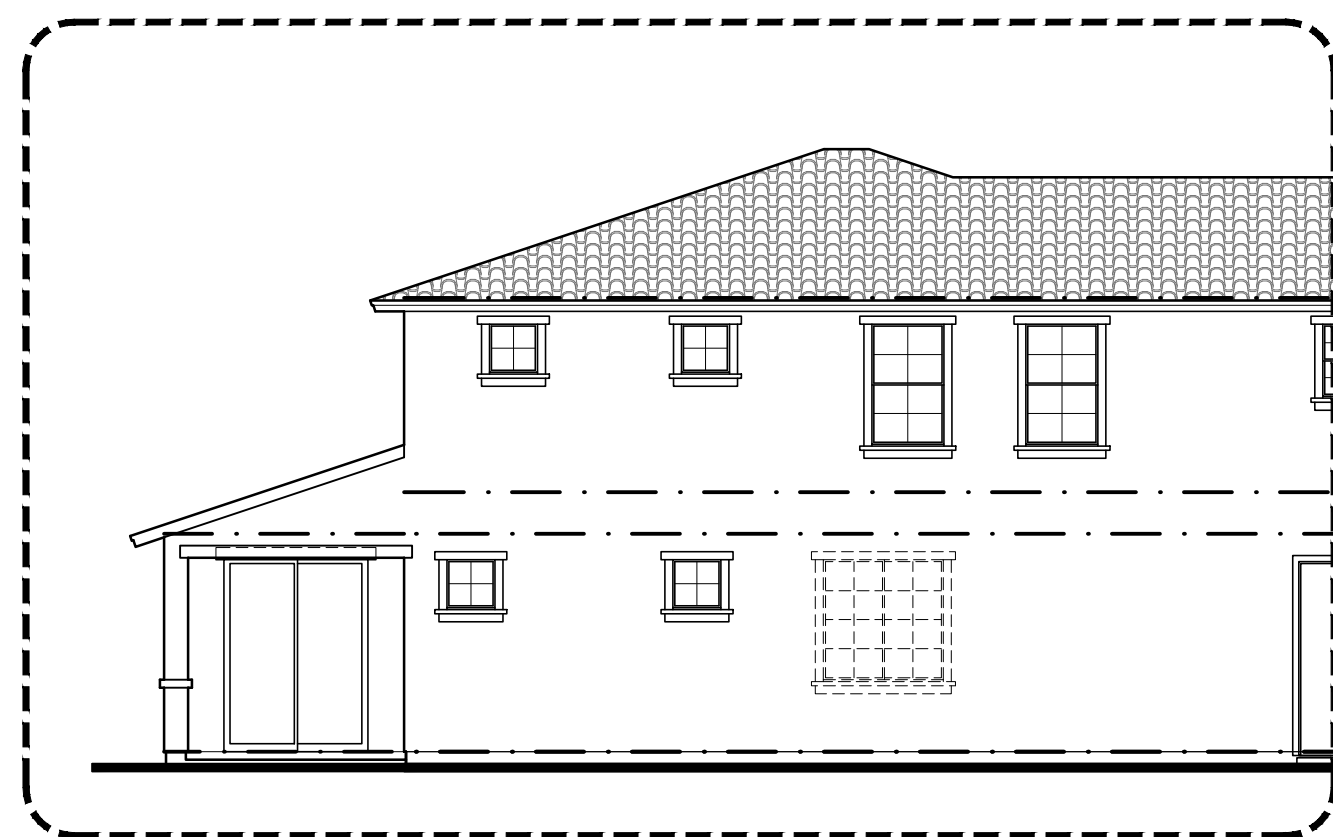
1/8" = 1'-0"



Left Elevation

Elevation A - Spanish

1/8" = 1'-0"



Left Elevation

Elevation D - Tuscan

1/8" = 1'-0"



Left Elevation

Elevation E - Prairie

1/8" = 1'-0"

Optional Extended Outdoor Living

3558 | Victoria Heights | Queen Creek, Arizona

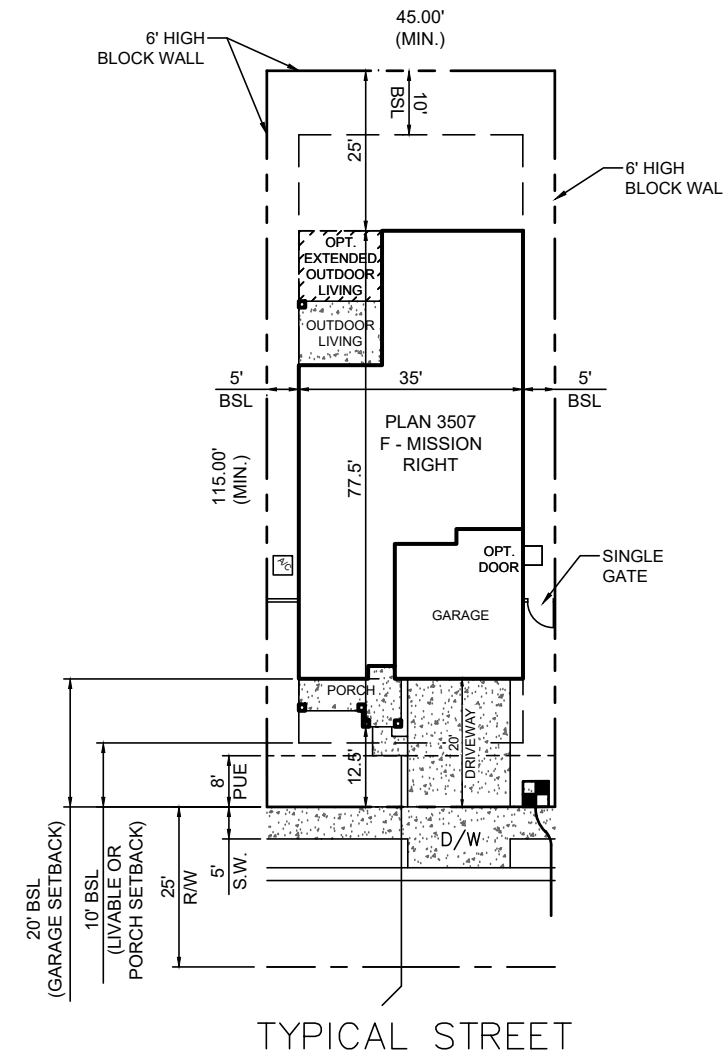
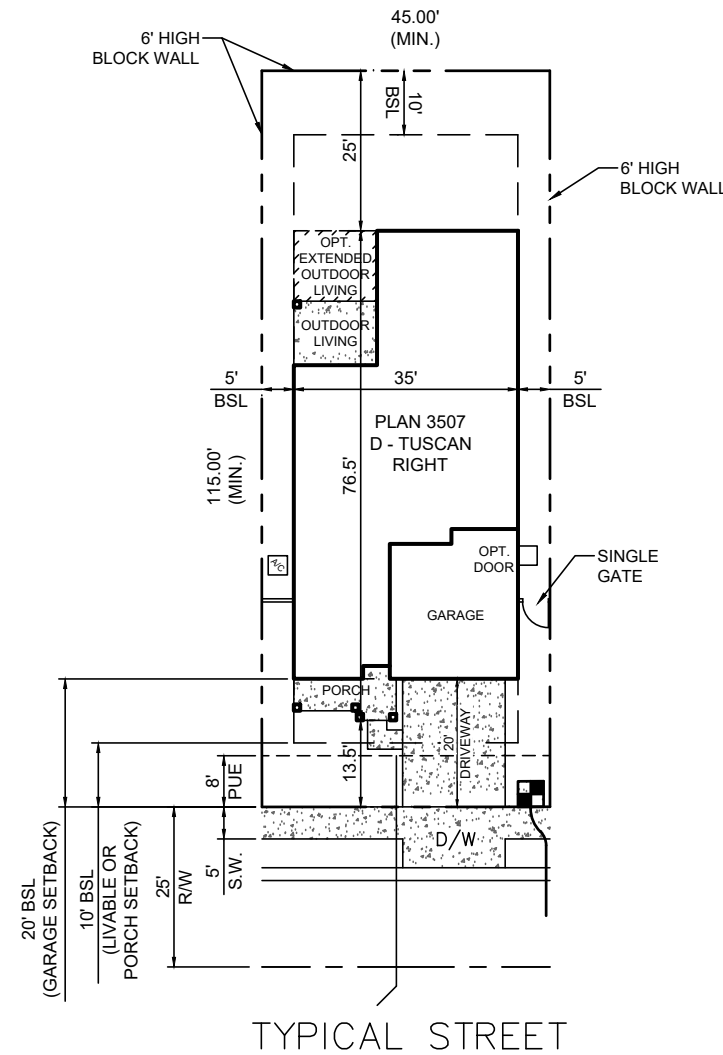
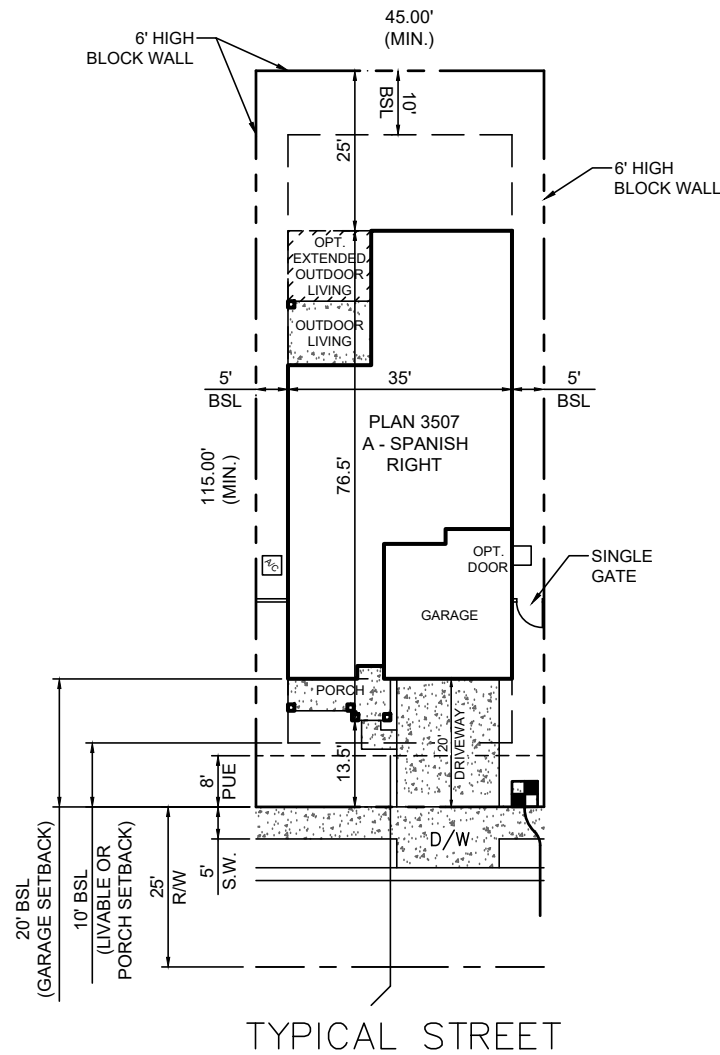
2-25-2019

VICTORIA HEIGHTS TYPICAL PLOT PLANS

45' x 115' MINIMUM LOT SIZE

9000 E. Pima Center Parkway, Suite 350
Scottsdale, Arizona 85258

DATE DRAWN: 10/23/18
REVISION DATE: 1/4/19
2/5/19
2/26/19



ELEVATION - A

LIVABLE 1st Flr:	1728 SQ.FT.	OPTIONS TO BE BUILT WITH STANDARD HOME:
LIVABLE 2nd Flr:	0 SQ.FT.	
GARAGE:	440 SQ.FT.	* OPT. EXPANDED OUTDOOR LIVING OPT. DOOR
PATIO:	273 SQ.FT.	
ENTRY / PORCH:	97 SQ.FT.	
ARCH. PROJECTIONS:	0 SQ.FT.	
TOTAL LIVABLE :	1728 SQ.FT.	
TOTAL UNDER ROOF :	2538 SQ.FT.	
TOTAL 1st FLOOR FOOTPRINT:	2538 SQ.FT.	
LOT :	5,175 SQ.FT.	
LOT COVERAGE :	49.0 % (60% MAX)	

* NOTE: OPTION(S) USED TO CALCULATE MAXIMUM 1st FLOOR FOOTPRINT AND LOT COVERAGE.

ELEVATION - D

LIVABLE 1st Flr:	1728 SQ.FT.	OPTIONS TO BE BUILT WITH STANDARD HOME:
LIVABLE 2nd Flr:	0 SQ.FT.	
GARAGE:	440 SQ.FT.	* OPT. EXPANDED OUTDOOR LIVING OPT. DOOR
PATIO:	273 SQ.FT.	
ENTRY / PORCH:	97 SQ.FT.	
ARCH. PROJECTIONS:	0 SQ.FT.	
TOTAL LIVABLE :	1728 SQ.FT.	
TOTAL UNDER ROOF :	2538 SQ.FT.	
TOTAL 1st FLOOR FOOTPRINT:	2538 SQ.FT.	
LOT :	5,175 SQ.FT.	
LOT COVERAGE :	49.0 % (60% MAX)	

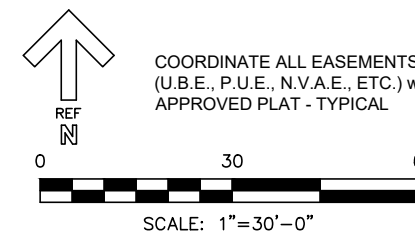
* NOTE: OPTION(S) USED TO CALCULATE MAXIMUM 1st FLOOR FOOTPRINT AND LOT COVERAGE.

ELEVATION - F

LIVABLE 1st Flr:	1728 SQ.FT.	OPTIONS TO BE BUILT WITH STANDARD HOME:
LIVABLE 2nd Flr:	0 SQ.FT.	
GARAGE:	440 SQ.FT.	* OPT. EXPANDED OUTDOOR LIVING OPT. DOOR
PATIO:	273 SQ.FT.	
ENTRY / PORCH:	103 SQ.FT.	
ARCH. PROJECTIONS:	0 SQ.FT.	
TOTAL LIVABLE :	1728 SQ.FT.	
TOTAL UNDER ROOF :	2544 SQ.FT.	
TOTAL 1st FLOOR FOOTPRINT:	2544 SQ.FT.	
LOT :	5,175 SQ.FT.	
LOT COVERAGE :	49.1 % (60% MAX)	

* NOTE: OPTION(S) USED TO CALCULATE MAXIMUM 1st FLOOR FOOTPRINT AND LOT COVERAGE.

PLAN 3507



COORDINATE ALL EASEMENTS
(U.B.E., P.U.E., N.V.A.E., ETC.) w/
APPROVED PLAT - TYPICAL

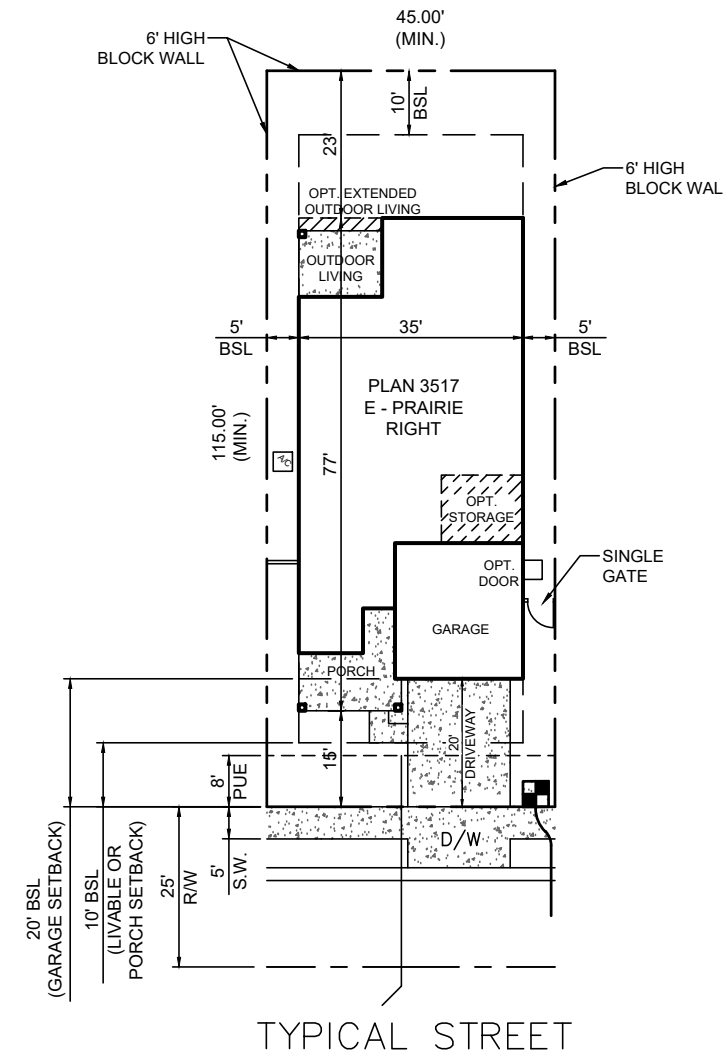
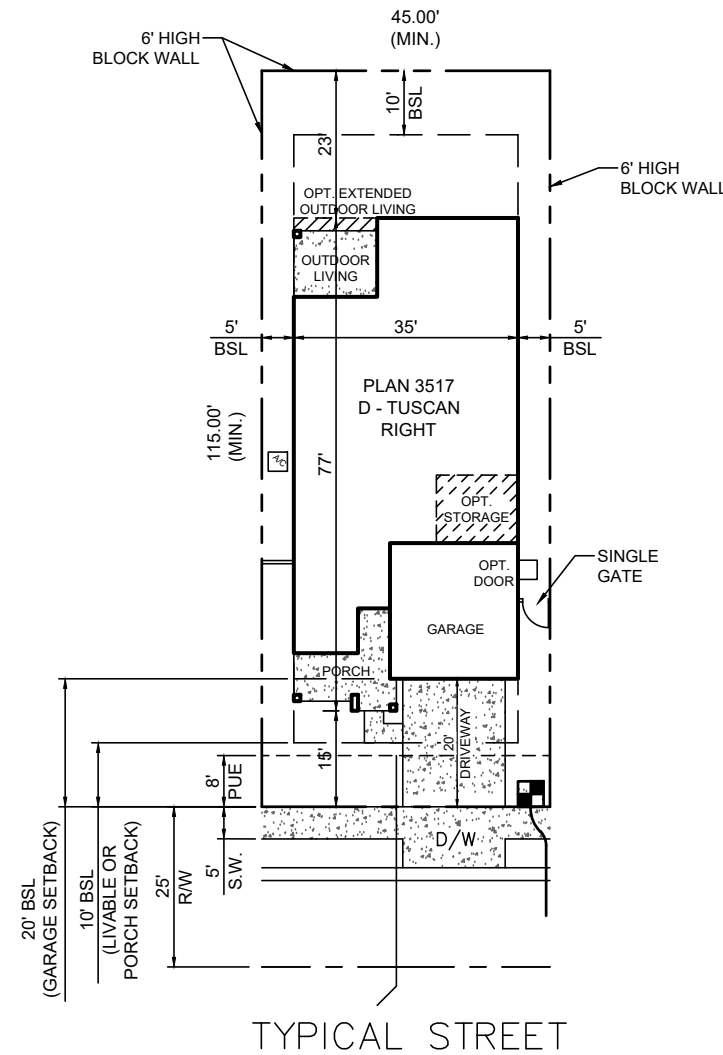
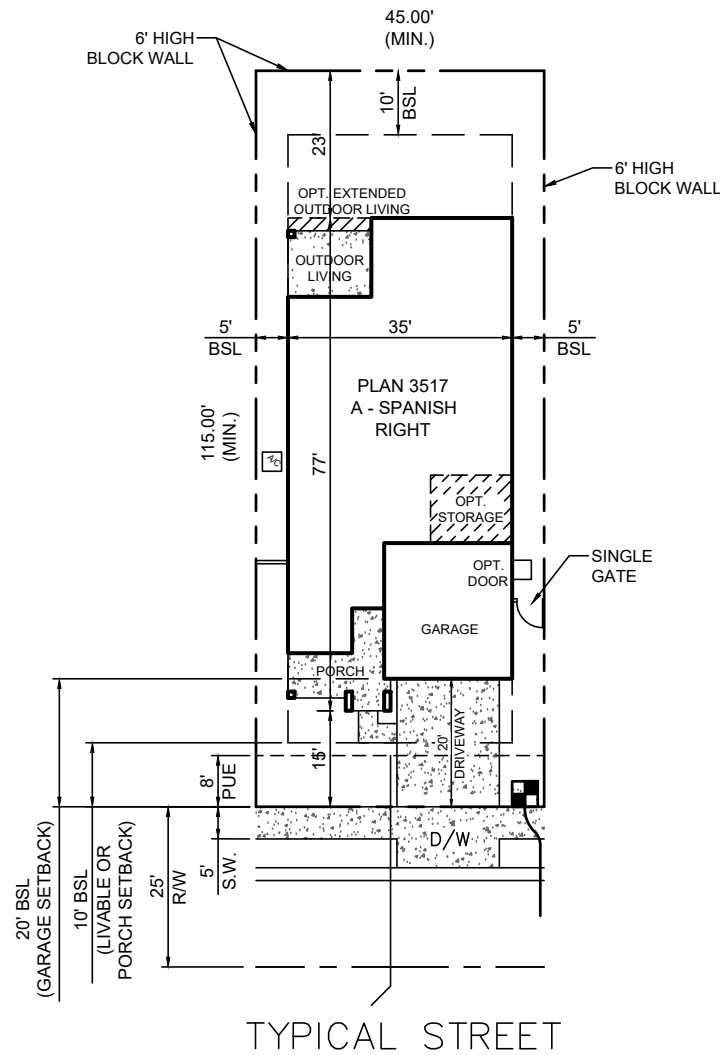
MDR ZONING	ARCHITECTURAL OPTIONS
BUILDING SETBACKS:	V.E. VISIBILITY EASEMENT
FRONT LOAD GARAGE = 20'	V.N.A.E. VEHICULAR NON-ACCESS EASE.
FRONT LIVABLE = 10'	P.U.E. PUBLIC UTILITY EASEMENT
FRONT PORCH = 10'	B.S.L. BUILDING SETBACK LINE
SIDE = 5' AND 5'	FIRE HYDRANT
REAR = 15'	ELECTRIC SERVICE LOCATION
	JUNCTION BOX LOCATION
	STREET LIGHT LOCATION
	HOSE BIB LOCATION

VICTORIA HEIGHTS TYPICAL PLOT PLANS

45' x 115' MINIMUM LOT SIZE

9000 E. Pima Center Parkway, Suite 350
Scottsdale, Arizona 85238

DATE DRAWN: 10/23/18
REVISION DATE: 1/4/19
2/5/19
2/26/19



ELEVATION - A

LIVABLE 1st Flr:	1843 SQ.FT.	OPTIONS TO BE BUILT WITH STANDARD HOME: * OPT. EXPANDED OUTDOOR LIVING OPT. STORAGE OPT. DOOR
LIVABLE 2nd Flr:	0 SQ.FT.	
GARAGE:	421 SQ.FT.	
PATIO:	160 SQ.FT.	
ENTRY / PORCH:	157 SQ.FT.	
ARCH. PROJECTIONS:	0 SQ.FT.	
TOTAL LIVABLE :	1843 SQ.FT.	
TOTAL UNDER ROOF :	2581 SQ.FT.	
TOTAL 1st FLOOR FOOTPRINT:	2581 SQ.FT.	
LOT :	5,175 SQ.FT.	
LOT COVERAGE :	49.8 % (60% MAX)	

* NOTE: OPTION(S) USED TO CALCULATE MAXIMUM 1st FLOOR FOOTPRINT AND LOT COVERAGE.

ELEVATION - D

LIVABLE 1st Flr:	1843 SQ.FT.	OPTIONS TO BE BUILT WITH STANDARD HOME: * OPT. EXPANDED OUTDOOR LIVING OPT. STORAGE OPT. DOOR
LIVABLE 2nd Flr:	0 SQ.FT.	
GARAGE:	421 SQ.FT.	
PATIO:	160 SQ.FT.	
ENTRY / PORCH:	161 SQ.FT.	
ARCH. PROJECTIONS:	0 SQ.FT.	
TOTAL LIVABLE :	1843 SQ.FT.	
TOTAL UNDER ROOF :	2585 SQ.FT.	
TOTAL 1st FLOOR FOOTPRINT:	2585 SQ.FT.	
LOT :	5,175 SQ.FT.	
LOT COVERAGE :	49.9 % (60% MAX)	

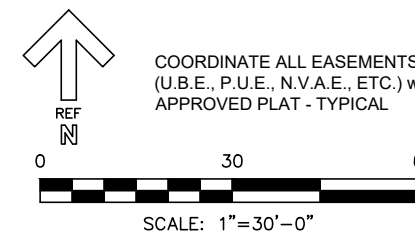
* NOTE: OPTION(S) USED TO CALCULATE MAXIMUM 1st FLOOR FOOTPRINT AND LOT COVERAGE.

ELEVATION - E

LIVABLE 1st Flr:	1843 SQ.FT.	OPTIONS TO BE BUILT WITH STANDARD HOME: * OPT. EXPANDED OUTDOOR LIVING OPT. STORAGE OPT. DOOR
LIVABLE 2nd Flr:	0 SQ.FT.	
GARAGE:	421 SQ.FT.	
PATIO:	160 SQ.FT.	
ENTRY / PORCH:	175 SQ.FT.	
ARCH. PROJECTIONS:	0 SQ.FT.	
TOTAL LIVABLE :	1843 SQ.FT.	
TOTAL UNDER ROOF :	2573 SQ.FT.	
TOTAL 1st FLOOR FOOTPRINT:	2573 SQ.FT.	
LOT :	5,175 SQ.FT.	
LOT COVERAGE :	49.7 % (60% MAX)	

* NOTE: OPTION(S) USED TO CALCULATE MAXIMUM 1st FLOOR FOOTPRINT AND LOT COVERAGE.

PLAN 3517



COORDINATE ALL EASEMENTS (U.B.E., P.U.E., N.V.A.E., ETC.) w/ APPROVED PLAT - TYPICAL

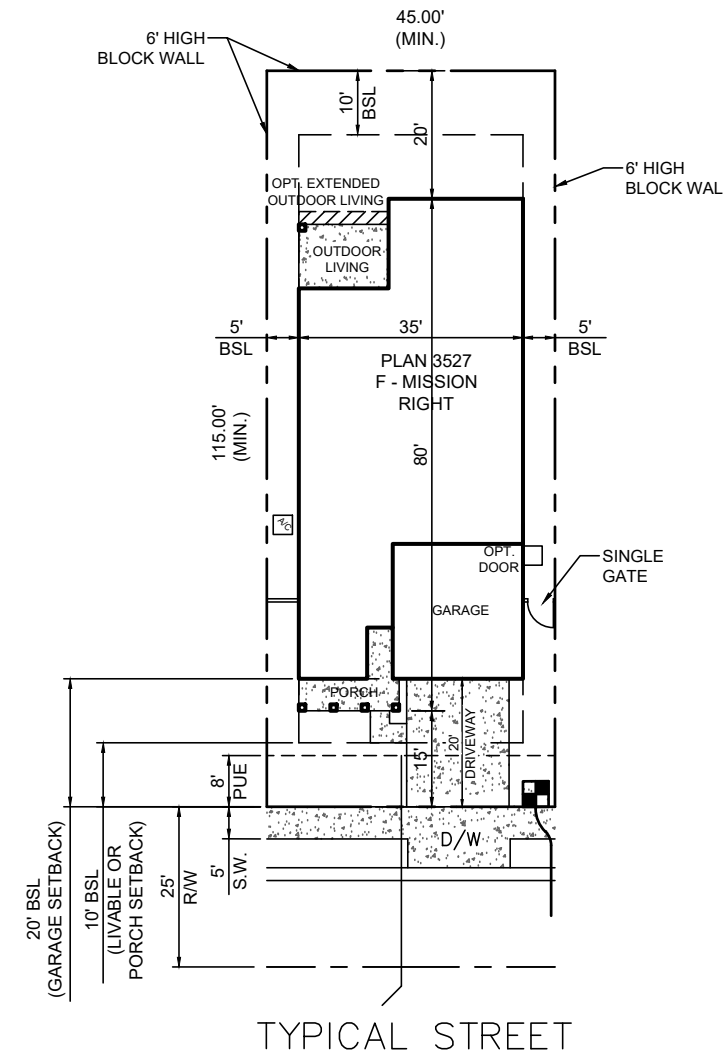
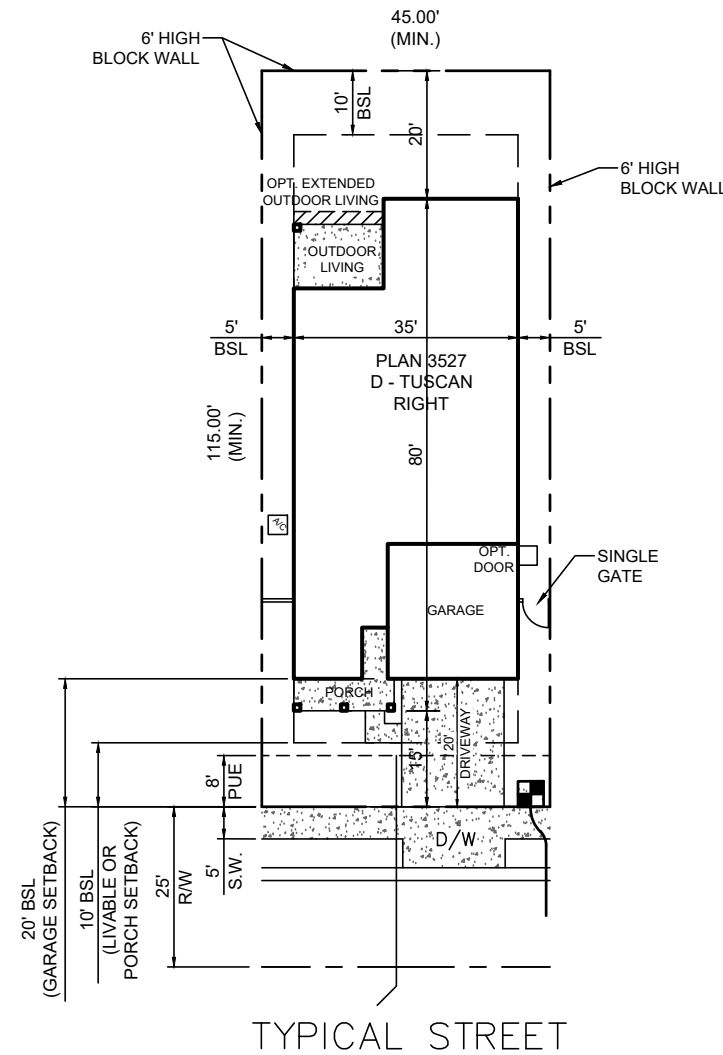
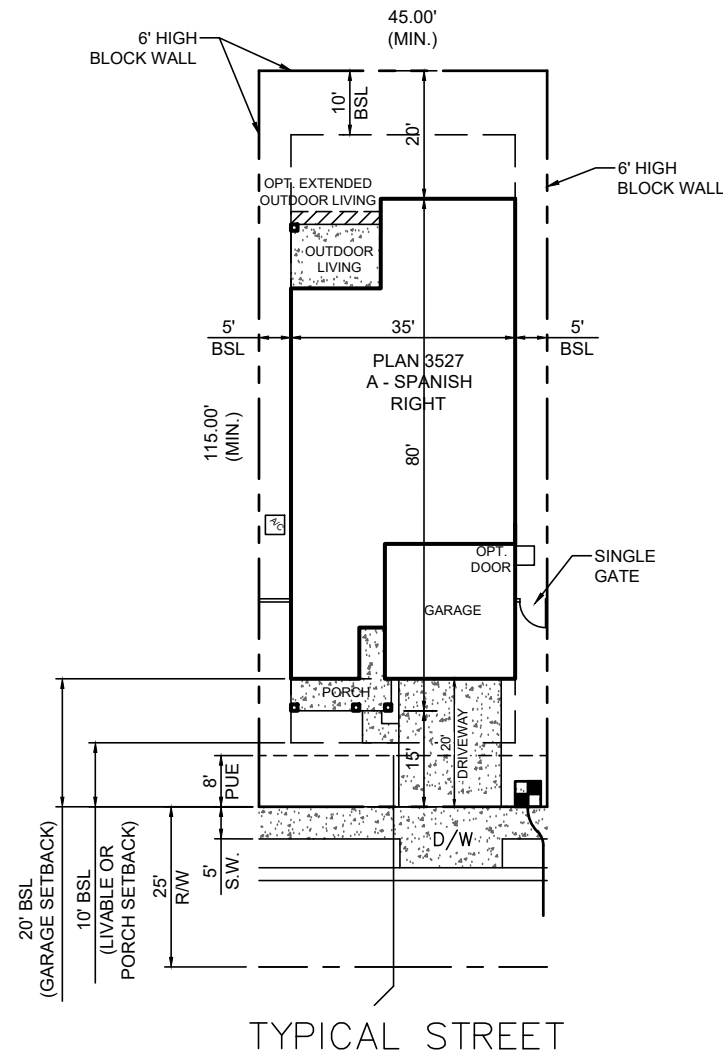
MDR ZONING	ARCHITECTURAL OPTIONS
BUILDING SETBACKS:	VISIBILITY EASEMENT
FRONT LOAD GARAGE = 20'	V.E.
FRONT LIVABLE = 10'	V.N.A.E.
FRONT PORCH = 10'	P.U.E.
SIDE = 5' AND 5'	B.S.L.
REAR = 15'	FIRE HYDRANT
	ELECTRIC SERVICE LOCATION
	JUNCTION BOX LOCATION
	STREET LIGHT LOCATION
	HOSE BIB LOCATION

VICTORIA HEIGHTS TYPICAL PLOT PLANS

45' x 115' MINIMUM LOT SIZE

9000 E. Pima Center Parkway, Suite 350
Scottsdale, Arizona 85238

DATE DRAWN: 10/23/18
REVISION DATE: 1/4/19
2/5/19
2/26/19



ELEVATION - A

LIVABLE 1st Flr:	1967 SQ.FT.	OPTIONS TO BE BUILT WITH STANDARD HOME: * OPT. EXPANDED OUTDOOR LIVING OPT. DOOR
LIVABLE 2nd Flr:	0 SQ.FT.	
GARAGE:	430 SQ.FT.	
PATIO:	196 SQ.FT.	
ENTRY / PORCH:	110 SQ.FT.	
ARCH. PROJECTIONS:	0 SQ.FT.	
TOTAL LIVABLE :	1967 SQ.FT.	
TOTAL UNDER ROOF :	2703 SQ.FT.	
TOTAL 1st FLOOR FOOTPRINT:	2703 SQ.FT.	
LOT :	5,175 SQ.FT.	
LOT COVERAGE :	52.2 % (60% MAX)	

* NOTE: OPTION(S) USED TO CALCULATE MAXIMUM 1st FLOOR FOOTPRINT AND LOT COVERAGE.

ELEVATION - D

LIVABLE 1st Flr:	1967 SQ.FT.	OPTIONS TO BE BUILT WITH STANDARD HOME: * OPT. EXPANDED OUTDOOR LIVING OPT. DOOR
LIVABLE 2nd Flr:	0 SQ.FT.	
GARAGE:	430 SQ.FT.	
PATIO:	196 SQ.FT.	
ENTRY / PORCH:	110 SQ.FT.	
ARCH. PROJECTIONS:	0 SQ.FT.	
TOTAL LIVABLE :	1967 SQ.FT.	
TOTAL UNDER ROOF :	2703 SQ.FT.	
TOTAL 1st FLOOR FOOTPRINT:	2703 SQ.FT.	
LOT :	5,175 SQ.FT.	
LOT COVERAGE :	52.2 % (60% MAX)	

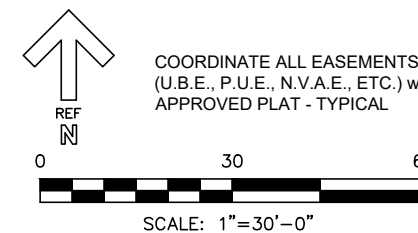
* NOTE: OPTION(S) USED TO CALCULATE MAXIMUM 1st FLOOR FOOTPRINT AND LOT COVERAGE.

ELEVATION - F

LIVABLE 1st Flr:	1967 SQ.FT.	OPTIONS TO BE BUILT WITH STANDARD HOME: * OPT. EXPANDED OUTDOOR LIVING OPT. DOOR
LIVABLE 2nd Flr:	0 SQ.FT.	
GARAGE:	430 SQ.FT.	
PATIO:	196 SQ.FT.	
ENTRY / PORCH:	110 SQ.FT.	
ARCH. PROJECTIONS:	0 SQ.FT.	
TOTAL LIVABLE :	1967 SQ.FT.	
TOTAL UNDER ROOF :	2703 SQ.FT.	
TOTAL 1st FLOOR FOOTPRINT:	2703 SQ.FT.	
LOT :	5,175 SQ.FT.	
LOT COVERAGE :	52.2 % (60% MAX)	

* NOTE: OPTION(S) USED TO CALCULATE MAXIMUM 1st FLOOR FOOTPRINT AND LOT COVERAGE.

PLAN 3527



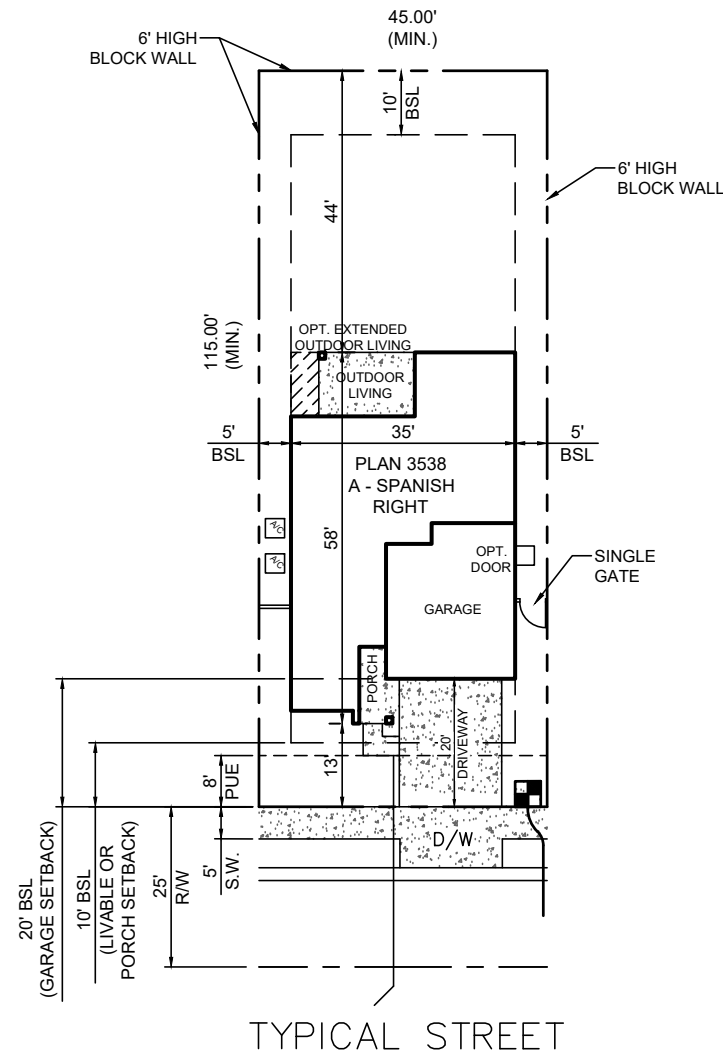
MDR ZONING	ARCHITECTURAL OPTIONS
BUILDING SETBACKS:	VISIBILITY EASEMENT
FRONT LOAD GARAGE = 20'	V.N.A.E. VEHICULAR NON-ACCESS EASE.
FRONT LIVABLE = 10'	P.U.E. PUBLIC UTILITY EASEMENT
FRONT PORCH = 10'	B.S.L. BUILDING SETBACK LINE
SIDE = 5' AND 5'	FIRE HYDRANT
REAR = 15'	ELECTRIC SERVICE LOCATION
	JUNCTION BOX LOCATION
	STREET LIGHT LOCATION
	HOSE BIB LOCATION

VICTORIA HEIGHTS TYPICAL PLOT PLANS

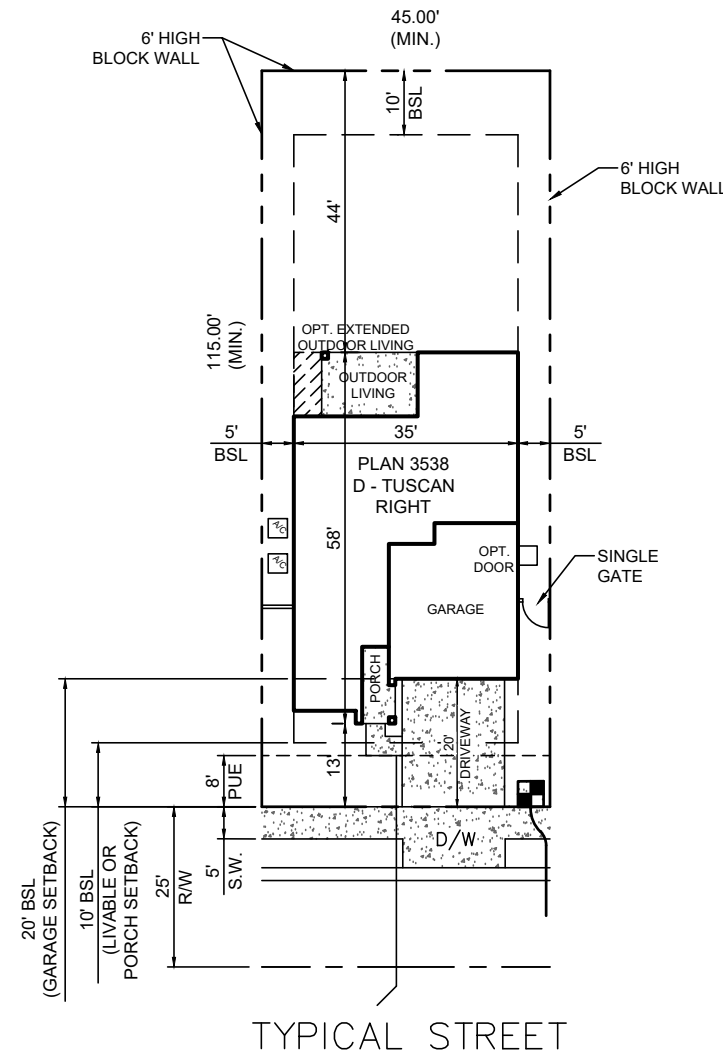
45' x 115' MINIMUM LOT SIZE

9000 E. Pima Center Parkway, Suite 350
Scottsdale, Arizona 85238

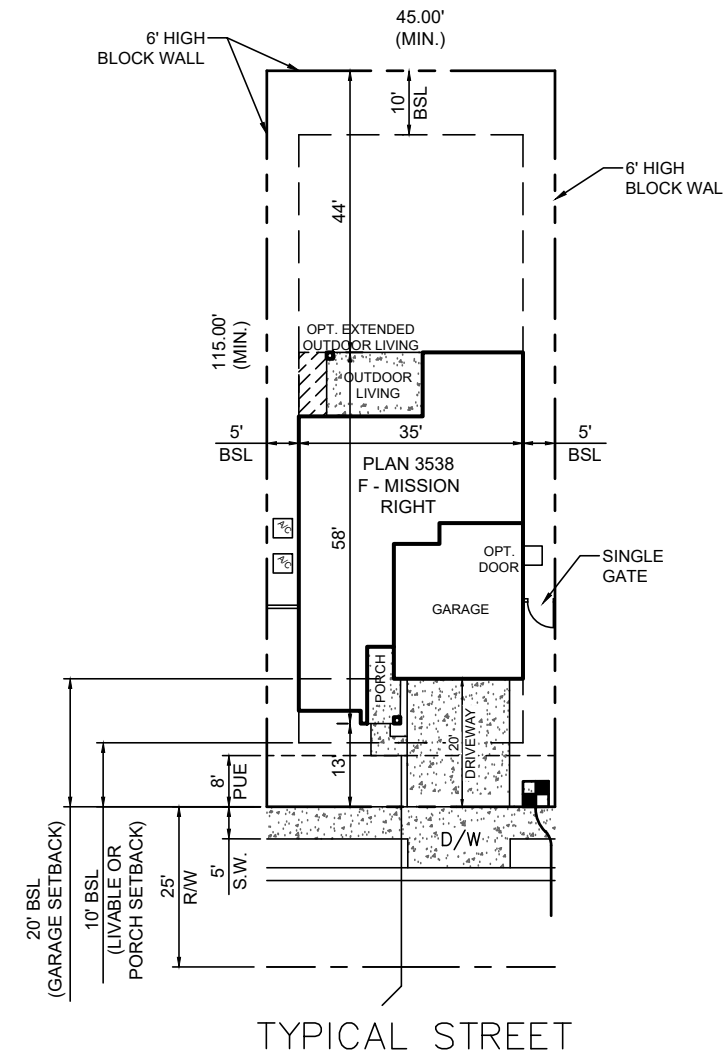
DATE DRAWN: 10/23/18
REVISION DATE: 1/4/19
2/5/19
2/26/19



TYPICAL STREET



TYPICAL STREET



TYPICAL STREET

ELEVATION - A

LIVABLE 1st Flr:	1161 SQ.FT.	OPTIONS TO BE BUILT WITH STANDARD HOME: * OPT. EXPANDED OUTDOOR LIVING OPT. DOOR
LIVABLE 2nd Flr:	1218 SQ.FT.	
GARAGE:	463 SQ.FT.	
PATIO:	193 SQ.FT.	
ENTRY / PORCH:	59 SQ.FT.	
ARCH. PROJECTIONS:	0 SQ.FT.	
TOTAL LIVABLE :	2379 SQ.FT.	
TOTAL UNDER ROOF :	3094 SQ.FT.	
TOTAL 1st FLOOR FOOTPRINT:	1876 SQ.FT.	
LOT :	5,175 SQ.FT.	
LOT COVERAGE :	36.2 % (60% MAX)	

* NOTE: OPTION(S) USED TO CALCULATE MAXIMUM 1st FLOOR FOOTPRINT AND LOT COVERAGE.

ELEVATION - D

LIVABLE 1st Flr:	1161 SQ.FT.	OPTIONS TO BE BUILT WITH STANDARD HOME: * OPT. EXPANDED OUTDOOR LIVING OPT. DOOR
LIVABLE 2nd Flr:	1218 SQ.FT.	
GARAGE:	463 SQ.FT.	
PATIO:	193 SQ.FT.	
ENTRY / PORCH:	59 SQ.FT.	
ARCH. PROJECTIONS:	0 SQ.FT.	
TOTAL LIVABLE :	2379 SQ.FT.	
TOTAL UNDER ROOF :	3094 SQ.FT.	
TOTAL 1st FLOOR FOOTPRINT:	1876 SQ.FT.	
LOT :	5,175 SQ.FT.	
LOT COVERAGE :	36.2 % (60% MAX)	

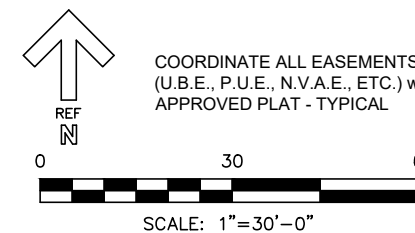
* NOTE: OPTION(S) USED TO CALCULATE MAXIMUM 1st FLOOR FOOTPRINT AND LOT COVERAGE.

ELEVATION - F

LIVABLE 1st Flr:	1161 SQ.FT.	OPTIONS TO BE BUILT WITH STANDARD HOME: * OPT. EXPANDED OUTDOOR LIVING OPT. DOOR
LIVABLE 2nd Flr:	1218 SQ.FT.	
GARAGE:	463 SQ.FT.	
PATIO:	193 SQ.FT.	
ENTRY / PORCH:	59 SQ.FT.	
ARCH. PROJECTIONS:	0 SQ.FT.	
TOTAL LIVABLE :	2379 SQ.FT.	
TOTAL UNDER ROOF :	3094 SQ.FT.	
TOTAL 1st FLOOR FOOTPRINT:	1876 SQ.FT.	
LOT :	5,175 SQ.FT.	
LOT COVERAGE :	36.2 % (60% MAX)	

* NOTE: OPTION(S) USED TO CALCULATE MAXIMUM 1st FLOOR FOOTPRINT AND LOT COVERAGE.

PLAN 3538



COORDINATE ALL EASEMENTS (U.B.E., P.U.E., N.V.A.E., ETC.) w/ APPROVED PLAT - TYPICAL

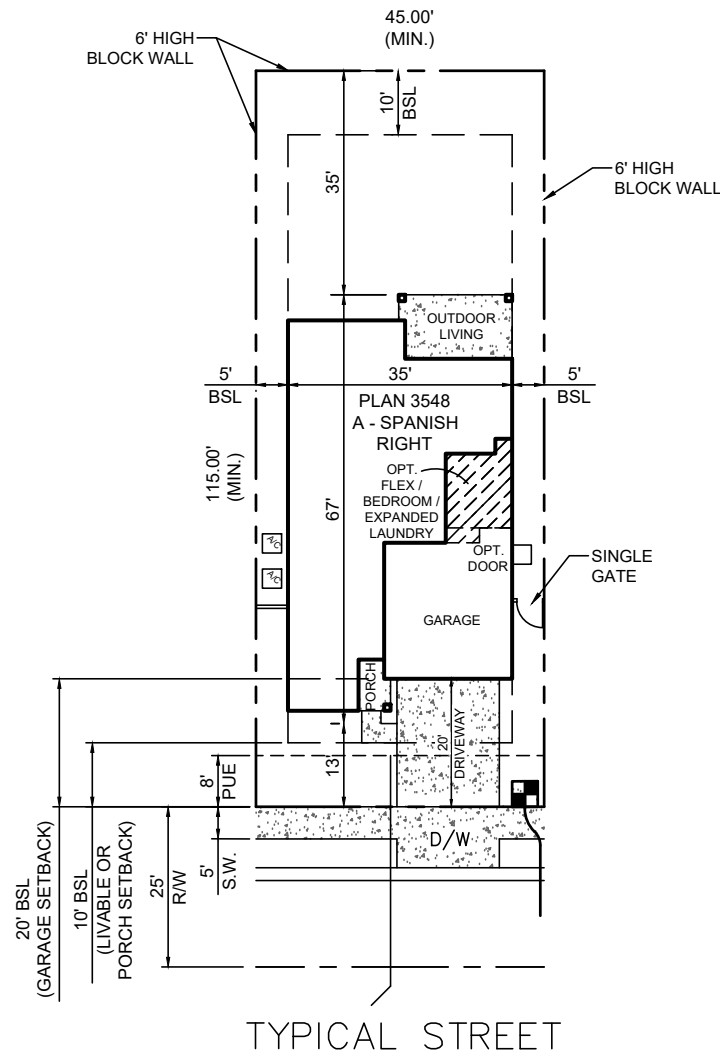
MDR ZONING	ARCHITECTURAL OPTIONS
BUILDING SETBACKS:	V.E. VISIBILITY EASEMENT
FRONT LOAD GARAGE = 20'	V.N.A.E. VEHICULAR NON-ACCESS EASE.
FRONT LIVABLE = 10'	P.U.E. PUBLIC UTILITY EASEMENT
FRONT PORCH = 10'	B.S.L. BUILDING SETBACK LINE
SIDE = 5' AND 5'	FIRE HYDRANT
REAR = 15'	ELECTRIC SERVICE LOCATION
	JUNCTION BOX LOCATION
	STREET LIGHT LOCATION
	HOSE BIB LOCATION

VICTORIA HEIGHTS TYPICAL PLOT PLANS

45' x 115' MINIMUM LOT SIZE

9000 E. Pima Center Parkway, Suite 350
Scottsdale, Arizona 85238

DATE DRAWN: 10/23/18
REVISION DATE: 1/4/19
2/5/19
2/26/19

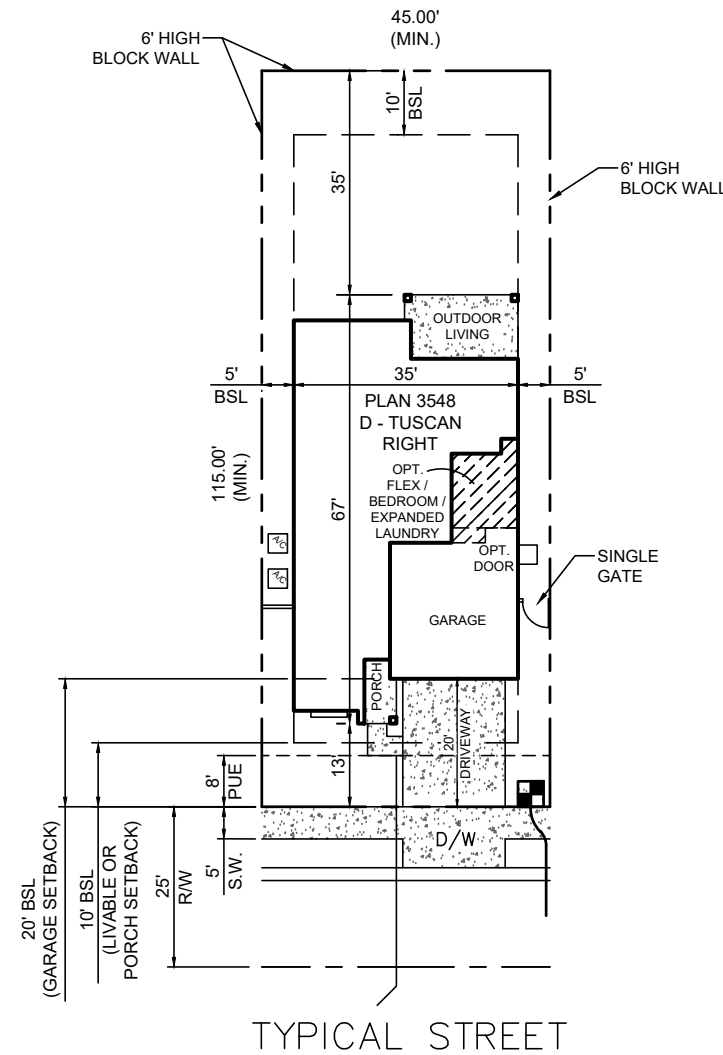


TYPICAL STREET

ELEVATION - A

LIVABLE 1st Flr:	1333 SQ.FT.	OPTIONS TO BE BUILT WITH STANDARD HOME:
LIVABLE 2nd Flr:	1448 SQ.FT.	
GARAGE:	570 SQ.FT.	OPT. FLEX / BEDROOM OPT. EXPANDED LAUNDRY ROOM OPT DOOR
PATIO:	171 SQ.FT.	
ENTRY / PORCH:	37 SQ.FT.	
ARCH. PROJECTIONS:	0 SQ.FT.	
TOTAL LIVABLE :	2781 SQ.FT.	
TOTAL UNDER ROOF :	3559 SQ.FT.	
TOTAL 1st FLOOR FOOTPRINT:	2111 SQ.FT.	
LOT :	5,175 SQ.FT.	
LOT COVERAGE :	40.7 % (60% MAX)	

NOTE: AVAILABLE OPTIONS NOT REFLECTED IN SQUARE FOOTAGE INFORMATION. OPTIONS DO NOT IMPACT TOTAL 1st FLOOR FOOTPRINT OR LOT COVERAGE.

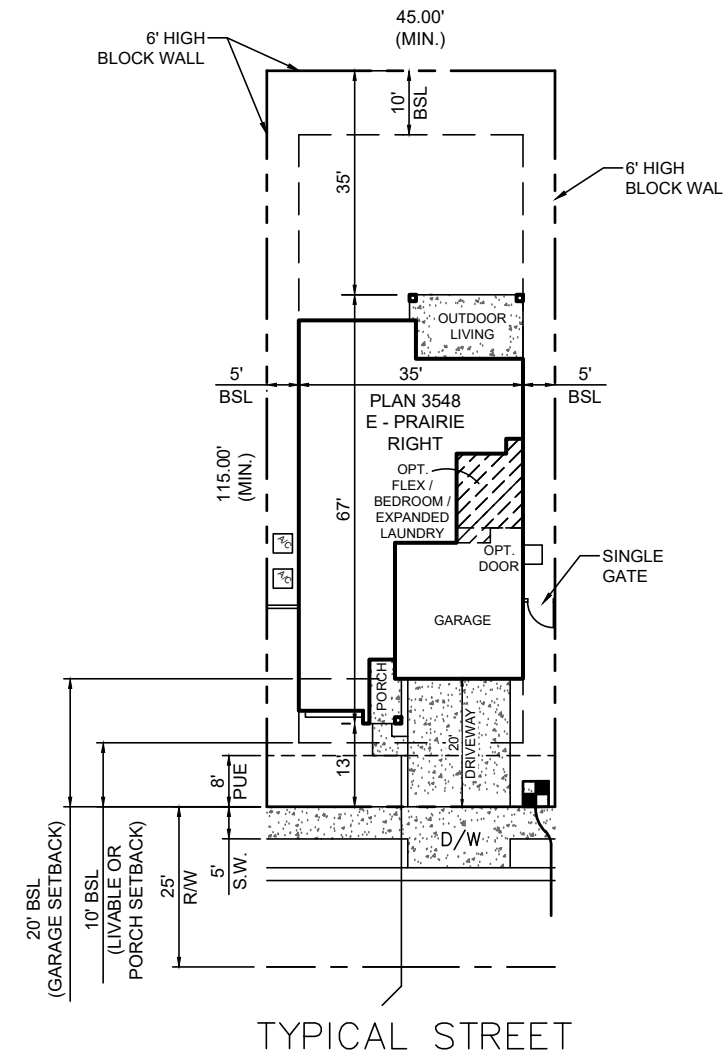


TYPICAL STREET

ELEVATION - D

LIVABLE 1st Flr:	1333 SQ.FT.	OPTIONS TO BE BUILT WITH STANDARD HOME:
LIVABLE 2nd Flr:	1448 SQ.FT.	
GARAGE:	570 SQ.FT.	OPT. FLEX / BEDROOM OPT. EXPANDED LAUNDRY ROOM OPT DOOR
PATIO:	171 SQ.FT.	
ENTRY / PORCH:	49 SQ.FT.	
ARCH. PROJECTIONS:	0 SQ.FT.	
TOTAL LIVABLE :	2781 SQ.FT.	
TOTAL UNDER ROOF :	3571 SQ.FT.	
TOTAL 1st FLOOR FOOTPRINT:	2123 SQ.FT.	
LOT :	5,175 SQ.FT.	
LOT COVERAGE :	41.0 % (60% MAX)	

NOTE: AVAILABLE OPTIONS NOT REFLECTED IN SQUARE FOOTAGE INFORMATION. OPTIONS DO NOT IMPACT TOTAL 1st FLOOR FOOTPRINT OR LOT COVERAGE.



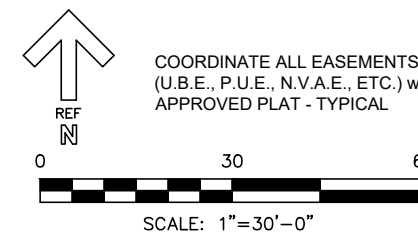
TYPICAL STREET

ELEVATION - E

LIVABLE 1st Flr:	1333 SQ.FT.	OPTIONS TO BE BUILT WITH STANDARD HOME:
LIVABLE 2nd Flr:	1448 SQ.FT.	
GARAGE:	570 SQ.FT.	OPT. FLEX / BEDROOM OPT. EXPANDED LAUNDRY ROOM OPT DOOR
PATIO:	171 SQ.FT.	
ENTRY / PORCH:	49 SQ.FT.	
ARCH. PROJECTIONS:	0 SQ.FT.	
TOTAL LIVABLE :	2781 SQ.FT.	
TOTAL UNDER ROOF :	3571 SQ.FT.	
TOTAL 1st FLOOR FOOTPRINT:	2123 SQ.FT.	
LOT :	5,175 SQ.FT.	
LOT COVERAGE :	41.0 % (60% MAX)	

NOTE: AVAILABLE OPTIONS NOT REFLECTED IN SQUARE FOOTAGE INFORMATION. OPTIONS DO NOT IMPACT TOTAL 1st FLOOR FOOTPRINT OR LOT COVERAGE.

PLAN 3548



COORDINATE ALL EASEMENTS (U.B.E., P.U.E., N.V.A.E., ETC.) w/ APPROVED PLAT - TYPICAL

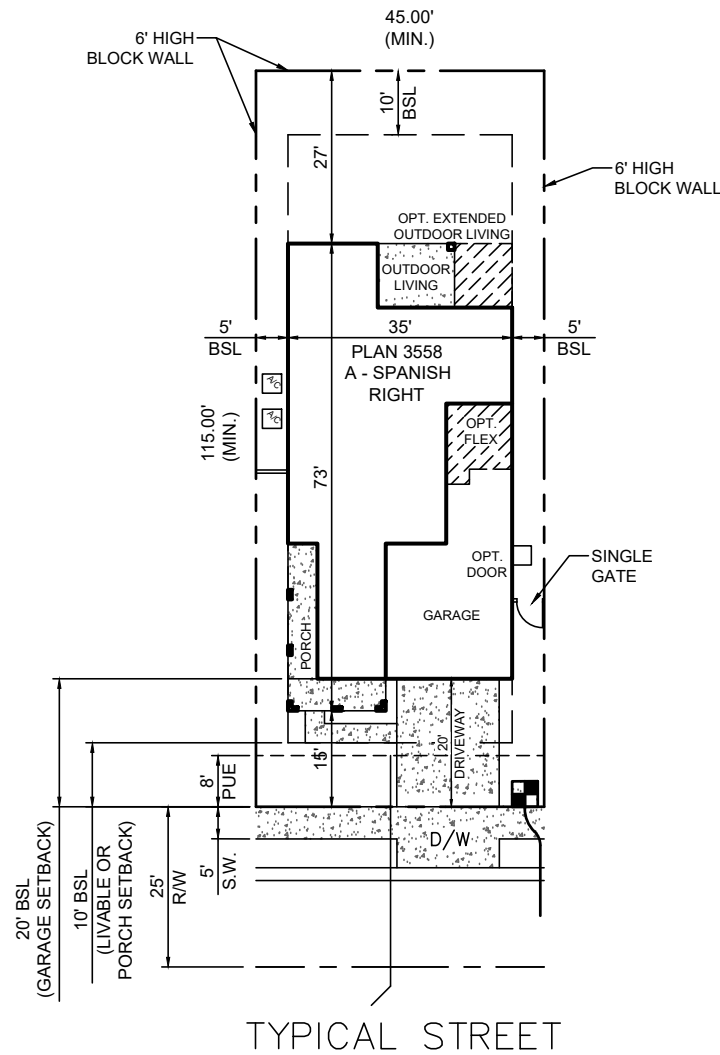
MDR ZONING	BUILDING SETBACKS: FRONT LOAD GARAGE = 20' FRONT LIVABLE = 10' FRONT PORCH = 10' SIDE = 5' AND 5' REAR = 15'		LEGEND V.E. ARCHITECTURAL OPTIONS V.N.A.E. VISIBILITY EASEMENT P.U.E. VEHICULAR NON-ACCESS EASE. B.S.L. PUBLIC UTILITY EASEMENT FIRE HYDRANT ELECTRIC SERVICE LOCATION JUNCTION BOX LOCATION STREET LIGHT LOCATION HOSE BIB LOCATION
FRONT LOAD GARAGE = 20'			
FRONT LIVABLE = 10'			
FRONT PORCH = 10'			

VICTORIA HEIGHTS TYPICAL PLOT PLANS

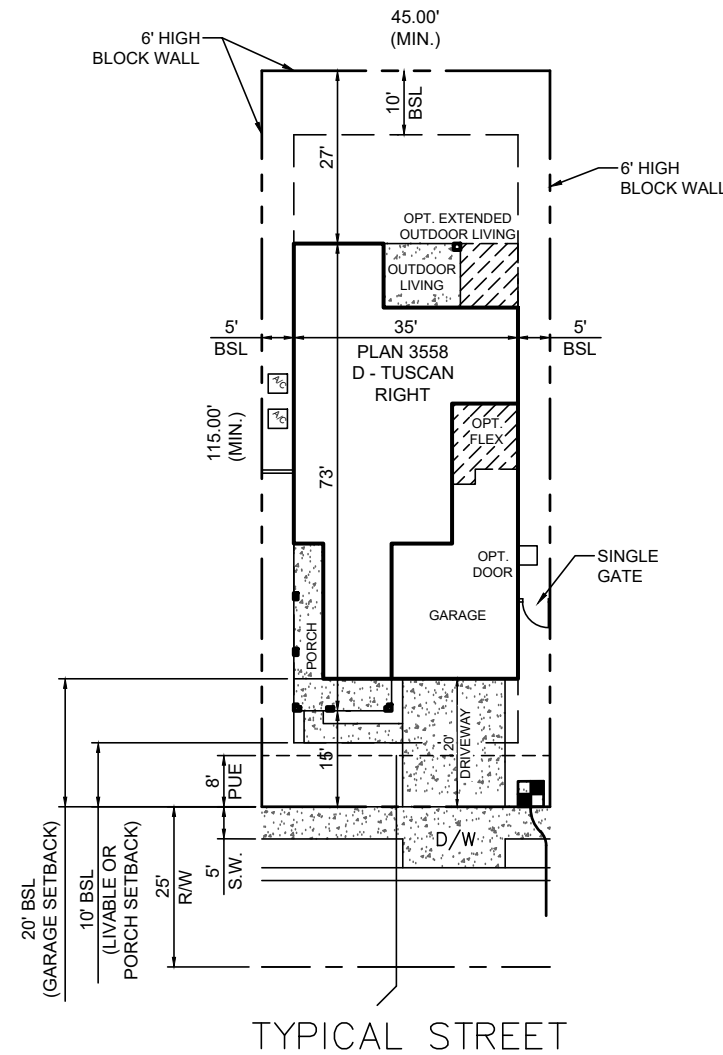
45' x 115' MINIMUM LOT SIZE

9000 E. Pima Center Parkway, Suite 350
Scottsdale, Arizona 85238

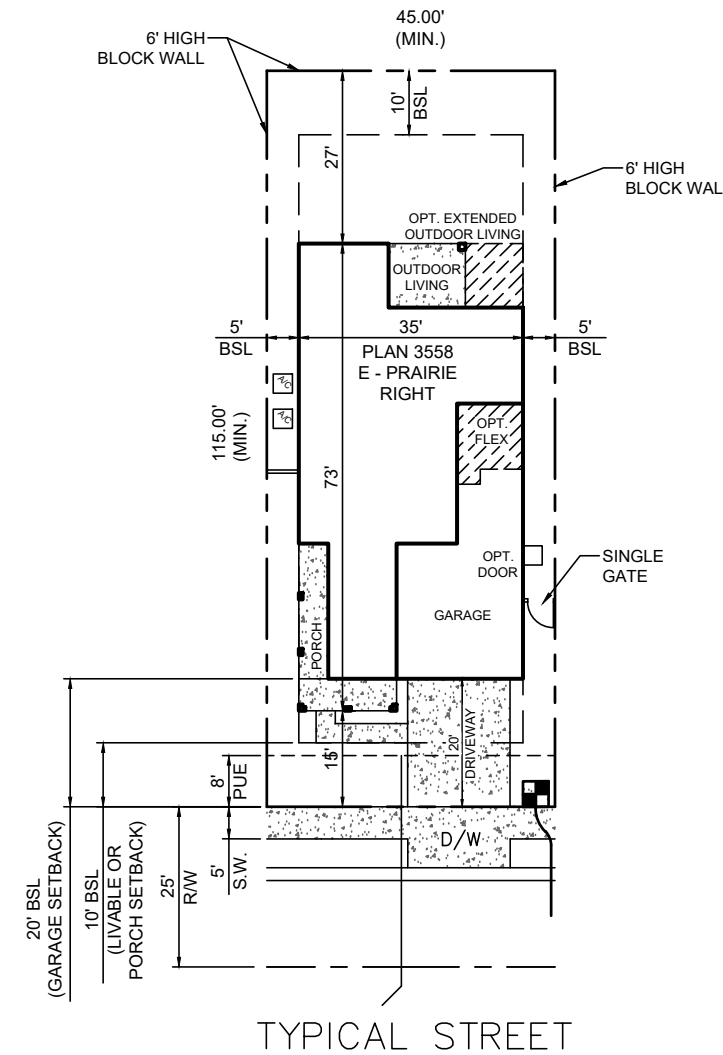
DATE DRAWN: 10/23/18
REVISION DATE: 1/4/19
2/5/19
2/26/19



TYPICAL STREET



TYPICAL STREET



TYPICAL STREET

ELEVATION - A

LIVABLE 1st Flr:	1431 SQ.FT.	OPTIONS TO BE BUILT WITH STANDARD HOME:
LIVABLE 2nd Flr:	1543 SQ.FT.	
GARAGE:	642 SQ.FT.	OPT. FLEX * OPT. EXPANDED OUTDOOR LIVING OPT. DOOR
PATIO:	210 SQ.FT.	
ENTRY / PORCH:	173 SQ.FT.	
ARCH. PROJECTIONS:	0 SQ.FT.	
TOTAL LIVABLE :	2974 SQ.FT.	
TOTAL UNDER ROOF :	3999 SQ.FT.	
TOTAL 1st FLOOR FOOTPRINT:	2456 SQ.FT.	
LOT :	5,175 SQ.FT.	
LOT COVERAGE :	47.4 % (60% MAX)	

* NOTE: OPTION(S) USED TO CALCULATE MAXIMUM 1st FLOOR FOOTPRINT AND LOT COVERAGE.

ELEVATION - D

LIVABLE 1st Flr:	1431 SQ.FT.	OPTIONS TO BE BUILT WITH STANDARD HOME:
LIVABLE 2nd Flr:	1543 SQ.FT.	
GARAGE:	642 SQ.FT.	OPT. FLEX * OPT. EXPANDED OUTDOOR LIVING OPT. DOOR
PATIO:	210 SQ.FT.	
ENTRY / PORCH:	173 SQ.FT.	
ARCH. PROJECTIONS:	0 SQ.FT.	
TOTAL LIVABLE :	2974 SQ.FT.	
TOTAL UNDER ROOF :	3999 SQ.FT.	
TOTAL 1st FLOOR FOOTPRINT:	2456 SQ.FT.	
LOT :	5,175 SQ.FT.	
LOT COVERAGE :	47.4 % (60% MAX)	

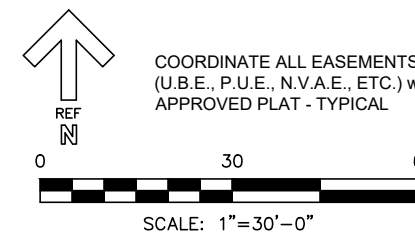
* NOTE: OPTION(S) USED TO CALCULATE MAXIMUM 1st FLOOR FOOTPRINT AND LOT COVERAGE.

ELEVATION - E

LIVABLE 1st Flr:	1431 SQ.FT.	OPTIONS TO BE BUILT WITH STANDARD HOME:
LIVABLE 2nd Flr:	1543 SQ.FT.	
GARAGE:	642 SQ.FT.	OPT. FLEX * OPT. EXPANDED OUTDOOR LIVING OPT. DOOR
PATIO:	210 SQ.FT.	
ENTRY / PORCH:	173 SQ.FT.	
ARCH. PROJECTIONS:	0 SQ.FT.	
TOTAL LIVABLE :	2974 SQ.FT.	
TOTAL UNDER ROOF :	3999 SQ.FT.	
TOTAL 1st FLOOR FOOTPRINT:	2456 SQ.FT.	
LOT :	5,175 SQ.FT.	
LOT COVERAGE :	47.4 % (60% MAX)	

* NOTE: OPTION(S) USED TO CALCULATE MAXIMUM 1st FLOOR FOOTPRINT AND LOT COVERAGE.

PLAN 3558



MDR ZONING	BUILDING SETBACKS: FRONT LOAD GARAGE = 20' FRONT LIVABLE = 10' FRONT PORCH = 10' SIDE = 5' AND 5' REAR = 15'	3 3	LEGEND V.E. ARCHITECTURAL OPTIONS VISIBILITY EASEMENT V.N.A.E. VEHICULAR NON-ACCESS EASE. P.U.E. PUBLIC UTILITY EASEMENT B.S.L. BUILDING SETBACK LINE FIRE HYDRANT ELECTRIC SERVICE LOCATION JUNCTION BOX LOCATION STREET LIGHT LOCATION HOSE BIB LOCATION

**taylor
morrison**

Homes Inspired by You



**9000 E. Pima Center Pkwy.
Suite #300**

**Scottsdale, Arizona 85258
Phone (480) 344-7000**

VICTORIA HEIGHTS

PACKAGES

- * STANDARD DESERT PACKAGE #1
- * UPGRADE DESERT W/BOULDER PACKAGE #2
- * UPGRADE SOD W/BOULDER PACKAGE #3





PLANS

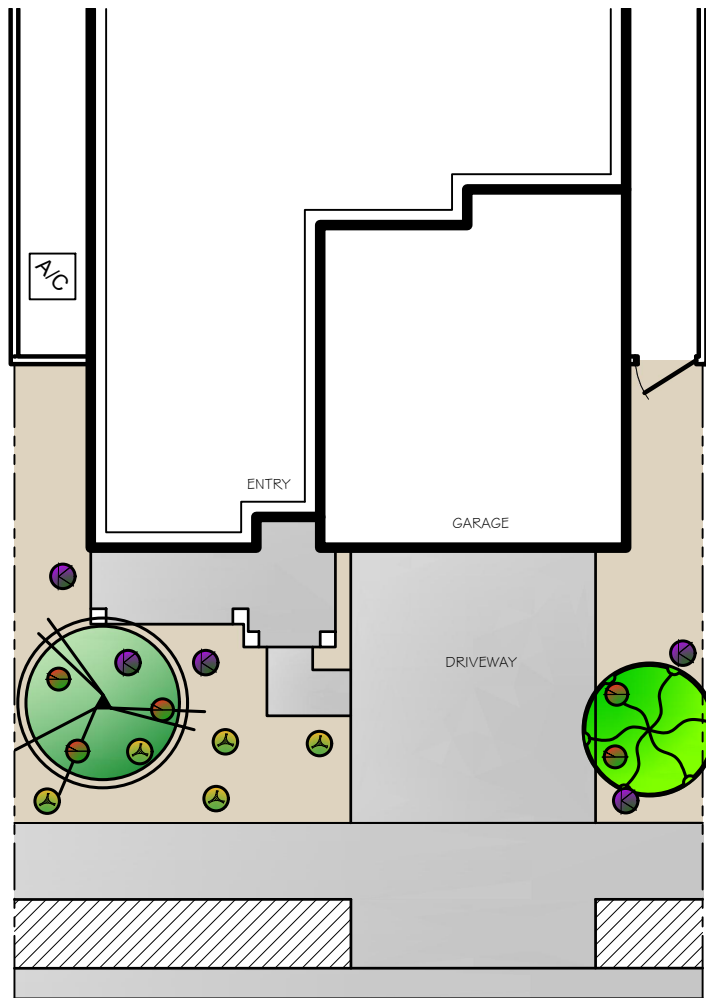
PLAN 1728
PLAN 1843
PLAN 1987
PLAN 2379
PLAN 2781
PLAN 2974



GOTHIC LANDSCAPE

DATE: 10/29/18

-  (1): TREES @ 24" BOX
-  (1): TREES @ 15 GALLON
-  (15): SHRUBS/GROUNDCOVER @ 5 GALLON
- AUTOMATIC IRRIGATION SYSTEM
- PRE-EMERGENT
-  1/2" SCREENED GRANITE
DESERT GOLD



Homeowner: _____

Lot #: _____ Date: _____

SCALE: N.T.S.

Note: These Plans are diagrammatic in nature only and are a general representation of the completed product. They will vary due to site conditions, plans adjacent, ect. in order to keep an aesthetically pleasing and varied site scene. Plants are to be selected by the landscape contractor and may vary due to season, availability, ect.









GOTHIC LANDSCAPE

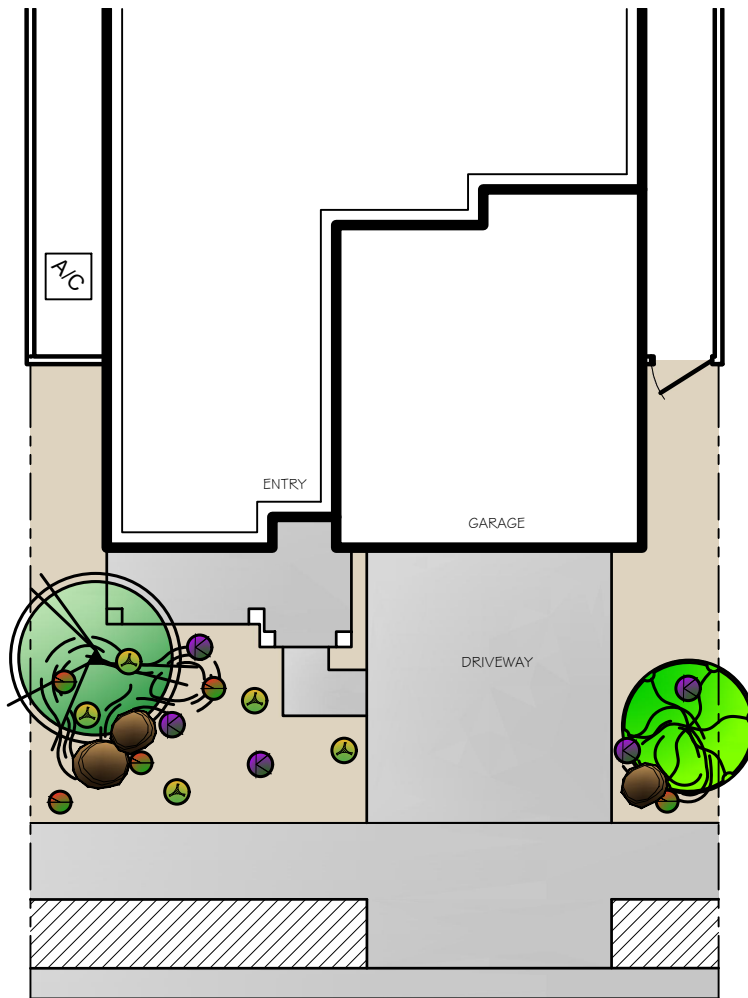
DATE: 10/29/18



VICTORIA HEIGHTS

Upgrade Desert & Boulder Package #2
PLAN 1728

-  (1): TREES @ 24" BOX
-  (1): TREES @ 15 GALLON
-  (15): SHRUBS/GROUNDCOVER @ 5 GALLON
-  (3): 1.5' X 2' X 2'
SURFACE SELECT BOULDERS
-  MOUNDING
- AUTOMATIC IRRIGATION SYSTEM
- PRE-EMERGENT
-  1/2" SCREENED GRANITE
DESERT GOLD



Homeowner: _____

Lot #: _____ Date: _____

SCALE: N.T.S.

Note: These Plans are diagrammatic in nature only and are a general representation of the completed product. They will vary due to site conditions, plans adjacent, ect. in order to keep an aesthetically pleasing and varied site scene. Plants are to be selected by the landscape contractor and may vary due to season, availability, ect.










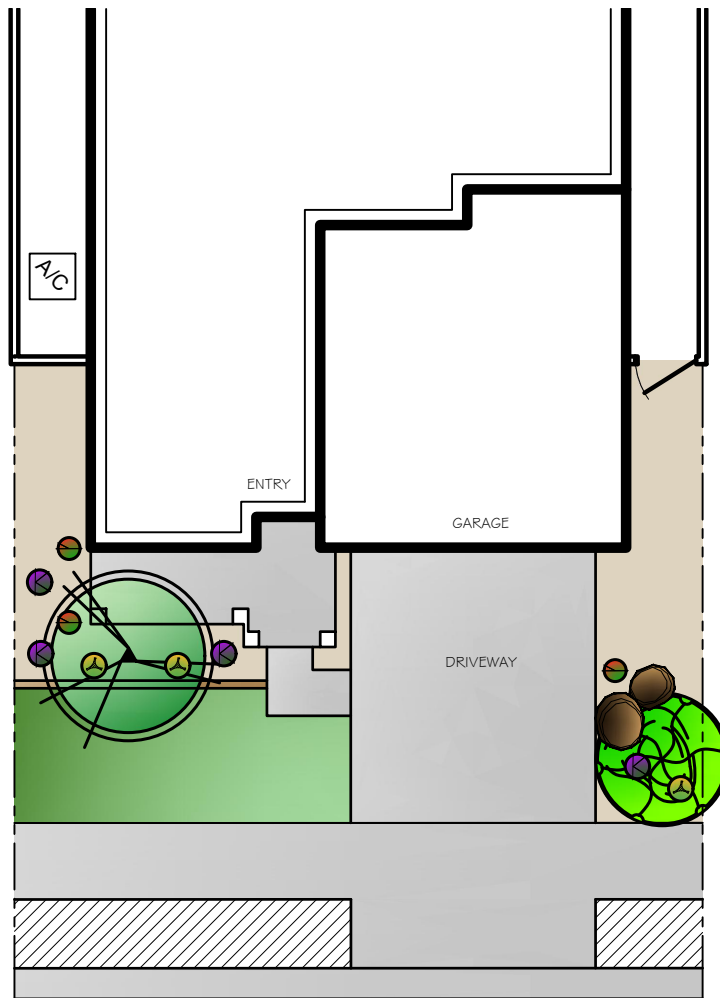
GOTHIC LANDSCAPE

DATE: 10/29/18

VICTORIA HEIGHTS

Upgrade Sod & Boulder Package #3
PLAN 1728

-  (1): TREES @ 24" BOX
-  (1): TREES @ 15 GALLON
-  (10): SHRUBS/GROUNDCOVER @ 5 GALLON
-  (2): 1.5' X 2' X 2'
SURFACE SELECT BOULDERS
-  MOUNDING
-  MIDIRON SOD LAWN
PAVER BORDER
UP TO 300 SQ. FT.
- AUTOMATIC IRRIGATION SYSTEM
- PRE-EMERGENT
-  1/2" SCREENED GRANITE
DESERT GOLD



Homeowner: _____

Lot #: _____ Date: _____





SCALE: N.T.S.

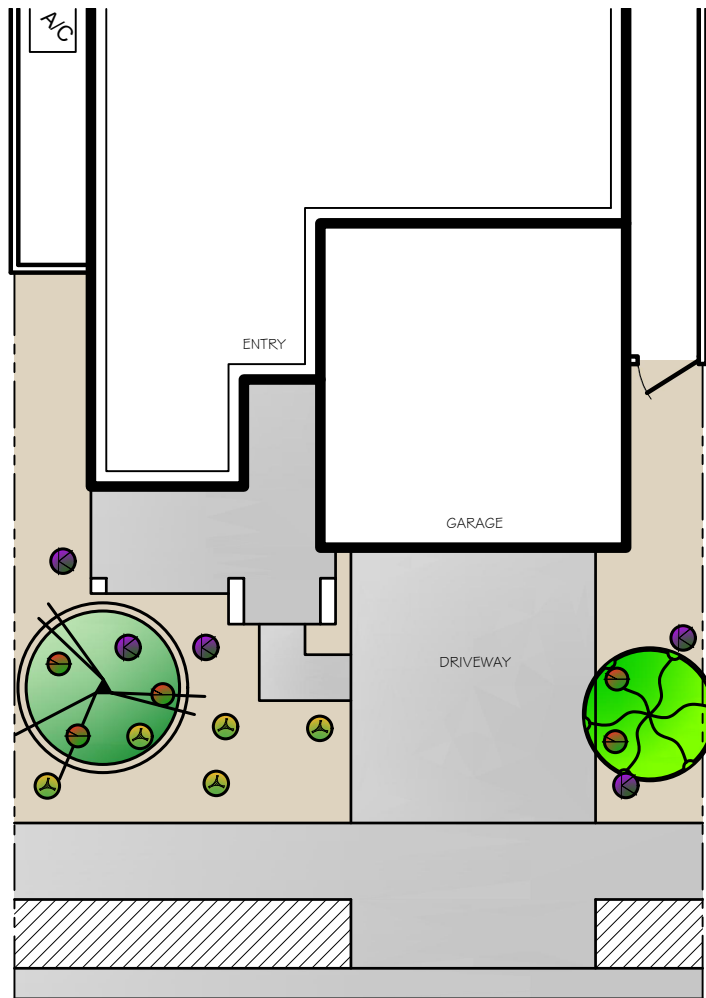
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GOTHIC LANDSCAPE

DATE: 10/29/18

-  (1): TREES @ 24" BOX
-  (1): TREES @ 15 GALLON
-  (15): SHRUBS/GROUNDCOVER @ 5 GALLON
- AUTOMATIC IRRIGATION SYSTEM
- PRE-EMERGENT
-  1/2" SCREENED GRANITE
DESERT GOLD



Homeowner: _____

Lot #: _____ Date: _____

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GOTHIC LANDSCAPE

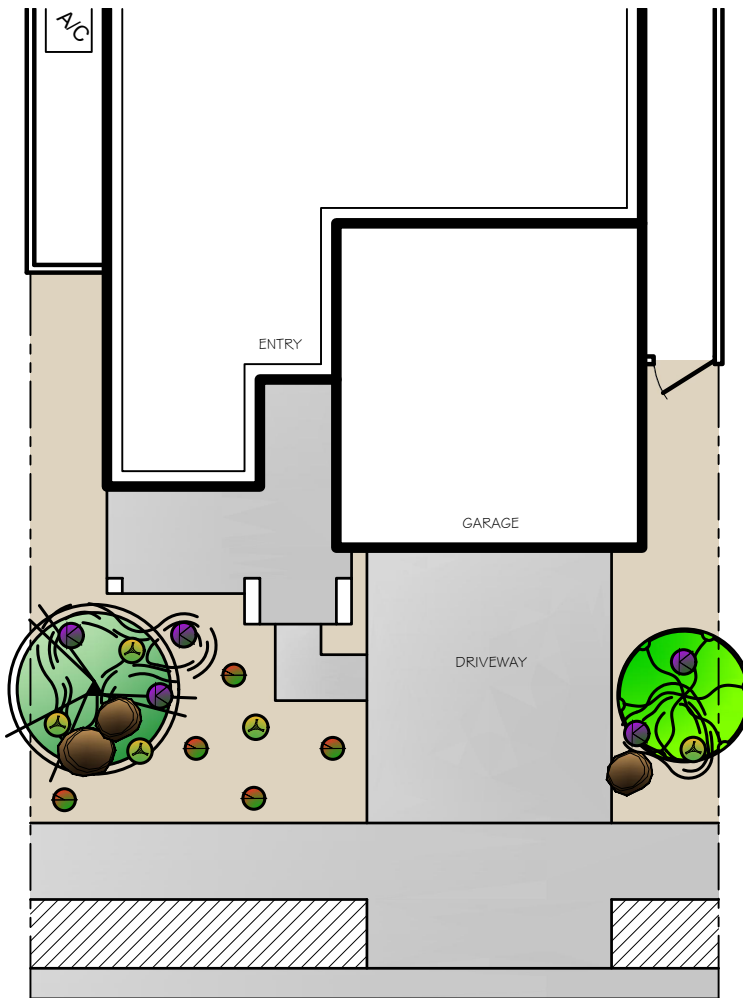
DATE: 10/29/18



VICTORIA HEIGHTS

Upgrade Desert & Boulder Package #2
 PLAN 1843

- (1): TREES @ 24" BOX
- (1): TREES @ 15 GALLON
- (15): SHRUBS/GROUNDCOVER @ 5 GALLON
- (3): 1.5' X 2' X 2' SURFACE SELECT BOULDERS
- MOUNDING
- AUTOMATIC IRRIGATION SYSTEM
- PRE-EMERGENT
- 1/2" SCREENED GRANITE DESERT GOLD



Homeowner: _____

Lot #: _____ Date: _____

SCALE: N.T.S.

Note: These Plans are diagrammatic in nature only and are a general representation of the completed product. They will vary due to site conditions, plans adjacent, ect. in order to keep an aesthetically pleasing and varied site scene. Plants are to be selected by the landscape contractor and may vary due to season, availability, ect.










GOTHIC LANDSCAPE

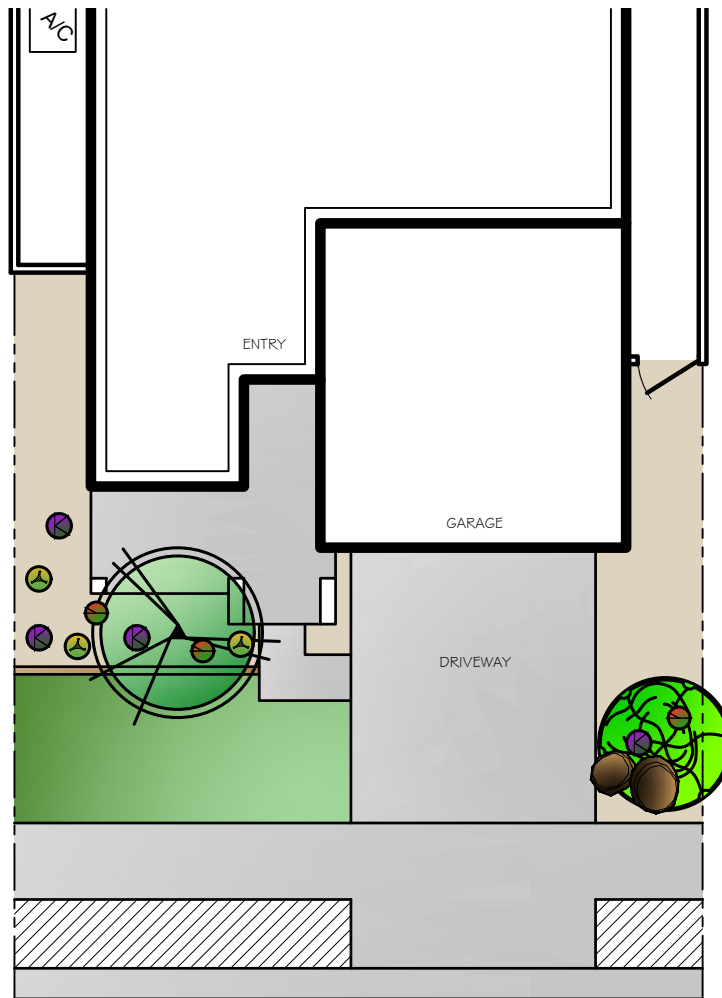
DATE: 10/29/18



VICTORIA HEIGHTS

Upgrade Sod & Boulder Package #3
PLAN 1843

-  (1): TREES @ 24" BOX
-  (1): TREES @ 15 GALLON
-  (10): SHRUBS/GROUNDCOVER @ 5 GALLON
-  (2): 1.5' X 2' X 2'
SURFACE SELECT BOULDERS
-  MOUNDING
-  MIDIRON SOD LAWN
PAVER BORDER
UP TO 300 SQ. FT.
- AUTOMATIC IRRIGATION SYSTEM
- PRE-EMERGENT
-  1/2" SCREENED GRANITE
DESERT GOLD



Homeowner: _____

Lot #: _____ Date: _____





SCALE: N.T.S.

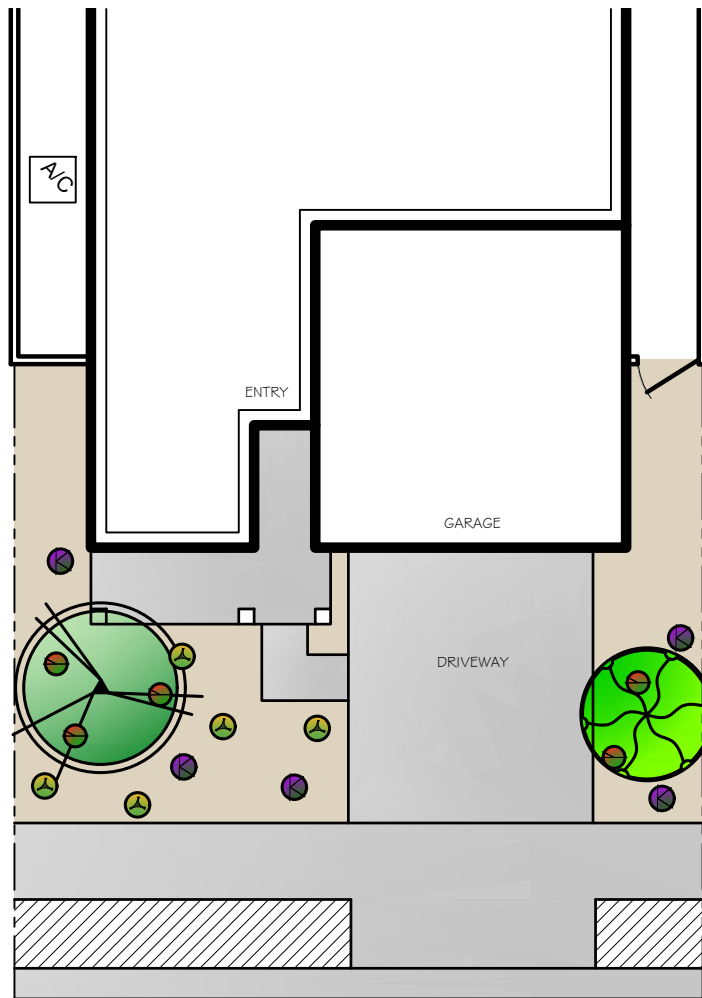
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GOTHIC LANDSCAPE

DATE: 10/29/18

-  (1): TREES @ 24" BOX
-  (1): TREES @ 15 GALLON
-  (15): SHRUBS/GROUNDCOVER @ 5 GALLON
- AUTOMATIC IRRIGATION SYSTEM
- PRE-EMERGENT
-  1/2" SCREENED GRANITE
DESERT GOLD



Homeowner: _____

Lot #: _____ Date: _____

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GOTHIC LANDSCAPE

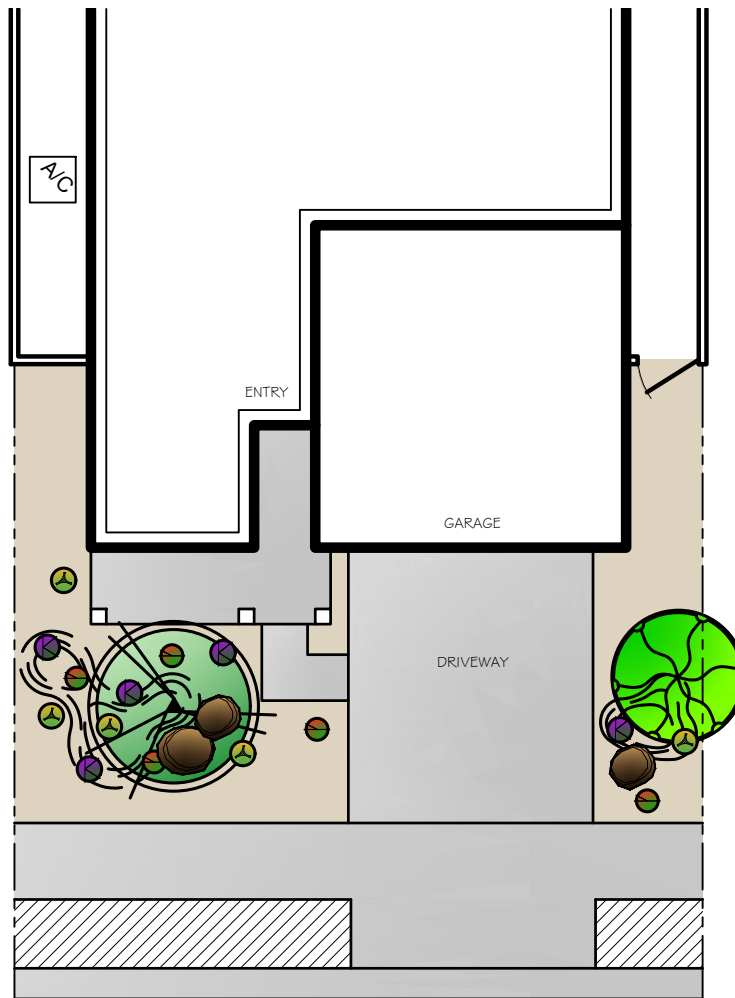
DATE: 10/29/18



VICTORIA HEIGHTS

Upgrade Desert & Boulder Package #2
PLAN 1987

-  (1): TREES @ 24" BOX
-  (1): TREES @ 15 GALLON
-  (15): SHRUBS/GROUNDCOVER @ 5 GALLON
-  (3): 1.5' X 2' X 2' SURFACE SELECT BOULDERS
-  MOUNDING
- AUTOMATIC IRRIGATION SYSTEM
- PRE-EMERGENT
-  1/2" SCREENED GRANITE DESERT GOLD



Homeowner: _____

Lot #: _____ Date: _____

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GOTHIC LANDSCAPE

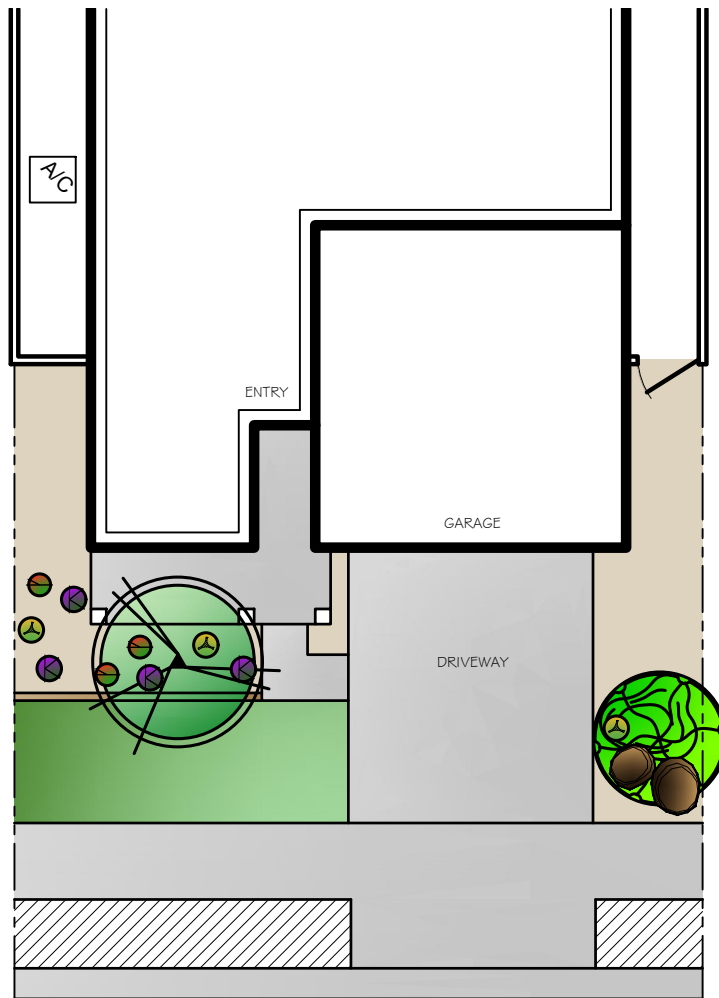
DATE: 10/29/18



VICTORIA HEIGHTS

Upgrade Sod & Boulder Package #3
PLAN 1987

-  (1): TREES @ 24" BOX
-  (1): TREES @ 15 GALLON
-  (10): SHRUBS/GROUNDCOVER @ 5 GALLON
-  (2): 1.5' X 2' X 2'
SURFACE SELECT BOULDERS
-  MOUNDING
-  MIDIRON SOD LAWN
PAVER BORDER
UP TO 300 SQ. FT.
- AUTOMATIC IRRIGATION SYSTEM
- PRE-EMERGENT
-  1/2" SCREENED GRANITE
DESERT GOLD



Homeowner: _____

Lot #: _____ Date: _____





SCALE: N.T.S.

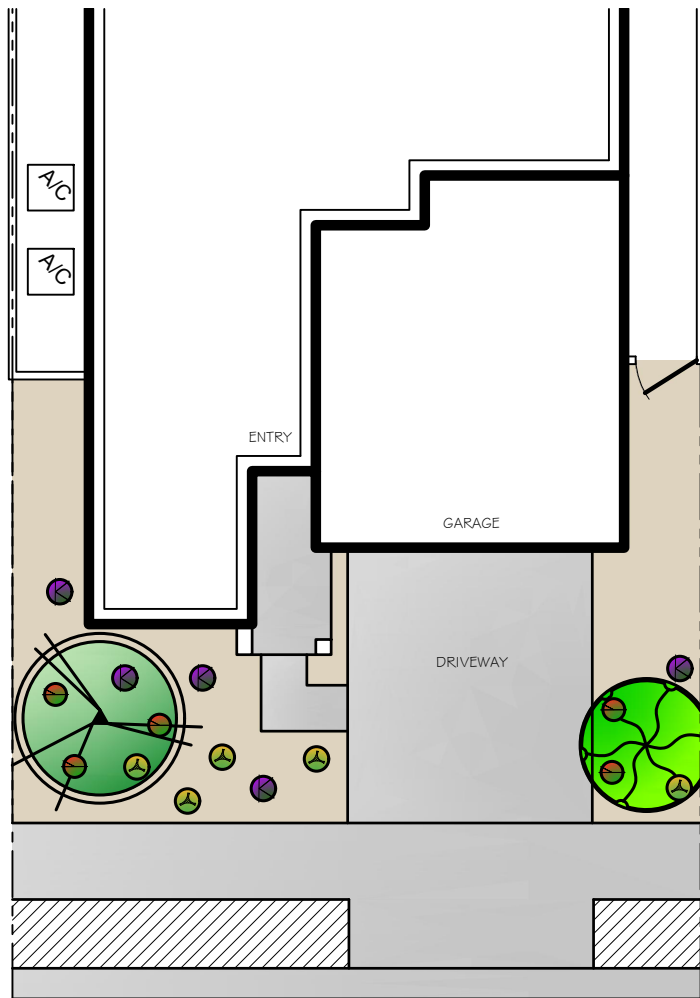
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GOTHIC LANDSCAPE

DATE: 10/29/18

-  (1): TREES @ 24" BOX
-  (1): TREES @ 15 GALLON
-  (15): SHRUBS/GROUNDCOVER @ 5 GALLON
- AUTOMATIC IRRIGATION SYSTEM
- PRE-EMERGENT
-  1/2" SCREENED GRANITE DESERT GOLD



Homeowner: _____

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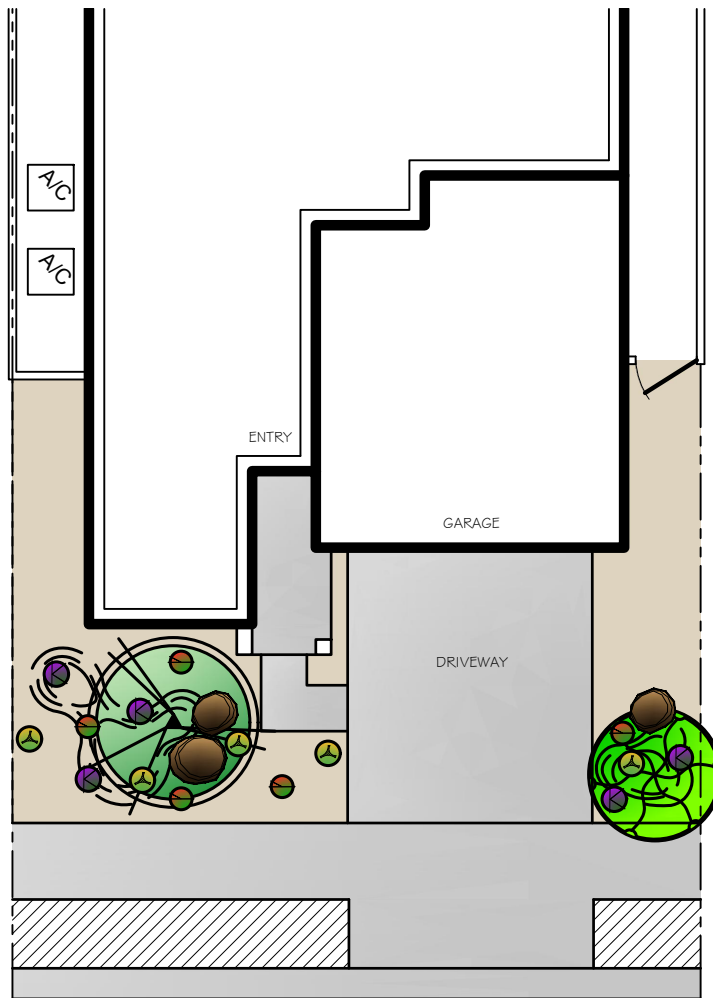
DATE: 10/29/18



VICTORIA HEIGHTS

Upgrade Desert & Boulder Package #2
PLAN 2379

-  (1): TREES @ 24" BOX
-  (1): TREES @ 15 GALLON
-  (15): SHRUBS/GROUNDCOVER @ 5 GALLON
-  (3): 1.5' X 2' X 2'
SURFACE SELECT BOULDERS
-  MOUNDING
- AUTOMATIC IRRIGATION SYSTEM
- PRE-EMERGENT
-  1/2" SCREENED GRANITE
DESERT GOLD



Homeowner: _____

Lot #: _____ Date: _____

SCALE: N.T.S.

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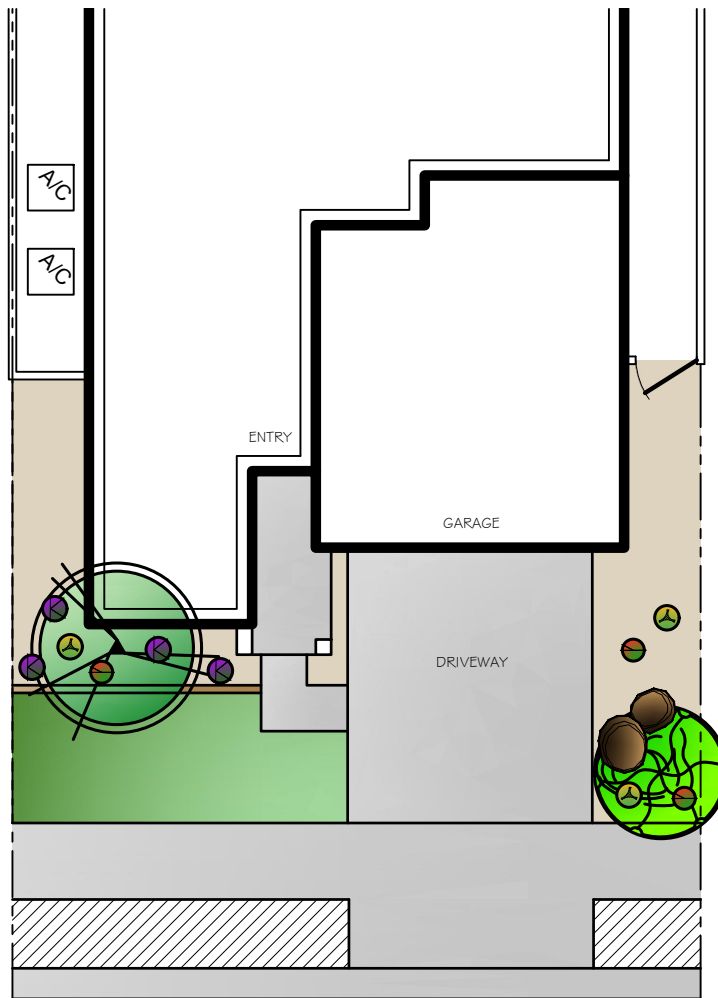
GOTHIC LANDSCAPE

DATE: 10/29/18

VICTORIA HEIGHTS

Upgrade Sod & Boulder Package #3
PLAN 2379

-  (1): TREES @ 24" BOX
-  (1): TREES @ 15 GALLON
-  (10): SHRUBS/GROUNDCOVER @ 5 GALLON
-  (2): 1.5' X 2' X 2'
SURFACE SELECT BOULDERS
-  MOUNDING
-  MIDIRON SOD LAWN
PAVER BORDER
UP TO 300 SQ. FT.
- AUTOMATIC IRRIGATION SYSTEM
- PRE-EMERGENT
-  1/2" SCREENED GRANITE
DESERT GOLD



Homeowner: _____

Lot #: _____ Date: _____





SCALE: N.T.S.

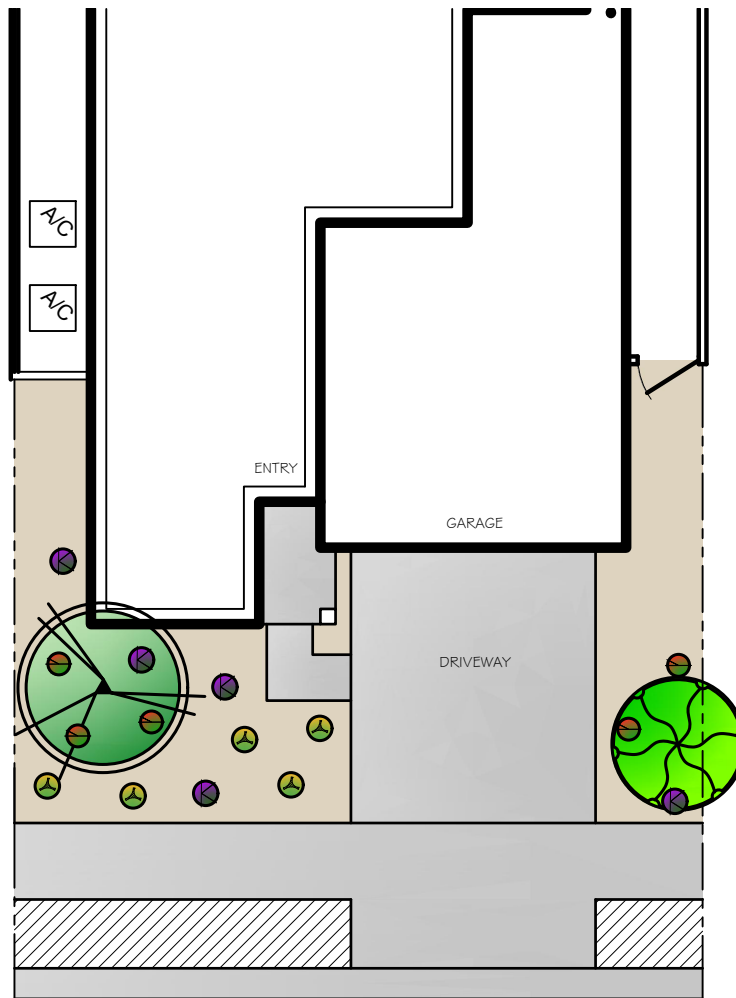
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GOTHIC LANDSCAPE

DATE: 10/29/18

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-  (1): TREES @ 15 GALLON
-  (15): SHRUBS/GROUNDCOVER @ 5 GALLON
- AUTOMATIC IRRIGATION SYSTEM
- PRE-EMERGENT
-  1/2" SCREENED GRANITE
DESERT GOLD



Homeowner: _____

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GOTHIC LANDSCAPE

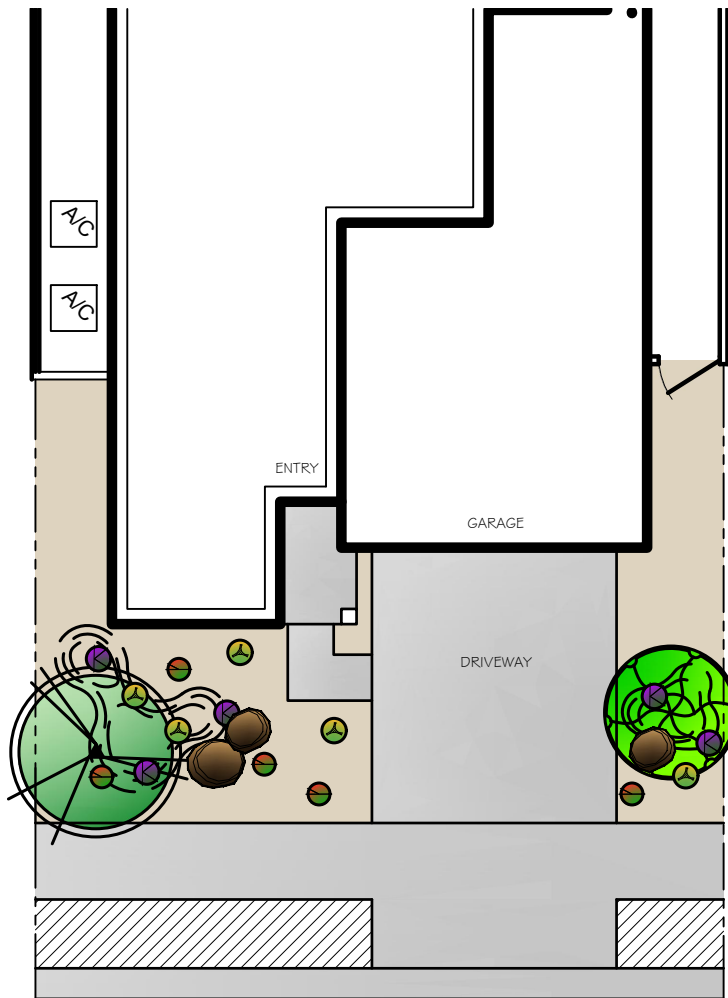
DATE: 10/29/18



VICTORIA HEIGHTS

Upgrade Desert & Boulder Package #2
 PLAN 2781

- (1): TREES @ 24" BOX
- (1): TREES @ 15 GALLON
- (15): SHRUBS/GROUNDCOVER @ 5 GALLON
- (3): 1.5' X 2' X 2' SURFACE SELECT BOULDERS
- MOUNDING
- AUTOMATIC IRRIGATION SYSTEM
- PRE-EMERGENT
- 1/2" SCREENED GRANITE DESERT GOLD



Homeowner: _____

Lot #: _____ Date: _____

SCALE: N.T.S.

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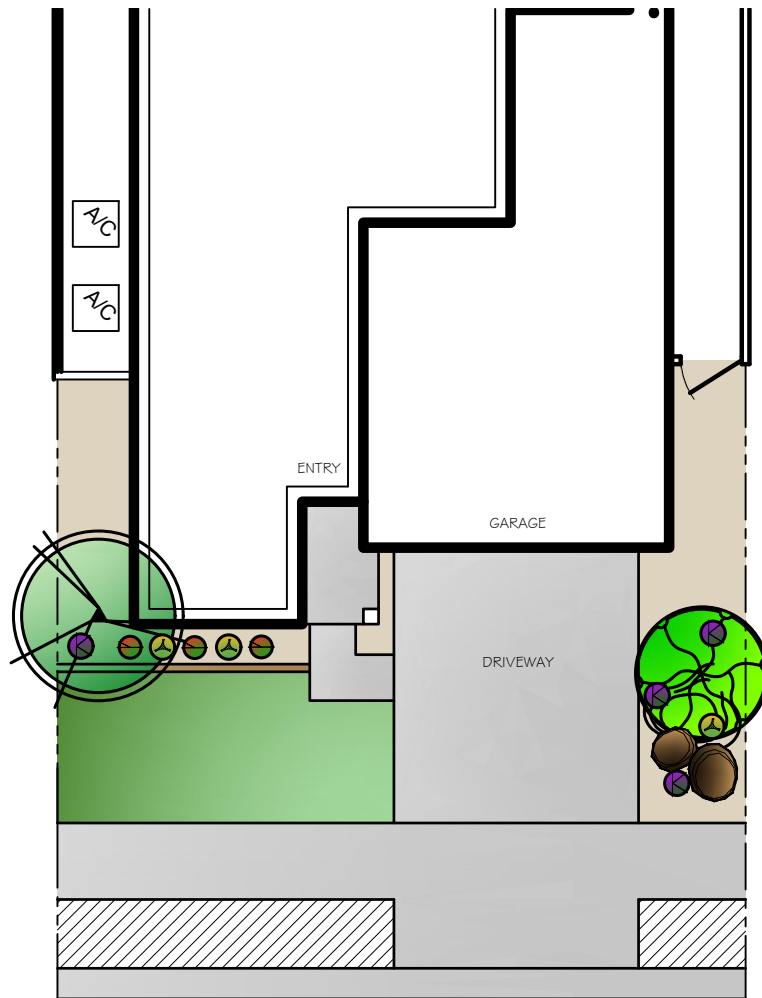
GOTHIC LANDSCAPE

DATE: 10/29/18

VICTORIA HEIGHTS

Upgrade Sod & Boulder Package #3
 PLAN 2781

-  (1): TREES @ 24" BOX
-  (1): TREES @ 15 GALLON
-  (10): SHRUBS/GROUNDCOVER @ 5 GALLON
-  (2): 1.5' X 2' X 2' SURFACE SELECT BOULDERS
-  MOUNDING
-  MIDIRON SOD LAWN
PAVER BORDER
UP TO 300 SQ. FT.
- AUTOMATIC IRRIGATION SYSTEM
- PRE-EMERGENT
-  1/2" SCREENED GRANITE
DESERT GOLD



Homeowner: _____

Lot #: _____ Date: _____





SCALE: N.T.S.

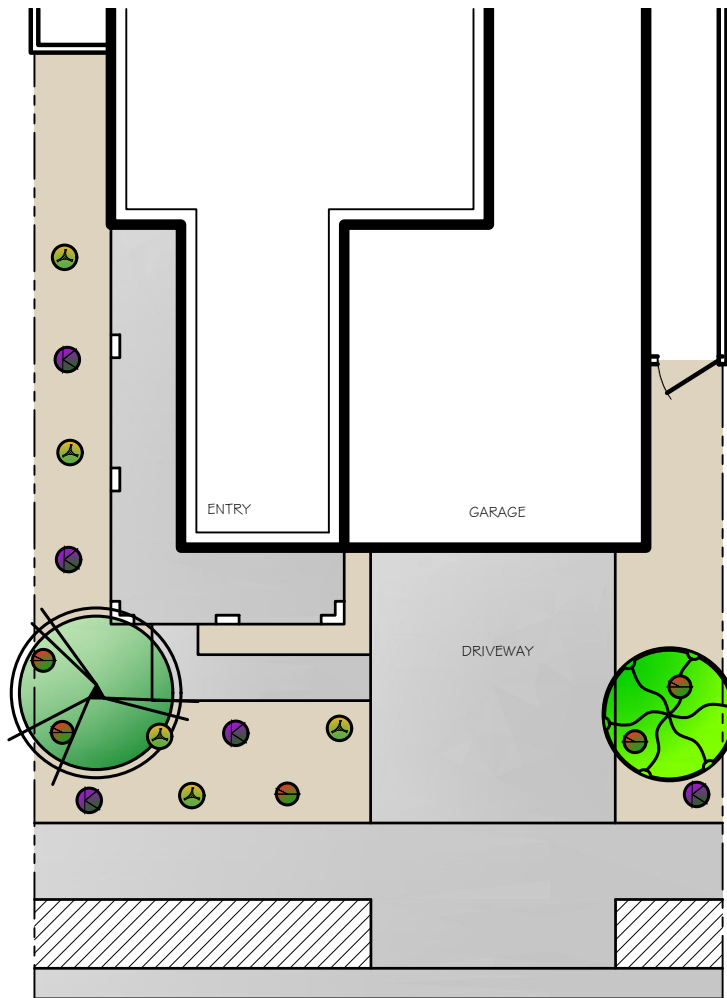
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GOTHIC LANDSCAPE

DATE: 10/29/18

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-  (15): SHRUBS/GROUNDCOVER @ 5 GALLON
- AUTOMATIC IRRIGATION SYSTEM
- PRE-EMERGENT
-  1/2" SCREENED GRANITE
DESERT GOLD



Homeowner: _____

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GOTHIC LANDSCAPE

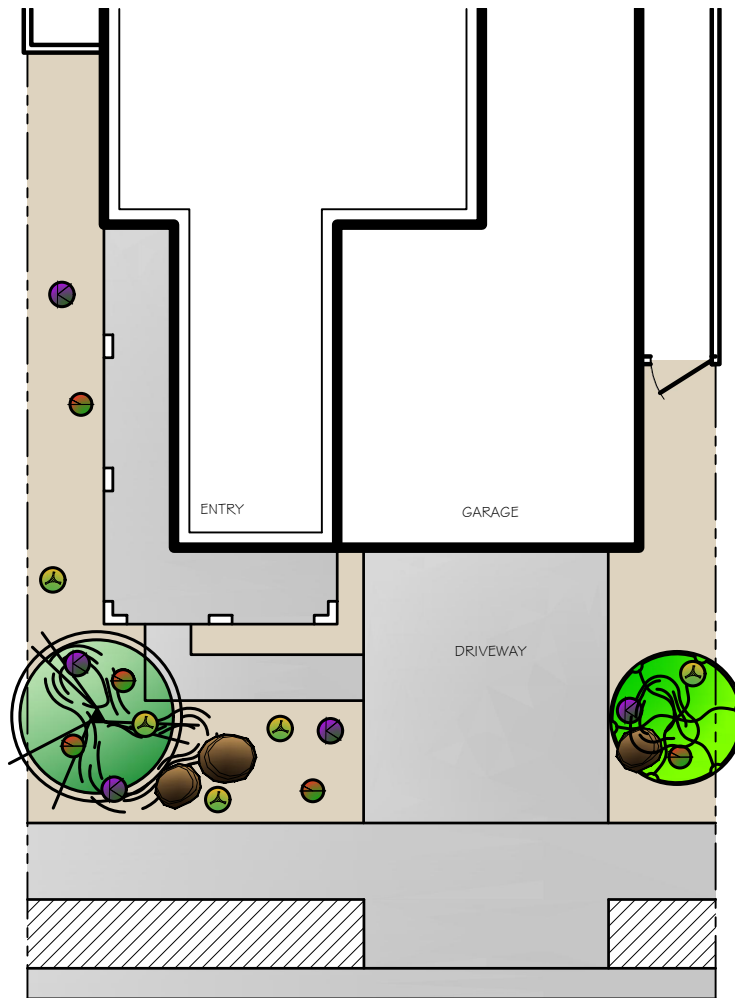
DATE: 10/29/18



VICTORIA HEIGHTS

Upgrade Desert & Boulder Package #2
PLAN 2974

-  (1): TREES @ 24" BOX
-  (1): TREES @ 15 GALLON
-  (15): SHRUBS/GROUNDCOVER @ 5 GALLON
-  (3): 1.5' X 2' X 2' SURFACE SELECT BOULDERS
-  MOUNDING
- AUTOMATIC IRRIGATION SYSTEM
- PRE-EMERGENT
-  1/2" SCREENED GRANITE DESERT GOLD



Homeowner: _____

Lot #: _____ Date: _____

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GOTHIC LANDSCAPE

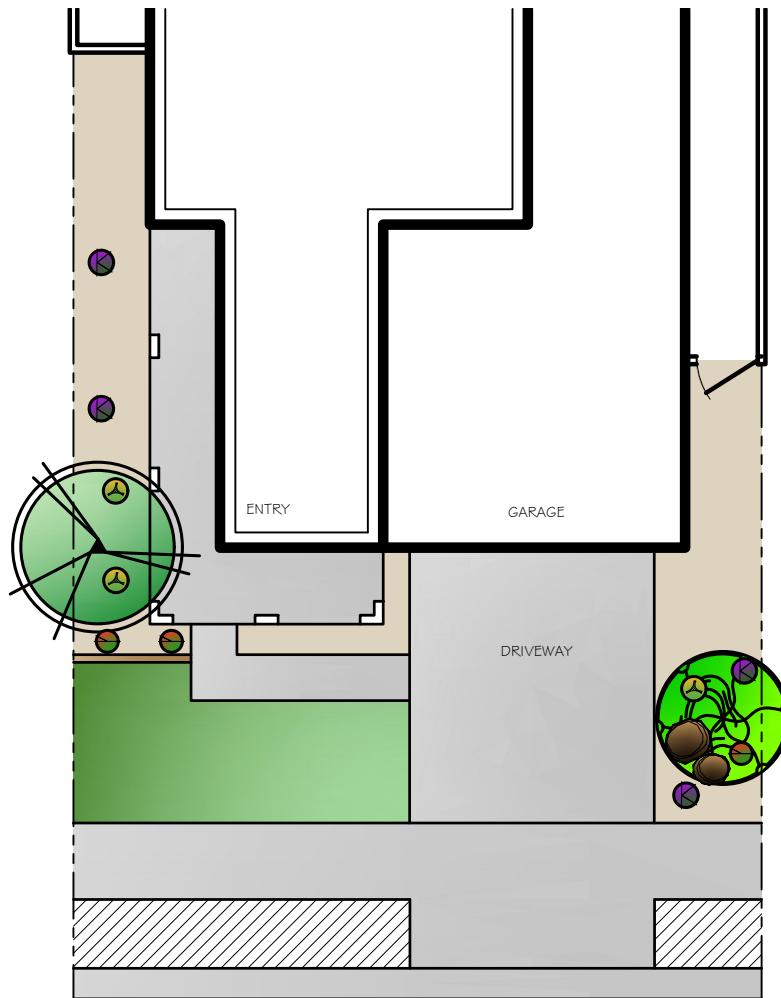
DATE: 10/29/18



VICTORIA HEIGHTS

Upgrade Sod & Boulder Package #3
PLAN 2974

-  (1): TREES @ 24" BOX
-  (1): TREES @ 15 GALLON
-  (10): SHRUBS/GROUNDCOVER @ 5 GALLON
-  (2): 1.5' X 2' X 2'
SURFACE SELECT BOULDERS
-  MOUNDING
-  MIDIRON SOD LAWN
PAVER BORDER
UP TO 300 SQ. FT.
- AUTOMATIC IRRIGATION SYSTEM
- PRE-EMERGENT
-  1/2" SCREENED GRANITE
DESERT GOLD



Homeowner: _____

Lot #: _____ Date: _____

SCALE: N.T.S.

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DATE: 10/29/18

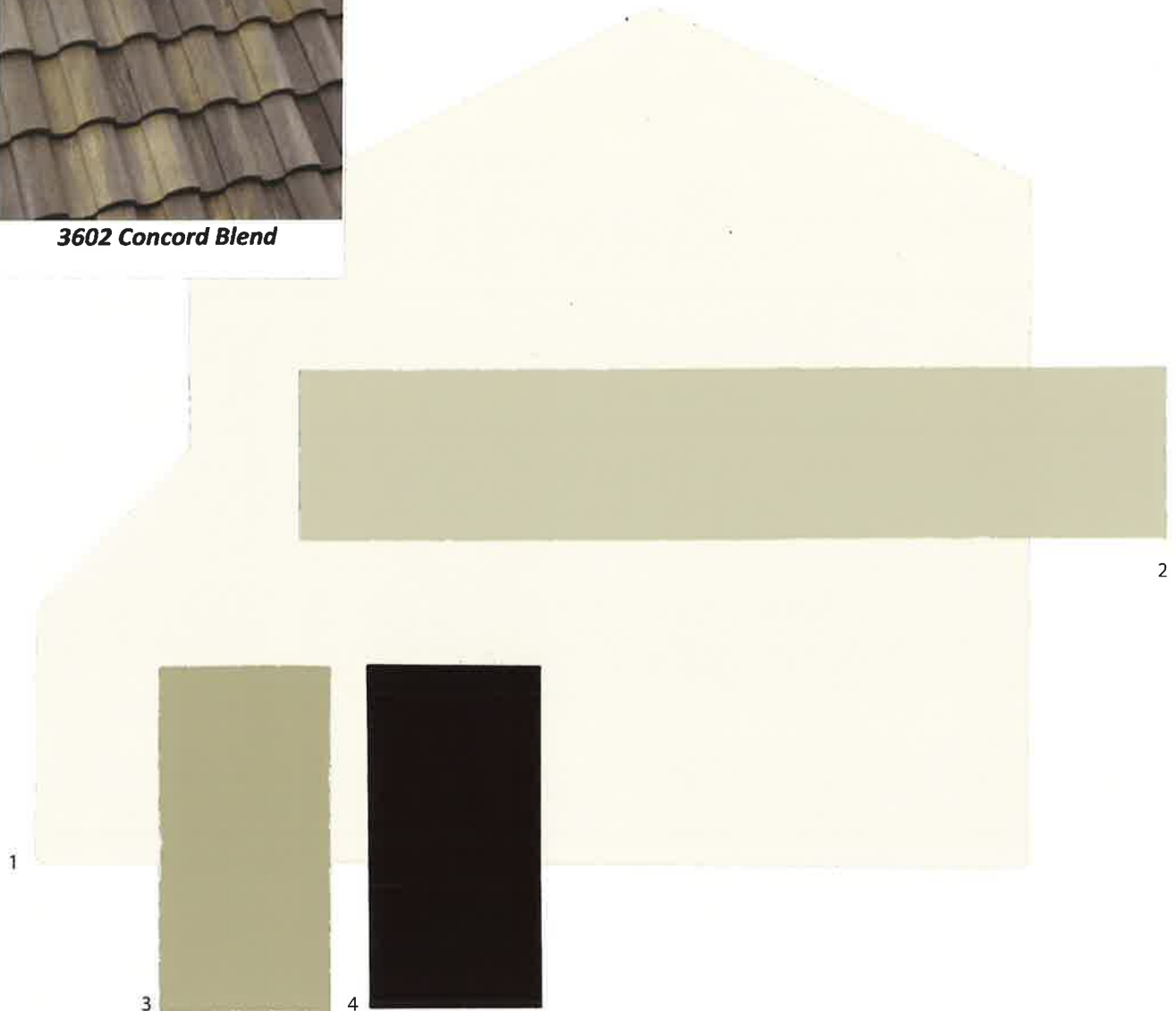
Victoria Heights Color Schemes

10/22/2018

<i>Spanish Elevation</i>		Spanish 1	Spanish 5	Spanish 6	Spanish 9	Spanish 10
Body/Garage Door	Natural Choice SW 7011	Stucco SW 7569	Downing Sand SW 2822	Latte SW 6108	Hop Sack SW 6109	
	Sandbar SW 7547	Footfills SW 7514	Downing Stone SW 2821	Protégé Bronze SW 6153		Killim Beige SW 6106
Service Door/ Popouts/ Trim/ Fascia	Portico SW 7548	Tempe Star SW 6229	Rookwood Brown SW 2806	Hardware SW 6172	Distance SW 6243	
	Black Bean SW 6006	Black Fox SW 7020	Black Bean SW 6006	Black Bean SW 6006	Black Fox SW 7020	
Front Door/ Shutters	S 3602	S 3136	S 3684	S 3636	S 3636	
	Concord Blend	Mission Red Flashed	San Raphael Blend	Piedmont Blend	Piedmont Blend	
Tuscan Elevation						
Body/Garage Door	Camelback SW 6122	Mesa Tan SW 7695	Dormer SW 7521	Resort Tan SW 7550	Warm Stone SW 7032	
	Cardboard SW 6124	Grounded SW 6089	Tree Branch SW 7525	Plantation Brown SW 7520	Craft paper SW 6125	
Service Door/ Popouts/ Trim/ Fascia	Garden State SW 6167	Cocoon SW 6173	Sommelier SW 7595	Red Barn SW 7591	Gibraltar SW 6257	
	Black Bean SW 6006	Black Fox SW 7020	Black Fox SW 7020	Black Bean SW 6006	Black Bean SW 6006	
Front Door/ Shutters	Chardonnay Cobblefield S 3634	Caramel Drystack Ledgestone S 3549	Ashfall Country Ledgestone S 3606	Texas Cream Cobblefield S 3687	Echo Ridge Old Country Fieldstone S 3602	
	Kings Canyon Blend	Santa Paula	Vallejo Range	Brown Gray Range	Concord Blend	
Prairie Elevation						
Body/Garage Door	Aesthetic White SW 7035	Accessible Beige SW 7036	Perfect Greige SW 6073	Universal Khaki SW 6150	Stone Lion SW 7507	
	Stone Lion SW 7507	Sticks and Stones SW 7503	Plum Brown SW 6272	Panda White SW 6147	Chop Sticks SW 7575	
Service Door/ Popouts/ Trim/ Fascia	Smoke House SW 7040	Porpoise SW 7047	Gray Matters SW 7066	Quiver Tan SW 6151	Hardware SW 6172	
	Thunder Gray SW 7645	Seal Skin SW 7675	Seal Skin SW 7675	Sealskin SW 7675	Thunder Gray SW 7645	
Front Door/ Shutters	Hudson Bay Country Ledgestone F 4530	Wolf Creek Country Ledgestone F 4502	Echo Ridge Country Ledgestone F 4697	Suede Drystack Ledgestone F 4520	Moroccan Sand Hand Made Brick F 4689	
	Weathered Adobe	Arcadia	Slate Range	Weathered Terracotta	Brown Range	
Mission Elevation						
Body/Garage Door	Windfresh White SW 7628	Egret White SW 7570	Ethereal Mood SW 7639	Ellie Gray SW 7650	Mega Greige SW 7031	
	Grapy SW 7629	Homestead Brown SW 7515	Retreat SW 6207	Knitting Needles SW 7672	Snowbound SW 7004	
Service Door/ Popouts/ Trim/ Fascia	Raisin SW 7630	Naval SW 6244	Van Dyke Brown SW 7041	Peppercorn SW 7674	Rock Bottom SW 7062	
	F 4203	F 4503	F 4687	F 4203	F 4502	
Front Door/ Shutters	San Fernando	Sierra Madre	Brown Gray Range	San Fernando	Arcadia	



3602 Concord Blend

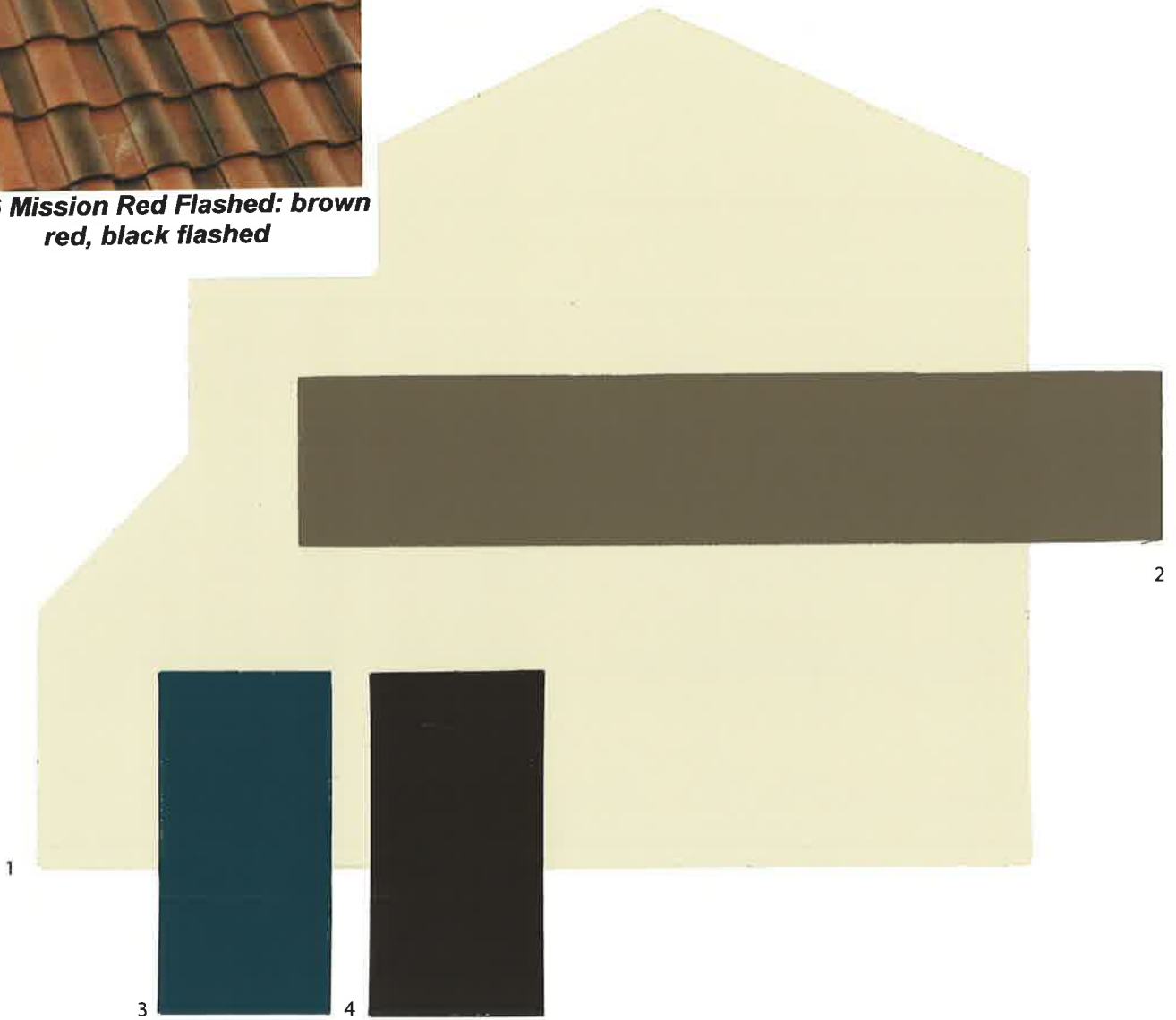


Spanish Scheme 1

- | | | |
|---|------------------------------------|------------------------|
| 1 | Body/Garage Door | SW 7011 Natural Choice |
| 2 | Service Door/Pop-Outs//Trim/Fascia | SW 7547 Sandbar |
| 3 | Front Door/Shutters | SW 7548 Portico |
| 4 | Iron | SW 6006 Black Bean |
| | Roof Tile | S 3602 Concord Blend |



3136 Mission Red Flashed: brown red, black flashed



Spanish Scheme 5

- | | |
|--------------------------------------|----------------------------|
| 1 Body/Garage Door | SW 7569 Stucco |
| 2 Service Door/Pop-Outs//Trim/Fascia | SW 7514 Foothills |
| 3 Front Door/Shutters | SW 6229 Tempe Star |
| 4 Iron | SW 7020 Black Fox |
| 5 Roof Tile | S 3136 Mission Red Flashed |



3684 San Raphael Blend

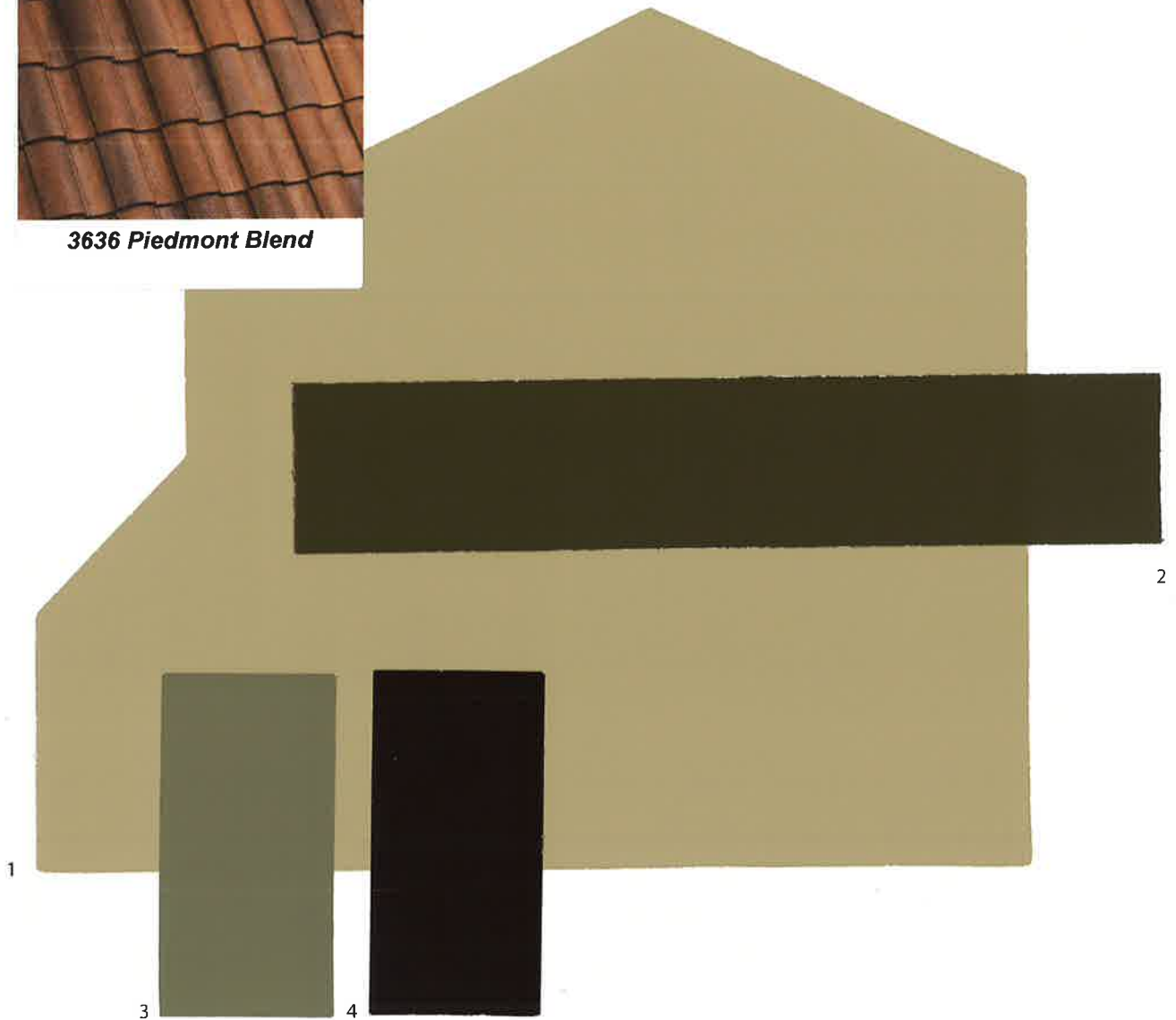


Spanish Scheme 6

- | | | |
|---|-----------------------------------|--------------------------|
| 1 | Body/Garage Door | SW 2822 Downing Sand |
| 2 | Service Door/Pop-Outs/Trim/Fascia | SW 2821 Downing Stone |
| 3 | Front Door/Shutters | SW 2806 Rookwood Brown |
| 4 | Iron | SW 6006 Black Bean |
| | Roof Tile | S 3684 San Raphael Blend |



3636 Piedmont Blend



Spanish Scheme 9

- | | | |
|---|------------------------------------|------------------------|
| 1 | Body/Garage Door | SW 6108 Latte |
| 2 | Service Door/Pop-Outs//Trim/Fascia | SW 6153 Protégé Bronze |
| 3 | Front Door/Shutters | SW 6172 Hardware |
| 4 | Iron | SW 6006 Black Bean |
| | Roof Tile | S 3636 Piedmont Blend |

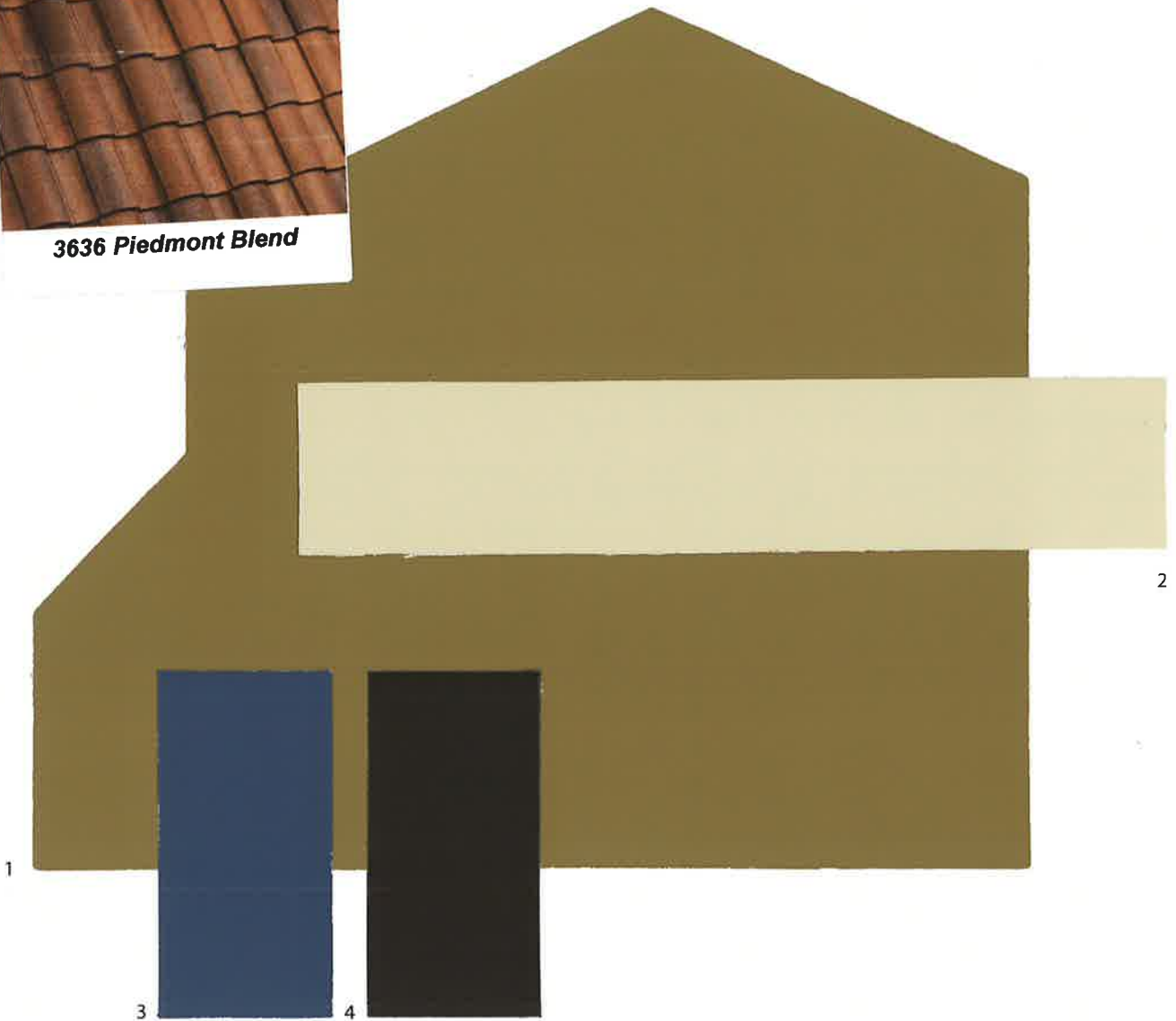
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morrison

Homes Inspired by You





3636 Piedmont Blend



Spanish Scheme 10

- | | | |
|---|-----------------------------------|-----------------------|
| 1 | Body/Garage Door | SW 6109 Hopsack |
| 2 | Service Door/Pop-Outs/Trim/Fascia | SW 6106 Kilim Beige |
| 3 | Front Door/Shutters | SW 6243 Distance |
| 4 | Iron | SW 7020 Black Fox |
| 5 | Roof Tile | S 3636 Piedmont Blend |

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morrison**

Homes Inspired by You





3634 Kings Canyon Blend



1

3

4

2



Chardonnay Cobblefield

Tuscan Scheme 3

- 1 Body/Garage Door
 - 2 Service Door/Pop-Outs/Trim/Fascia
 - 3 Front Door/ Shutters
 - 4 Iron
- Stone Veneer
Roof Tile

- SW 6122 Camelback
- SW 6124 Cardboard
- SW 6167 Garden Gate
- SW 6006 Black Bean
- Chardonnay Cobblefield
- S 3634 Kings Canyon Blend

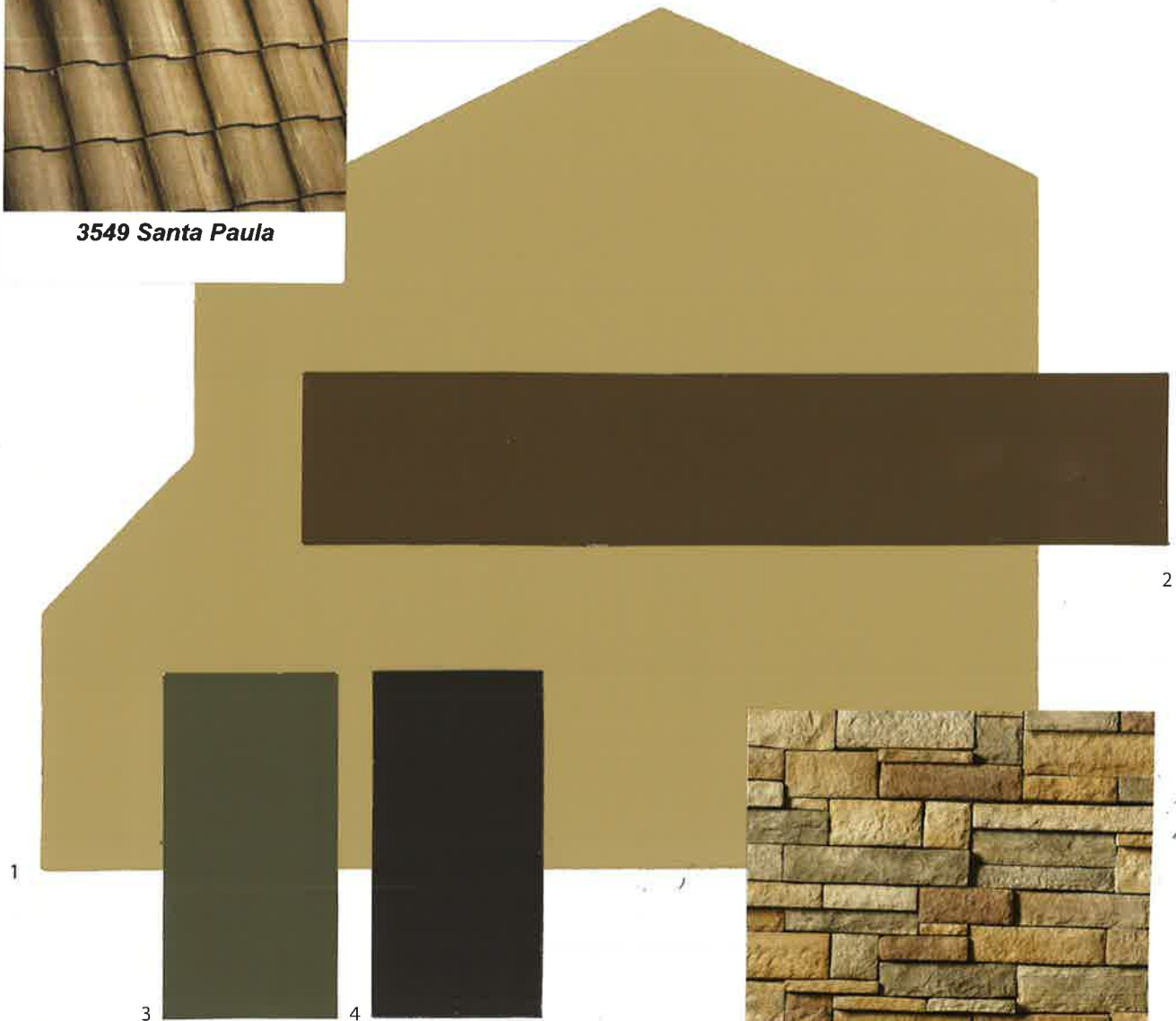
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3549 Santa Paula



2

1

3

4

Tuscan Scheme 6

- 1 Body/Garage Door
- 2 Service Door/ Pop-Outs/Trim/ Fascia
- 3 Front Door/Shutters
- 4 Iron
- Stone Veneer
- Roof Tile

- SW 7695 Mesa Tan
- SW 6089 Grounded
- SW 6173 Cocoon
- SW 7020 Black Fox
- Caramel Drystack LedgeStone
- S 3549 Santa Paula



Caramel Drystack LedgeStone

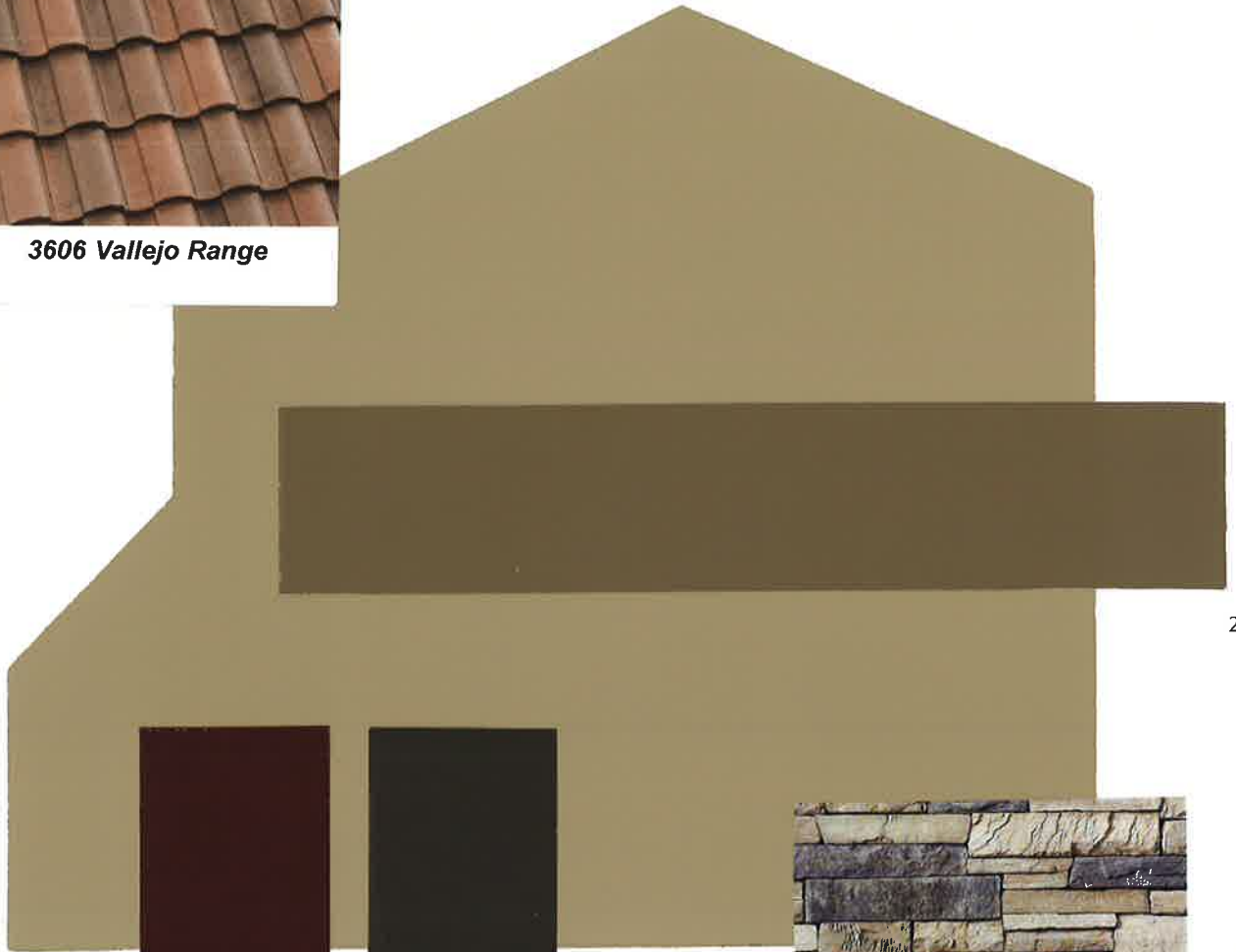
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3606 Vallejo Range



2

1

3

4



Tuscan Scheme 7

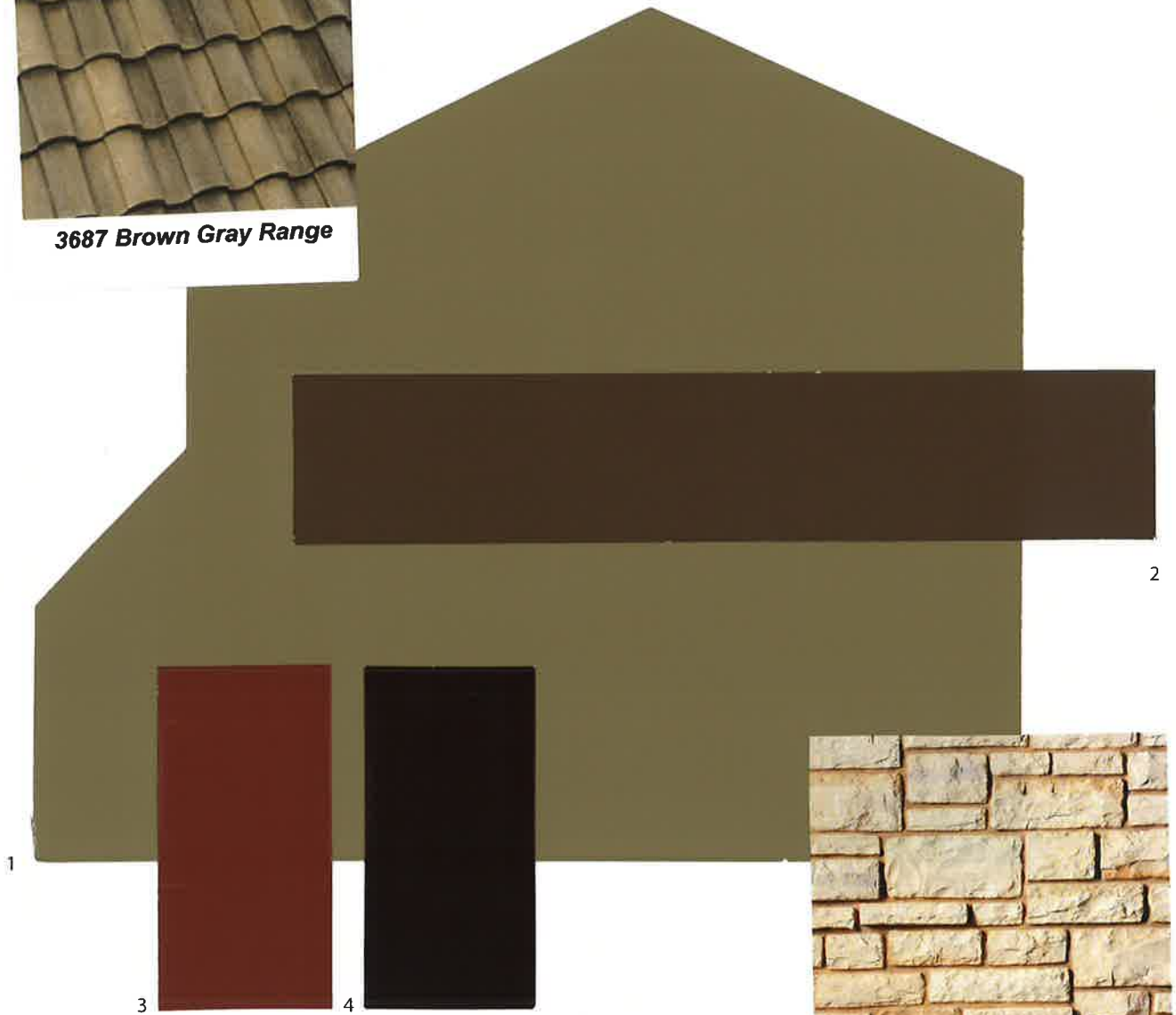
- 1 Body/Garage Door
- 2 Service Door/Pop-Outs/Trim/Fascia
- 3 Front Door/ Shutters
- 4 Iron
Stone Veneer
Roof Tile

- SW 7521 Dormer Brown
- SW 7525 Tree Branch
- SW 7595 Sommelier
- SW 7020 Black Fox
- Ashfall Country LedgeStone
- S3606 Vallejo Range

Ashfall Country LedgeStone



3687 Brown Gray Range



2

1

3

4

Tuscan Scheme 10

- | | |
|---|-----------------------------|
| 1 Body/Garage Door | SW 7550 Resort Tan |
| 2 Service Door/Pop-Outs/Trim/Fascia Front Door/ | SW 7520 Plantation Shutters |
| 3 Shutters | SW 7591 Red Barn |
| 4 Iron | SW 6006 Black Bean |
| Stone Veneer | Texas Cream Cobblefield |
| Roof Tile | S 3687 Brown Gray Range |



Texas Cream Cobblefield

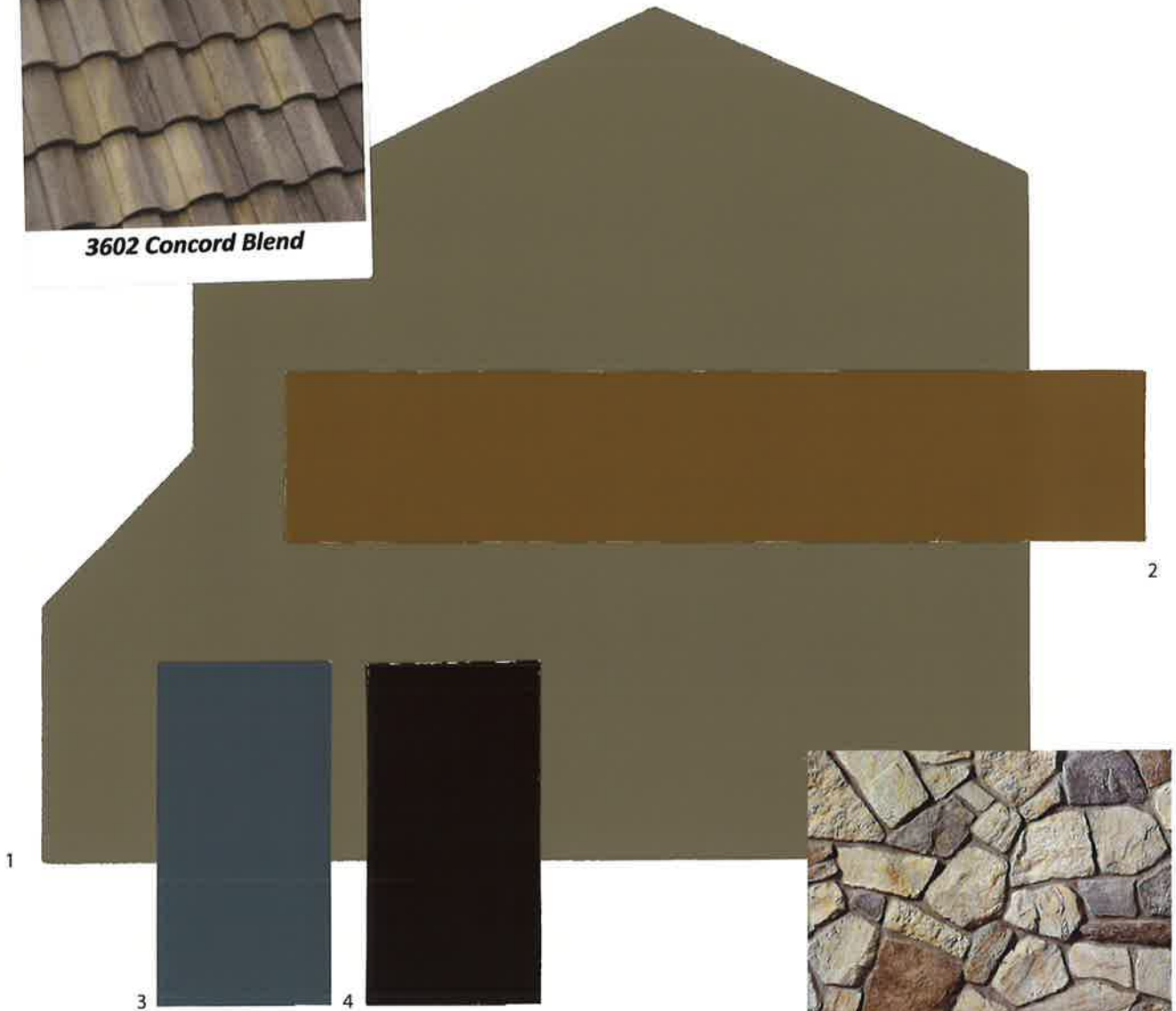
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3602 Concord Blend



2

1

3

4

Tuscan Scheme 11

- 1 Body/Garage Door
- 2 Service Door/Pop-Outs/Trim/Fascia
- 3 Front Door/ Shutters
- 4 Iron
Stone Veneer
Roof Tile

- SW 7032 Warm Stone
- SW 6125 Craft Paper
- SW 6257 Gibraltar
- SW 6006 Black Bean
- Echo Ridge Old Country Fieldstone
- S 3602 Concord Blend



Echo Ridge Old Country Fieldstone

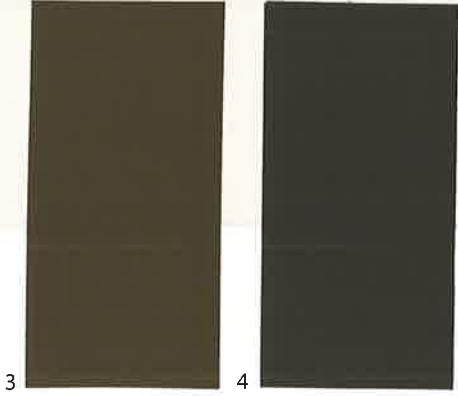


4530 Weathered Adobe



2

1



3

4



Hudson Bay Country LedgeStone

Prairie Scheme 1

- 1 Body/Garage Door
- 2 Service Door/Pop-Outs/Trim/Fascia
- 3 Front Door/Shutters
- 4 Iron
Stone Veneer
Roof Tile

- SW 7035 Aesthetic White
- SW 7507 Stone Lion
- SW 7040 Smokehouse
- SW 7645 Thunder Gray
- Hudson Bay Country LedgeStone
- F 4530 Weathered Adobe



Color samples shown approximate actual paint colors as closely as possible.



4502 Arcadia Canyon Brown



1

3

4

2



Wolf Creek Country Ledge stone

Prairie Scheme 5

- 1 Body/Garage Door
 - 2 Service Door/Pop-Outs/Trim/Fascia
 - 3 Front Door/Shutters
 - 4 Iron
- Stone Veneer
Roof Tile

- SW 7036 Accessible Beige
- SW 7503 Sticks & Stones
- SW 7047 Porpoise
- SW 7675 Sealskin
- Wolf Creek Country Ledge stone
- F 4502 Arcadia



4697 Slate Range: charcoal range



1

3

4

2

Prairie Scheme 7

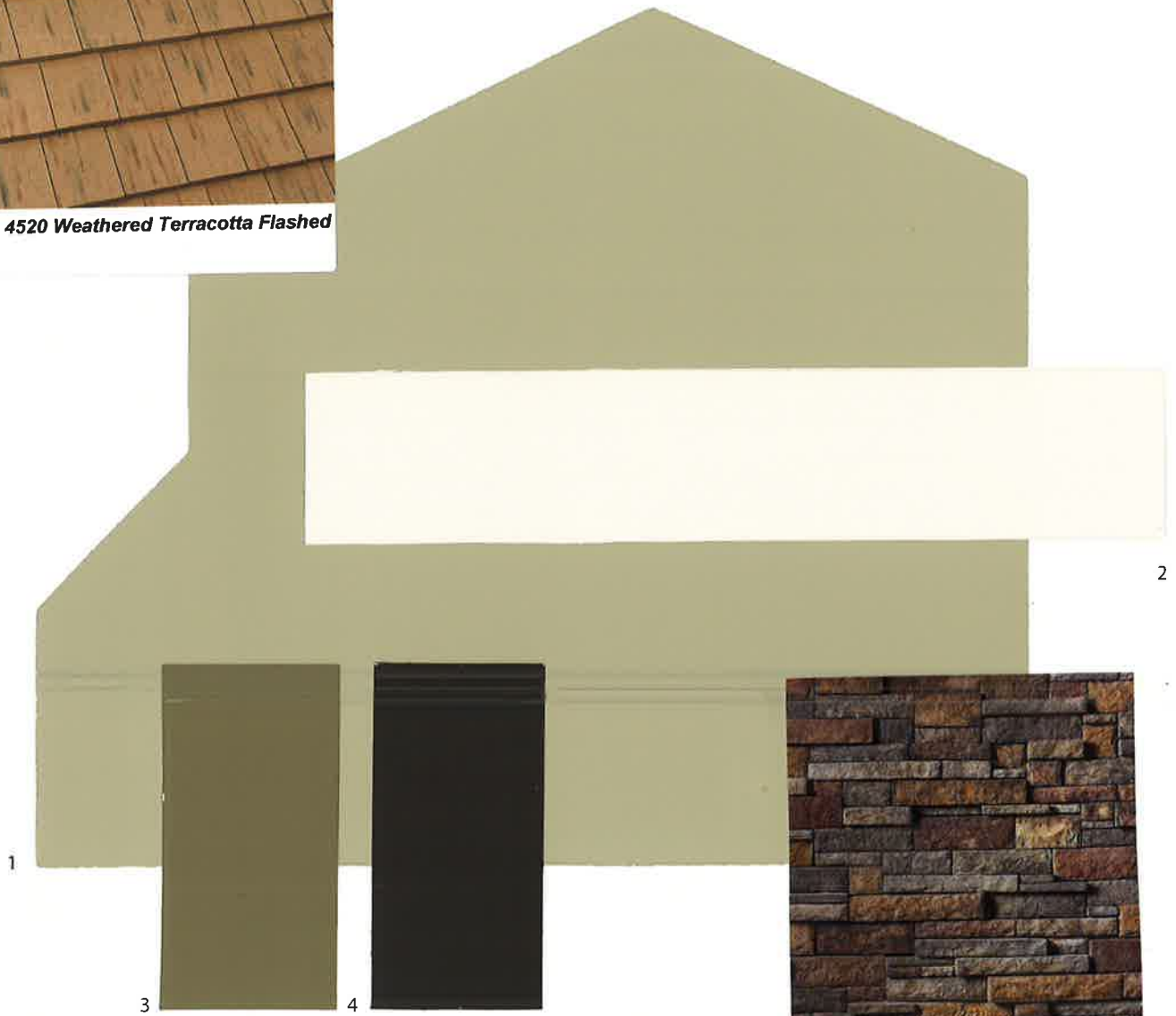
Echo Ridge Country LedgeStone

- 1 Body/Garage Door
- 2 Service Door/Pop-Outs/Trim/Fascia
- 3 Front Door/Shutters
- 4 Iron Stone Veneer
- Roof Tile

- SW 6073 Perfect Greige
- SW 6272 Plum Brown
- SW 7066 Gray Matters
- SW 7675 Sealskin
- Echo Ridge Country LedgeStone
- F 4697 Slate Range



4520 Weathered Terracotta Flashed



1

3

4

2



Suede Drystack Ledge stone

Prairie Scheme 8

- 1 Body/Garage Door
- 2 Service Door/Pop-Outs/Trim/Fascia
- 3 Front Door/Shutters
- 4 Iron
- Stone Veneer
- Roof Tile

- SW 6150 Universal Khaki
- SW 6147 Panda White
- SW 6151 Quiver Tan
- SW 7675 Sealskin
- Suede Drystack Ledge stone
- F4520 Weathered Terracotta



4689 Brown Range



1

3

4

2

Prairie Scheme 9

- 1 Body/Garage Door
- 2 Service Door/Pop-Outs/Trim/Fascia
- 3 Front Door/Shutters
- 4 Iron
Stone Veneer
Roof Tile

- SW 7507 Stone Lion
- SW 7575 Chopsticks
- SW 6172 Hardware
- SW 7645 Thunder Gray
- Moroccan Sand Handmade Brick
- F 4689 Brown Range

Moroccan Sand Hand Made Brick

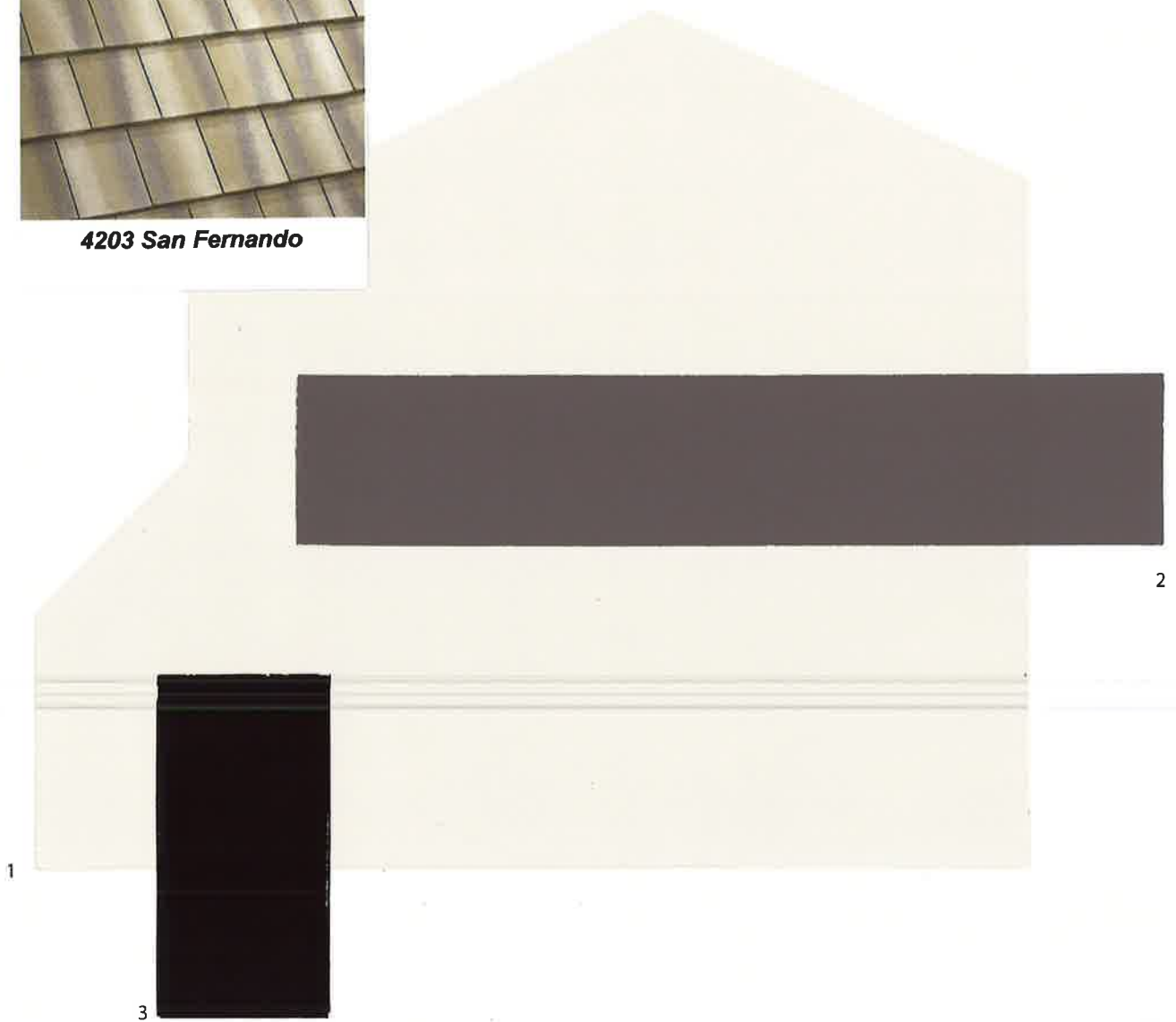
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4203 San Fernando



Mission Scheme 1

- | | |
|-------------------------------------|-------------------------|
| 1 Body/ Garage Door | SW 7628 Windfresh White |
| 2 Service Door/Pop-Outs/Trim/Fascia | SW 7629 Grapy |
| 3 Front Door/Shutters | SW 7630 Raisin |
| Roof Tile | F 4203 San Fernando |



4503 Sierra Madre



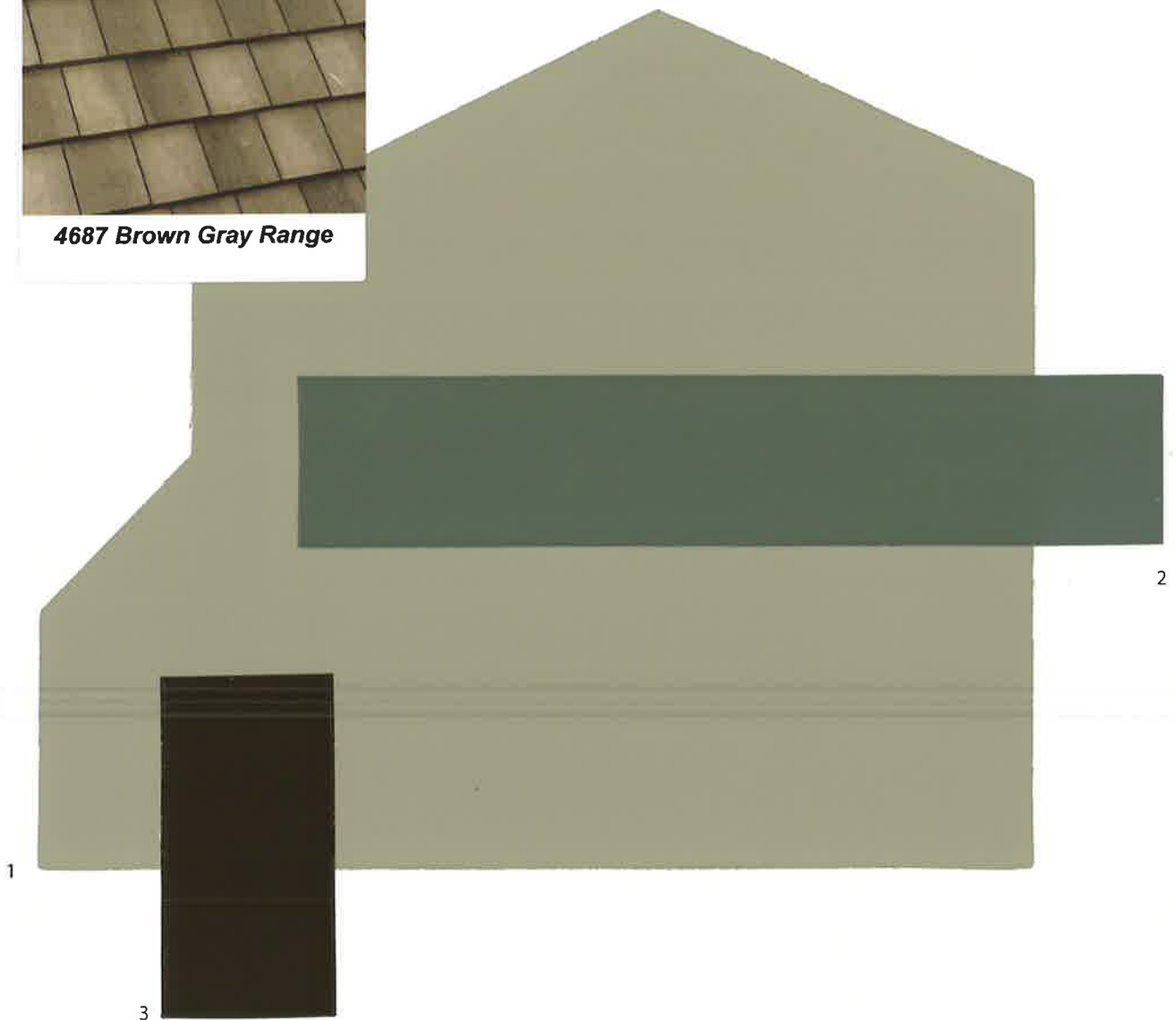
Mission Scheme 4

- 1 Body/ Garage Door
- 2 Service Door/Pop-Outs/Trim/Fascia
- 3 Front Door/Shutters
Roof Tile

- SW 7570 Egret White
- SW 7515 Homestead Brown
- SW 6244 Naval
- F 4503 Sierra Madre



4687 Brown Gray Range



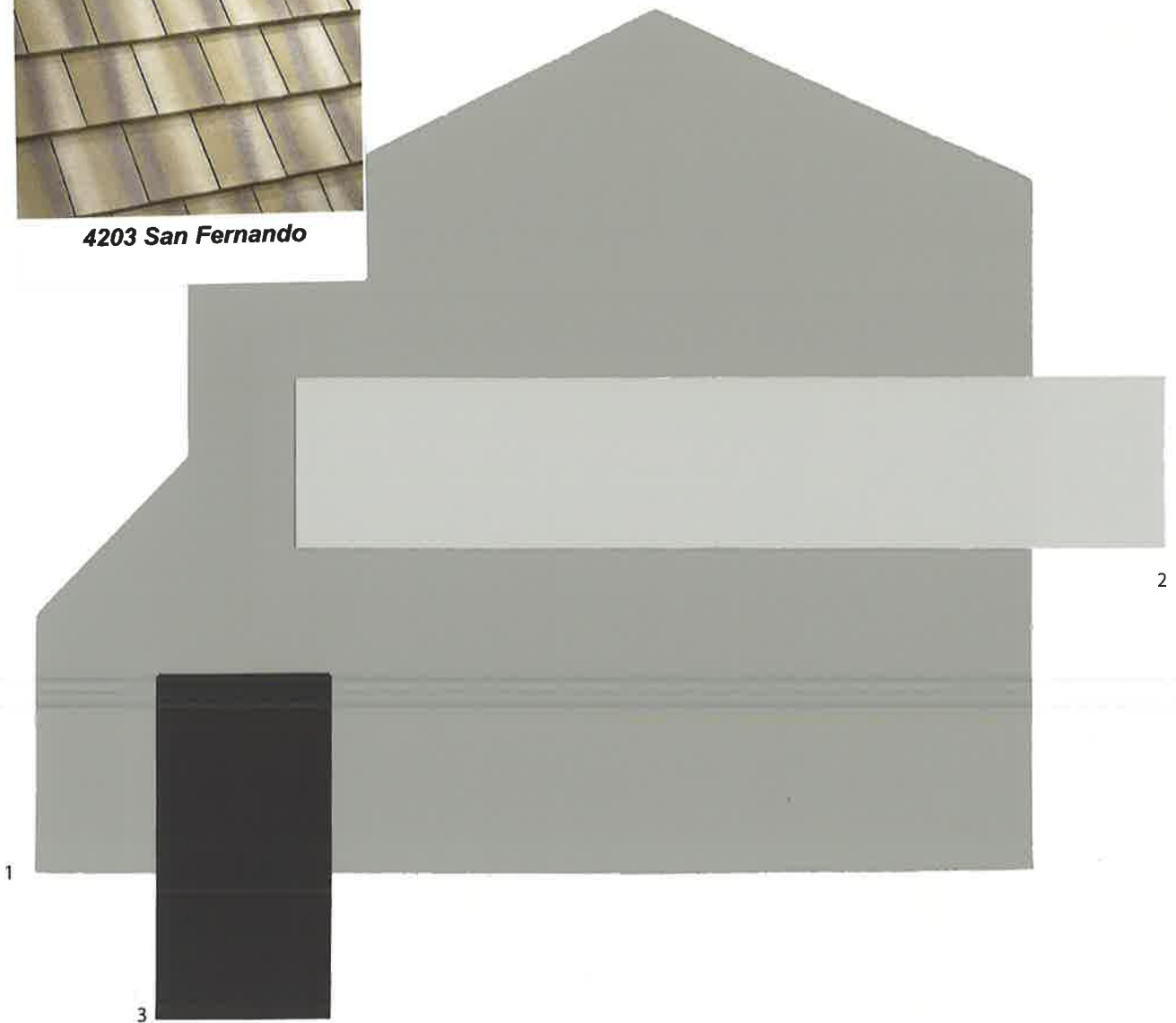
Mission Scheme 6

- 1 Body/ Garage Door
- 2 Service Door/Pop-Outs/Trim/Fascia
- 3 Front Door/Shutters
Roof Tile

- SW 7639 Ethereal Mood
- SW 6207 Retreat
- SW 7041 Van Dyke Brown
- F 4687 Brown Gray Range



4203 San Fernando



Mission Scheme 7

- 1 Body/ Garage Door
 - 2 Service Door/Pop-Outs/Trim/Fascia
 - 3 Front Door/Shutters
- Roof Tile

- SW 7650 Ellie Gray
- SW 7672 Knitting Needle
- SW 7674 Peppercorn
- F4203 San Fernando



4502 Arcadia Canyon Brown



Mission Scheme 8

- | | |
|-------------------------------------|---------------------|
| 1 Body/ Garage Door | SW 7031 Mega Greige |
| 2 Service Door/Pop-Outs/Trim/Fascia | SW 7004 Snowbound |
| 3 Front Door/Shutters | SW 7062 Rock Bottom |
| Roof Tile | F 4502 Arcadia |

Lot Fit Analysis for Victoria Heights Plan 3507

Building Setbacks - Lot 1 - 148

Front Loaded Garage = 20'
 Side Loaded Garage = 10'
 Livable = 10'
 Side Yard = 5' and 5'
 Street Side Yard Setback = 5'
 Rear Setback = 10'

Zoning

MDR

Special Condition Notes:

1. Use and Benefit Easement
2. Landscape and Pedestrian Easement
3. Public Utility Easement
4. Other Easement
5. Arterial Street Adjacency - Increased Setback Required
6. Open Space Tract Adjacency - Increased Setback Required
7. Corner Lot
8. Other Notes

Legend

E = Plan fits Left or Right Drive
 R = Plan fits Right Drive Only
 L = Plan fits Left Drive Only
 E1/L1/R1 = Options can not be selected together

= Plan exceeds coverage

= Plan exceeds setback limits

LOT COVERAGE 60%

Revision Date: 1/4/2019 3/4/2019
 2/26/2019

LOT INFORMATION

Lot Number	Special Conditions	Lot Area (Sq. Ft.)	Plan 3507 - 'A' Spanish						Plan 3507 - 'D' Tuscan					Plan 3507 - 'F' - Mission						
			Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,384 S.F.	Max. Footprint Coverage % 2,527 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,393 S.F.	Max. Footprint Coverage % 2,536 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,399 S.F.	Max. Footprint Coverage % 2,542 S.F.
1	3, 4	5,629	Y	20'	5'/5'	15'	42.4%	44.9%	Y	20'	5'/5'	15'	42.5%	45.1%	Y	20'	5'/5'	15'	42.6%	45.2%
2	3, 4	5,022	Y	20'	5'/5'	15'	47.5%	50.3%	Y	20'	5'/5'	15'	47.7%	50.5%	Y	20'	5'/5'	15'	47.8%	50.6%
3	3, 4	5,174	Y	20'	5'/5'	15'	46.1%	48.8%	Y	20'	5'/5'	15'	46.3%	49.0%	Y	20'	5'/5'	15'	46.4%	49.1%
4	3, 4	5,178	Y	20'	5'/5'	15'	46.0%	48.8%	Y	20'	5'/5'	15'	46.2%	49.0%	Y	20'	5'/5'	15'	46.3%	49.1%
5	3, 4	5,178	Y	20'	5'/5'	15'	46.0%	48.8%	Y	20'	5'/5'	15'	46.2%	49.0%	Y	20'	5'/5'	15'	46.3%	49.1%
6	3, 4	5,178	Y	20'	5'/5'	15'	46.0%	48.8%	Y	20'	5'/5'	15'	46.2%	49.0%	Y	20'	5'/5'	15'	46.3%	49.1%
7	3, 4	5,178	Y	20'	5'/5'	15'	46.0%	48.8%	Y	20'	5'/5'	15'	46.2%	49.0%	Y	20'	5'/5'	15'	46.3%	49.1%
8	3, 4	6,152	Y	20'	5'/5'	15'	38.8%	41.1%	Y	20'	5'/5'	15'	38.9%	41.2%	Y	20'	5'/5'	15'	39.0%	41.3%
9	3, 4	7,271	Y	20'	5'/5'	15'	32.8%	34.8%	Y	20'	5'/5'	15'	32.9%	34.9%	Y	20'	5'/5'	15'	33.0%	35.0%
10	3, 4	5,456	Y	20'	5'/5'	15'	43.7%	46.3%	Y	20'	5'/5'	15'	43.9%	46.5%	Y	20'	5'/5'	15'	44.0%	46.6%
11	3, 4	5,294	Y	20'	5'/5'	15'	45.0%	47.7%	Y	20'	5'/5'	15'	45.2%	47.9%	Y	20'	5'/5'	15'	45.3%	48.0%
12	3, 4	5,261	Y	20'	5'/5'	15'	45.3%	48.0%	Y	20'	5'/5'	15'	45.5%	48.2%	Y	20'	5'/5'	15'	45.6%	48.3%
13	3, 4	5,175	Y	20'	5'/5'	15'	46.1%	48.8%	Y	20'	5'/5'	15'	46.2%	49.0%	Y	20'	5'/5'	15'	46.4%	49.1%
14	3, 4	5,175	Y	20'	5'/5'	15'	46.1%	48.8%	Y	20'	5'/5'	15'	46.2%	49.0%	Y	20'	5'/5'	15'	46.4%	49.1%
15	3, 4	5,175	Y	20'	5'/5'	15'	46.1%	48.8%	Y	20'	5'/5'	15'	46.2%	49.0%	Y	20'	5'/5'	15'	46.4%	49.1%
16	3, 4	5,175	Y	20'	5'/5'	15'	46.1%	48.8%	Y	20'	5'/5'	15'	46.2%	49.0%	Y	20'	5'/5'	15'	46.4%	49.1%
17	3, 4	5,573	Y	20'	5'/5'	15'	42.8%	45.3%	Y	20'	5'/5'	15'	42.9%	45.5%	Y	20'	5'/5'	15'	43.0%	45.6%
18	3, 4	5,385	Y	20'	5'/5'	15'	44.3%	46.9%	Y	20'	5'/5'	15'	44.4%	47.1%	Y	20'	5'/5'	15'	44.5%	47.2%
19	3, 4	5,491	Y	20'	5'/5'	15'	43.4%	46.0%	Y	20'	5'/5'	15'	43.6%	46.2%	Y	20'	5'/5'	15'	43.7%	46.3%
20	3, 4	5,508	Y	20'	5'/5'	15'	43.3%	45.9%	Y	20'	5'/5'	15'	43.4%	46.0%	Y	20'	5'/5'	15'	43.6%	46.2%
21	3, 4	5,411	Y	20'	5'/5'	15'	44.1%	46.7%	Y	20'	5'/5'	15'	44.2%	46.9%	Y	20'	5'/5'	15'	44.3%	47.0%
22	3, 4	5,311	Y	20'	5'/5'	15'	44.9%	47.6%	Y	20'	5'/5'	15'	45.1%	47.7%	Y	20'	5'/5'	15'	45.2%	47.9%
23	3, 4, 7	5,388	Y	20'	5'/5'	15'	44.2%	46.9%	Y	20'	5'/5'	15'	44.4%	47.1%	Y	20'	5'/5'	15'	44.5%	47.2%
24	3, 4, 7	5,163	Y	20'	5'/5'	15'	46.2%	48.9%	Y	20'	5'/5'	15'	46.3%	49.1%	Y	20'	5'/5'	15'	46.5%	49.2%
25	3	5,175	Y	20'	5'/5'	15'	46.1%	48.8%	Y	20'	5'/5'	15'	46.2%	49.0%	Y	20'	5'/5'	15'	46.4%	49.1%
26	3	5,175	Y	20'	5'/5'	15'	46.1%	48.8%	Y	20'	5'/5'	15'	46.2%	49.0%	Y	20'	5'/5'	15'	46.4%	49.1%

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27	3	5,175	Y	20'	5'/5'	15'	46.1%	48.8%	Y	20'	5'/5'	15'	46.2%	49.0%	Y	20'	5'/5'	15'	46.4%	49.1%
28	3	5,175	Y	20'	5'/5'	15'	46.1%	48.8%	Y	20'	5'/5'	15'	46.2%	49.0%	Y	20'	5'/5'	15'	46.4%	49.1%
29	3	5,175	Y	20'	5'/5'	15'	46.1%	48.8%	Y	20'	5'/5'	15'	46.2%	49.0%	Y	20'	5'/5'	15'	46.4%	49.1%
30	3	5,175	Y	20'	5'/5'	15'	46.1%	48.8%	Y	20'	5'/5'	15'	46.2%	49.0%	Y	20'	5'/5'	15'	46.4%	49.1%
31	3	5,175	Y	20'	5'/5'	15'	46.1%	48.8%	Y	20'	5'/5'	15'	46.2%	49.0%	Y	20'	5'/5'	15'	46.4%	49.1%
32	3	5,382	Y	20'	5'/5'	15'	44.3%	47.0%	Y	20'	5'/5'	15'	44.5%	47.1%	Y	20'	5'/5'	15'	44.6%	47.2%
33	3, 4	9,376	Y	20'	5'/5'	15'	25.4%	27.0%	Y	20'	5'/5'	15'	25.5%	27.0%	Y	20'	5'/5'	15'	25.6%	27.1%
34	3, 4	7,732	Y	20'	5'/5'	15'	30.8%	32.7%	Y	20'	5'/5'	15'	30.9%	32.8%	Y	20'	5'/5'	15'	31.0%	32.9%
35	3	5,384	Y	20'	5'/5'	15'	44.3%	46.9%	Y	20'	5'/5'	15'	44.4%	47.1%	Y	20'	5'/5'	15'	44.6%	47.2%
36	3	5,400	Y	20'	5'/5'	15'	44.1%	46.8%	Y	20'	5'/5'	15'	44.3%	47.0%	Y	20'	5'/5'	15'	44.4%	47.1%
37	3	5,400	Y	20'	5'/5'	15'	44.1%	46.8%	Y	20'	5'/5'	15'	44.3%	47.0%	Y	20'	5'/5'	15'	44.4%	47.1%
38	3	5,400	Y	20'	5'/5'	15'	44.1%	46.8%	Y	20'	5'/5'	15'	44.3%	47.0%	Y	20'	5'/5'	15'	44.4%	47.1%
39	3	5,400	Y	20'	5'/5'	15'	44.1%	46.8%	Y	20'	5'/5'	15'	44.3%	47.0%	Y	20'	5'/5'	15'	44.4%	47.1%
40	3	5,400	Y	20'	5'/5'	15'	44.1%	46.8%	Y	20'	5'/5'	15'	44.3%	47.0%	Y	20'	5'/5'	15'	44.4%	47.1%
41	3	5,400	Y	20'	5'/5'	15'	44.1%	46.8%	Y	20'	5'/5'	15'	44.3%	47.0%	Y	20'	5'/5'	15'	44.4%	47.1%
42	3	5,400	Y	20'	5'/5'	15'	44.1%	46.8%	Y	20'	5'/5'	15'	44.3%	47.0%	Y	20'	5'/5'	15'	44.4%	47.1%
43	3, 4, 7	5,388	Y	20'	5'/5'	15'	44.2%	46.9%	Y	20'	5'/5'	15'	44.4%	47.1%	Y	20'	5'/5'	15'	44.5%	47.2%
44	3, 4, 7	5,366	Y	20'	5'/5'	15'	44.4%	47.1%	Y	20'	5'/5'	15'	44.6%	47.3%	Y	20'	5'/5'	15'	44.7%	47.4%
45	3, 4	5,175	Y	20'	5'/5'	15'	46.1%	48.8%	Y	20'	5'/5'	15'	46.2%	49.0%	Y	20'	5'/5'	15'	46.4%	49.1%
46	3, 4	5,175	Y	20'	5'/5'	15'	46.1%	48.8%	Y	20'	5'/5'	15'	46.2%	49.0%	Y	20'	5'/5'	15'	46.4%	49.1%
47	3	5,175	Y	20'	5'/5'	15'	46.1%	48.8%	Y	20'	5'/5'	15'	46.2%	49.0%	Y	20'	5'/5'	15'	46.4%	49.1%
48	3	5,175	Y	20'	5'/5'	15'	46.1%	48.8%	Y	20'	5'/5'	15'	46.2%	49.0%	Y	20'	5'/5'	15'	46.4%	49.1%
49	3	5,175	Y	20'	5'/5'	15'	46.1%	48.8%	Y	20'	5'/5'	15'	46.2%	49.0%	Y	20'	5'/5'	15'	46.4%	49.1%
50	3	5,175	Y	20'	5'/5'	15'	46.1%	48.8%	Y	20'	5'/5'	15'	46.2%	49.0%	Y	20'	5'/5'	15'	46.4%	49.1%
51	3	5,175	Y	20'	5'/5'	15'	46.1%	48.8%	Y	20'	5'/5'	15'	46.2%	49.0%	Y	20'	5'/5'	15'	46.4%	49.1%
52	3, 4, 7	5,162	Y	20'	5'/5'	15'	46.2%	49.0%	Y	20'	5'/5'	15'	46.4%	49.1%	Y	20'	5'/5'	15'	46.5%	49.2%

Lot Fit Analysis for Victoria Heights Plan 3507

Building Setbacks - Lot 1 - 148

Front Loaded Garage = 20'
 Side Loaded Garage = 10'
 Livable = 10'
 Side Yard = 5' and 5'
 Street Side Yard Setback = 5'
 Rear Setback = 10'

Zoning

MDR

Special Condition Notes:

1. Use and Benefit Easement
2. Landscape and Pedestrian Easement
3. Public Utility Easement
4. Other Easement
5. Arterial Street Adjacency - Increased Setback Required
6. Open Space Tract Adjacency - Increased Setback Required
7. Corner Lot
8. Other Notes

Legend

E = Plan fits Left or Right Drive
 R = Plan fits Right Drive Only
 L = Plan fits Left Drive Only
 E1/L1/R1 = Options can not be selected together

= Plan exceeds coverage

= Plan exceeds setback limits

LOT COVERAGE 60%

Revision Date: 1/4/2019 3/4/2019
 2/26/2019

LOT INFORMATION

Lot Number	Special Conditions	Lot Area (Sq. Ft.)	Plan 3507 - 'A' Spanish						Plan 3507 - 'D' Tuscan						Plan 3507 - 'F' - Mission					
			Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,384 S.F.	Max. Footprint Coverage % 2,527 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,393 S.F.	Max. Footprint Coverage % 2,536 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,399 S.F.	Max. Footprint Coverage % 2,542 S.F.
53	3, 4, 7	5,388	Y	20'	5'/5'	15'	44.2%	46.9%	Y	20'	5'/5'	15'	44.4%	47.1%	Y	20'	5'/5'	15'	44.5%	47.2%
54	3	5,400	Y	20'	5'/5'	15'	44.1%	46.8%	Y	20'	5'/5'	15'	44.3%	47.0%	Y	20'	5'/5'	15'	44.4%	47.1%
55	3	5,400	Y	20'	5'/5'	15'	44.1%	46.8%	Y	20'	5'/5'	15'	44.3%	47.0%	Y	20'	5'/5'	15'	44.4%	47.1%
56	3	5,400	Y	20'	5'/5'	15'	44.1%	46.8%	Y	20'	5'/5'	15'	44.3%	47.0%	Y	20'	5'/5'	15'	44.4%	47.1%
57	3	5,308	Y	20'	5'/5'	15'	44.9%	47.6%	Y	20'	5'/5'	15'	45.1%	47.8%	Y	20'	5'/5'	15'	45.2%	47.9%
58	3, 4	5,287	Y	20'	5'/5'	15'	45.1%	47.8%	Y	20'	5'/5'	15'	45.3%	48.0%	Y	20'	5'/5'	15'	45.4%	48.1%
59	3, 4	5,229	Y	20'	5'/5'	15'	45.6%	48.3%	Y	20'	5'/5'	15'	45.8%	48.5%	Y	20'	5'/5'	15'	45.9%	48.6%
60	3, 4	5,343	Y	20'	5'/5'	15'	44.6%	47.3%	Y	20'	5'/5'	15'	44.8%	47.5%	Y	20'	5'/5'	15'	44.9%	47.6%
61	3, 4	5,175	Y	20'	5'/5'	15'	46.1%	48.8%	Y	20'	5'/5'	15'	46.2%	49.0%	Y	20'	5'/5'	15'	46.4%	49.1%
62	3, 4	5,715	Y	20'	5'/5'	15'	41.7%	44.2%	Y	20'	5'/5'	15'	41.9%	44.4%	Y	20'	5'/5'	15'	42.0%	44.5%
63	3, 4	5,175	Y	20'	5'/5'	15'	46.1%	48.8%	Y	20'	5'/5'	15'	46.2%	49.0%	Y	20'	5'/5'	15'	46.4%	49.1%
64	3, 4, 7	5,162	Y	20'	5'/5'	15'	46.2%	49.0%	Y	20'	5'/5'	15'	46.4%	49.1%	Y	20'	5'/5'	15'	46.5%	49.2%
65	3, 4, 7	5,388	Y	20'	5'/5'	15'	44.2%	46.9%	Y	20'	5'/5'	15'	44.4%	47.1%	Y	20'	5'/5'	15'	44.5%	47.2%
66	3	5,400	Y	20'	5'/5'	15'	44.1%	46.8%	Y	20'	5'/5'	15'	44.3%	47.0%	Y	20'	5'/5'	15'	44.4%	47.1%
67	3	5,400	Y	20'	5'/5'	15'	44.1%	46.8%	Y	20'	5'/5'	15'	44.3%	47.0%	Y	20'	5'/5'	15'	44.4%	47.1%
68	3	5,400	Y	20'	5'/5'	15'	44.1%	46.8%	Y	20'	5'/5'	15'	44.3%	47.0%	Y	20'	5'/5'	15'	44.4%	47.1%
69	3	5,308	Y	20'	5'/5'	15'	44.9%	47.6%	Y	20'	5'/5'	15'	45.1%	47.8%	Y	20'	5'/5'	15'	45.2%	47.9%
70	3	9,790	Y	20'	5'/5'	15'	24.4%	25.8%	Y	20'	5'/5'	15'	24.4%	25.9%	Y	20'	5'/5'	15'	24.5%	26.0%
71	3	9,542	Y	20'	5'/5'	15'	25.0%	26.5%	Y	20'	5'/5'	15'	25.1%	26.6%	Y	20'	5'/5'	15'	25.1%	26.6%
72	3	5,377	Y	20'	5'/5'	15'	44.3%	47.0%	Y	20'	5'/5'	15'	44.5%	47.2%	Y	20'	5'/5'	15'	44.6%	47.3%
73	3	5,400	Y	20'	5'/5'	15'	44.1%	46.8%	Y	20'	5'/5'	15'	44.3%	47.0%	Y	20'	5'/5'	15'	44.4%	47.1%
74	3	5,400	Y	20'	5'/5'	15'	44.1%	46.8%	Y	20'	5'/5'	15'	44.3%	47.0%	Y	20'	5'/5'	15'	44.4%	47.1%
75	3	5,400	Y	20'	5'/5'	15'	44.1%	46.8%	Y	20'	5'/5'	15'	44.3%	47.0%	Y	20'	5'/5'	15'	44.4%	47.1%
76	3, 4, 7	5,387	Y	20'	5'/5'	15'	44.3%	46.9%	Y	20'	5'/5'	15'	44.4%	47.1%	Y	20'	5'/5'	15'	44.5%	47.2%
77	3, 4	5,468	Y	20'	5'/5'	15'	43.6%	46.2%	Y	20'	5'/5'	15'	43.8%	46.4%	Y	20'	5'/5'	15'	43.9%	46.5%
78	3	5,202	Y	20'	5'/5'	15'	45.8%	48.6%	Y	20'	5'/5'	15'	46.0%	48.8%	Y	20'	5'/5'	15'	46.1%	48.9%

Lot Fit Analysis for Victoria Heights Plan 3507

Building Setbacks - Lot 1 - 148

Front Loaded Garage = 20'
 Side Loaded Garage = 10'
 Livable = 10'
 Side Yard = 5' and 5'
 Street Side Yard Setback = 5'
 Rear Setback = 10'

Zoning

MDR

Special Condition Notes:

1. Use and Benefit Easement
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5. Arterial Street Adjacency - Increased Setback Required
6. Open Space Tract Adjacency - Increased Setback Required
7. Corner Lot
8. Other Notes

Legend

E = Plan fits Left or Right Drive
 R = Plan fits Right Drive Only
 L = Plan fits Left Drive Only
 E1/L1/R1 = Options can not be selected together

= Plan exceeds coverage

= Plan exceeds setback limits

LOT COVERAGE 60%

Revision Date: 1/4/2019 3/4/2019
 2/26/2019

LOT INFORMATION

Lot Number	Special Conditions	Lot Area (Sq. Ft.)	Plan 3507 - 'A' Spanish						Plan 3507 - 'D' Tuscan					Plan 3507 - 'F' - Mission						
			Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,384 S.F.	Max. Footprint Coverage % 2,527 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,393 S.F.	Max. Footprint Coverage % 2,536 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,399 S.F.	Max. Footprint Coverage % 2,542 S.F.
79	3	5,175	Y	20'	5'/5'	15'	46.1%	48.8%	Y	20'	5'/5'	15'	46.2%	49.0%	Y	20'	5'/5'	15'	46.4%	49.1%
80	3	5,175	Y	20'	5'/5'	15'	46.1%	48.8%	Y	20'	5'/5'	15'	46.2%	49.0%	Y	20'	5'/5'	15'	46.4%	49.1%
81	3	5,175	Y	20'	5'/5'	15'	46.1%	48.8%	Y	20'	5'/5'	15'	46.2%	49.0%	Y	20'	5'/5'	15'	46.4%	49.1%
82	3	5,175	Y	20'	5'/5'	15'	46.1%	48.8%	Y	20'	5'/5'	15'	46.2%	49.0%	Y	20'	5'/5'	15'	46.4%	49.1%
83	3	5,175	Y	20'	5'/5'	15'	46.1%	48.8%	Y	20'	5'/5'	15'	46.2%	49.0%	Y	20'	5'/5'	15'	46.4%	49.1%
84	3	5,175	Y	20'	5'/5'	15'	46.1%	48.8%	Y	20'	5'/5'	15'	46.2%	49.0%	Y	20'	5'/5'	15'	46.4%	49.1%
85	3	5,175	Y	20'	5'/5'	15'	46.1%	48.8%	Y	20'	5'/5'	15'	46.2%	49.0%	Y	20'	5'/5'	15'	46.4%	49.1%
86	3, 4, 7	5,163	Y	20'	5'/5'	15'	46.2%	48.9%	Y	20'	5'/5'	15'	46.3%	49.1%	Y	20'	5'/5'	15'	46.5%	49.2%
87	3, 4, 7	5,163	Y	20'	5'/5'	15'	46.2%	48.9%	Y	20'	5'/5'	15'	46.3%	49.1%	Y	20'	5'/5'	15'	46.5%	49.2%
88	3	5,175	Y	20'	5'/5'	15'	46.1%	48.8%	Y	20'	5'/5'	15'	46.2%	49.0%	Y	20'	5'/5'	15'	46.4%	49.1%
89	3	5,175	Y	20'	5'/5'	15'	46.1%	48.8%	Y	20'	5'/5'	15'	46.2%	49.0%	Y	20'	5'/5'	15'	46.4%	49.1%
90	3	5,175	Y	20'	5'/5'	15'	46.1%	48.8%	Y	20'	5'/5'	15'	46.2%	49.0%	Y	20'	5'/5'	15'	46.4%	49.1%
91	3	5,175	Y	20'	5'/5'	15'	46.1%	48.8%	Y	20'	5'/5'	15'	46.2%	49.0%	Y	20'	5'/5'	15'	46.4%	49.1%
92	3	5,175	Y	20'	5'/5'	15'	46.1%	48.8%	Y	20'	5'/5'	15'	46.2%	49.0%	Y	20'	5'/5'	15'	46.4%	49.1%
93	3	5,175	Y	20'	5'/5'	15'	46.1%	48.8%	Y	20'	5'/5'	15'	46.2%	49.0%	Y	20'	5'/5'	15'	46.4%	49.1%
94	3	5,175	Y	20'	5'/5'	15'	46.1%	48.8%	Y	20'	5'/5'	15'	46.2%	49.0%	Y	20'	5'/5'	15'	46.4%	49.1%
95	3	5,175	Y	20'	5'/5'	15'	46.1%	48.8%	Y	20'	5'/5'	15'	46.2%	49.0%	Y	20'	5'/5'	15'	46.4%	49.1%
96	3, 4	5,175	Y	20'	5'/5'	15'	46.1%	48.8%	Y	20'	5'/5'	15'	46.2%	49.0%	Y	20'	5'/5'	15'	46.4%	49.1%
97	3, 4	5,175	Y	20'	5'/5'	15'	46.1%	48.8%	Y	20'	5'/5'	15'	46.2%	49.0%	Y	20'	5'/5'	15'	46.4%	49.1%
98	3, 4	5,176	Y	20'	5'/5'	15'	46.1%	48.8%	Y	20'	5'/5'	15'	46.2%	49.0%	Y	20'	5'/5'	15'	46.3%	49.1%
99	3, 4, 7	5,177	Y	20'	5'/5'	15'	46.0%	48.8%	Y	20'	5'/5'	15'	46.2%	49.0%	Y	20'	5'/5'	15'	46.3%	49.1%
100	3, 4	5,178	Y	20'	5'/5'	15'	46.0%	48.8%	Y	20'	5'/5'	15'	46.2%	49.0%	Y	20'	5'/5'	15'	46.3%	49.1%
101	3, 4	5,179	Y	20'	5'/5'	15'	46.0%	48.8%	Y	20'	5'/5'	15'	46.2%	49.0%	Y	20'	5'/5'	15'	46.3%	49.1%
102	3, 4	5,180	Y	20'	5'/5'	15'	46.0%	48.8%	Y	20'	5'/5'	15'	46.2%	49.0%	Y	20'	5'/5'	15'	46.3%	49.1%
103	3, 4	5,181	Y	20'	5'/5'	15'	46.0%	48.8%	Y	20'	5'/5'	15'	46.2%	48.9%	Y	20'	5'/5'	15'	46.3%	49.1%
104	3, 4	5,182	Y	20'	5'/5'	15'	46.0%	48.8%	Y	20'	5'/5'	15'	46.2%	48.9%	Y	20'	5'/5'	15'	46.3%	49.1%

Lot Fit Analysis for Victoria Heights Plan 3507

Building Setbacks - Lot 1 - 148

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LOT COVERAGE 60%

Revision Date: 1/4/2019 3/4/2019
 2/26/2019

LOT INFORMATION

Lot Number	Special Conditions	Lot Area (Sq. Ft.)	Plan 3507 - 'A' Spanish						Plan 3507 - 'D' Tuscan						Plan 3507 - 'F' - Mission					
			Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,384 S.F.	Max. Footprint Coverage % 2,527 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,393 S.F.	Max. Footprint Coverage % 2,536 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,399 S.F.	Max. Footprint Coverage % 2,542 S.F.
105	3, 4, 7	5,183	Y	20'	5'/5'	15'	46.0%	48.8%	Y	20'	5'/5'	15'	46.2%	48.9%	Y	20'	5'/5'	15'	46.3%	49.0%
106	3	5,184	Y	20'	5'/5'	15'	46.0%	48.7%	Y	20'	5'/5'	15'	46.2%	48.9%	Y	20'	5'/5'	15'	46.3%	49.0%
107	3	5,185	Y	20'	5'/5'	15'	46.0%	48.7%	Y	20'	5'/5'	15'	46.2%	48.9%	Y	20'	5'/5'	15'	46.3%	49.0%
108	3	5,186	Y	20'	5'/5'	15'	46.0%	48.7%	Y	20'	5'/5'	15'	46.1%	48.9%	Y	20'	5'/5'	15'	46.3%	49.0%
109	3	5,187	Y	20'	5'/5'	15'	46.0%	48.7%	Y	20'	5'/5'	15'	46.1%	48.9%	Y	20'	5'/5'	15'	46.3%	49.0%
110	3	5,188	Y	20'	5'/5'	15'	46.0%	48.7%	Y	20'	5'/5'	15'	46.1%	48.9%	Y	20'	5'/5'	15'	46.2%	49.0%
111	3	5,189	Y	20'	5'/5'	15'	45.9%	48.7%	Y	20'	5'/5'	15'	46.1%	48.9%	Y	20'	5'/5'	15'	46.2%	49.0%
112	3, 4, 7	5,190	Y	20'	5'/5'	15'	45.9%	48.7%	Y	20'	5'/5'	15'	46.1%	48.9%	Y	20'	5'/5'	15'	46.2%	49.0%
113	3, 4, 7	5,191	Y	20'	5'/5'	15'	45.9%	48.7%	Y	20'	5'/5'	15'	46.1%	48.9%	Y	20'	5'/5'	15'	46.2%	49.0%
114	3	5,192	Y	20'	5'/5'	15'	45.9%	48.7%	Y	20'	5'/5'	15'	46.1%	48.8%	Y	20'	5'/5'	15'	46.2%	49.0%
115	3	5,193	Y	20'	5'/5'	15'	45.9%	48.7%	Y	20'	5'/5'	15'	46.1%	48.8%	Y	20'	5'/5'	15'	46.2%	49.0%
116	3	5,194	Y	20'	5'/5'	15'	45.9%	48.7%	Y	20'	5'/5'	15'	46.1%	48.8%	Y	20'	5'/5'	15'	46.2%	48.9%
117	3	5,195	Y	20'	5'/5'	15'	45.9%	48.6%	Y	20'	5'/5'	15'	46.1%	48.8%	Y	20'	5'/5'	15'	46.2%	48.9%
118	3	5,196	Y	20'	5'/5'	15'	45.9%	48.6%	Y	20'	5'/5'	15'	46.1%	48.8%	Y	20'	5'/5'	15'	46.2%	48.9%
119	3	5,197	Y	20'	5'/5'	15'	45.9%	48.6%	Y	20'	5'/5'	15'	46.0%	48.8%	Y	20'	5'/5'	15'	46.2%	48.9%
120	3, 4, 7	5,198	Y	20'	5'/5'	15'	45.9%	48.6%	Y	20'	5'/5'	15'	46.0%	48.8%	Y	20'	5'/5'	15'	46.2%	48.9%
121	3, 4, 7	5,199	Y	20'	5'/5'	15'	45.9%	48.6%	Y	20'	5'/5'	15'	46.0%	48.8%	Y	20'	5'/5'	15'	46.1%	48.9%
122	3	5,200	Y	20'	5'/5'	15'	45.8%	48.6%	Y	20'	5'/5'	15'	46.0%	48.8%	Y	20'	5'/5'	15'	46.1%	48.9%
123	3	5,201	Y	20'	5'/5'	15'	45.8%	48.6%	Y	20'	5'/5'	15'	46.0%	48.8%	Y	20'	5'/5'	15'	46.1%	48.9%
124	3	5,202	Y	20'	5'/5'	15'	45.8%	48.6%	Y	20'	5'/5'	15'	46.0%	48.8%	Y	20'	5'/5'	15'	46.1%	48.9%
125	3	5,203	Y	20'	5'/5'	15'	45.8%	48.6%	Y	20'	5'/5'	15'	46.0%	48.7%	Y	20'	5'/5'	15'	46.1%	48.9%
126	3	5,204	Y	20'	5'/5'	15'	45.8%	48.6%	Y	20'	5'/5'	15'	46.0%	48.7%	Y	20'	5'/5'	15'	46.1%	48.8%
127	3	5,205	Y	20'	5'/5'	15'	45.8%	48.5%	Y	20'	5'/5'	15'	46.0%	48.7%	Y	20'	5'/5'	15'	46.1%	48.8%
128	3	5,206	Y	20'	5'/5'	15'	45.8%	48.5%	Y	20'	5'/5'	15'	46.0%	48.7%	Y	20'	5'/5'	15'	46.1%	48.8%
129	3	5,207	Y	20'	5'/5'	15'	45.8%	48.5%	Y	20'	5'/5'	15'	46.0%	48.7%	Y	20'	5'/5'	15'	46.1%	48.8%
130	3	5,208	Y	20'	5'/5'	15'	45.8%	48.5%	Y	20'	5'/5'	15'	45.9%	48.7%	Y	20'	5'/5'	15'	46.1%	48.8%

Lot Fit Analysis for Victoria Heights Plan 3507

Building Setbacks - Lot 1 - 148

Front Loaded Garage = 20'
 Side Loaded Garage = 10'
 Livable = 10'
 Side Yard = 5' and 5'
 Street Side Yard Setback = 5'
 Rear Setback = 10'

Zoning

MDR

Special Condition Notes:

1. Use and Benefit Easement
2. Landscape and Pedestrian Easement
3. Public Utility Easement
4. Other Easement
5. Arterial Street Adjacency - Increased Setback Required
6. Open Space Tract Adjacency - Increased Setback Required
7. Corner Lot
8. Other Notes

Legend

E = Plan fits Left or Right Drive
 R = Plan fits Right Drive Only
 L = Plan fits Left Drive Only
 E1/L1/R1 = Options can not be selected together

= Plan exceeds coverage

= Plan exceeds setback limits

LOT COVERAGE 60%

Revision Date: 1/4/2019 3/4/2019
 2/26/2019

LOT INFORMATION

Lot Number	Special Conditions	Lot Area (Sq. Ft.)	Plan 3507 - 'A' Spanish						Plan 3507 - 'D' Tuscan						Plan 3507 - 'F' - Mission					
			Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,384 S.F.	Max. Footprint Coverage % 2,527 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,393 S.F.	Max. Footprint Coverage % 2,536 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,399 S.F.	Max. Footprint Coverage % 2,542 S.F.
131	3	5,209	Y	20'	5'/5'	15'	45.8%	48.5%	Y	20'	5'/5'	15'	45.9%	48.7%	Y	20'	5'/5'	15'	46.1%	48.8%
132	3, 4, 7	5,210	Y	20'	5'/5'	15'	45.8%	48.5%	Y	20'	5'/5'	15'	45.9%	48.7%	Y	20'	5'/5'	15'	46.0%	48.8%
133	3, 4, 7	5,211	Y	20'	5'/5'	15'	45.7%	48.5%	Y	20'	5'/5'	15'	45.9%	48.7%	Y	20'	5'/5'	15'	46.0%	48.8%
134	3	5,212	Y	20'	5'/5'	15'	45.7%	48.5%	Y	20'	5'/5'	15'	45.9%	48.7%	Y	20'	5'/5'	15'	46.0%	48.8%
135	3	5,213	Y	20'	5'/5'	15'	45.7%	48.5%	Y	20'	5'/5'	15'	45.9%	48.6%	Y	20'	5'/5'	15'	46.0%	48.8%
136	3	5,214	Y	20'	5'/5'	15'	45.7%	48.5%	Y	20'	5'/5'	15'	45.9%	48.6%	Y	20'	5'/5'	15'	46.0%	48.8%
137	3	5,215	Y	20'	5'/5'	15'	45.7%	48.5%	Y	20'	5'/5'	15'	45.9%	48.6%	Y	20'	5'/5'	15'	46.0%	48.7%
138	3	5,216	Y	20'	5'/5'	15'	45.7%	48.4%	Y	20'	5'/5'	15'	45.9%	48.6%	Y	20'	5'/5'	15'	46.0%	48.7%
139	3	5,217	Y	20'	5'/5'	15'	45.7%	48.4%	Y	20'	5'/5'	15'	45.9%	48.6%	Y	20'	5'/5'	15'	46.0%	48.7%
140	3, 4, 7	5,218	Y	20'	5'/5'	15'	45.7%	48.4%	Y	20'	5'/5'	15'	45.9%	48.6%	Y	20'	5'/5'	15'	46.0%	48.7%
141	3, 4, 7	5,219	Y	20'	5'/5'	15'	45.7%	48.4%	Y	20'	5'/5'	15'	45.9%	48.6%	Y	20'	5'/5'	15'	46.0%	48.7%
142	3	5,220	Y	20'	5'/5'	15'	45.7%	48.4%	Y	20'	5'/5'	15'	45.8%	48.6%	Y	20'	5'/5'	15'	46.0%	48.7%
143	3	5,221	Y	20'	5'/5'	15'	45.7%	48.4%	Y	20'	5'/5'	15'	45.8%	48.6%	Y	20'	5'/5'	15'	45.9%	48.7%
144	3	5,222	Y	20'	5'/5'	15'	45.7%	48.4%	Y	20'	5'/5'	15'	45.8%	48.6%	Y	20'	5'/5'	15'	45.9%	48.7%
145	3	5,223	Y	20'	5'/5'	15'	45.6%	48.4%	Y	20'	5'/5'	15'	45.8%	48.6%	Y	20'	5'/5'	15'	45.9%	48.7%
146	3	5,224	Y	20'	5'/5'	15'	45.6%	48.4%	Y	20'	5'/5'	15'	45.8%	48.5%	Y	20'	5'/5'	15'	45.9%	48.7%
147	3	5,225	Y	20'	5'/5'	15'	45.6%	48.4%	Y	20'	5'/5'	15'	45.8%	48.5%	Y	20'	5'/5'	15'	45.9%	48.7%
148	3, 4, 7	5,226	Y	20'	5'/5'	15'	45.6%	48.4%	Y	20'	5'/5'	15'	45.8%	48.5%	Y	20'	5'/5'	15'	45.9%	48.6%

Lot Fit Analysis for Victoria Heights Plan 3517

Building Setbacks - Lot 1 - 148

Front Loaded Garage = 20'
 Side Loaded Garage = 10'
 Livable = 10'
 Side Yard = 5' and 5'
 Street Side Yard Setback = 5'
 Rear Setback = 10'

Zoning

MDR

Special Condition Notes:

1. Use and Benefit Easement
2. Landscape and Pedestrian Easement
3. Public Utility Easement
4. Other Easement
5. Arterial Street Adjacency - Increased Setback Required
6. Open Space Tract Adjacency - Increased Setback Required
7. Corner Lot
8. Other Notes

Legend

E = Plan fits Left or Right Drive
 R = Plan fits Right Drive Only
 L = Plan fits Left Drive Only
 E1/L1/R1 = Options can not be selected together

= Plan exceeds coverage

= Plan exceeds setback limits

LOT COVERAGE 60%

NOTE : Plan 3517 - Elevation 'E' cannot be built adjacent to or across the street from Plan 3527 - Elevation 'F'.

Revision Date: 1/4/2019 3/4/2019
 2/26/2019

LOT INFORMATION

Lot Number	Special Conditions	Lot Area (Sq. Ft.)	Plan 3517 - 'A' Spanish						Plan 3517 - 'D' Tuscan						Plan 3517 - 'E' - Prairie					
			Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,571 S.F.	Max. Footprint Coverage % 2,597 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,557 S.F.	Max. Footprint Coverage % 2,583 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,571 S.F.	Max. Footprint Coverage % 2,597 S.F.
1	3, 4	5,629	Y	20'	5'/5'	15'	45.7%	46.1%	Y	20'	5'/5'	15'	45.4%	45.9%	Y	20'	5'/5'	15'	45.7%	46.1%
2	3, 4	5,022	Y	20'	5'/5'	15'	51.2%	51.7%	Y	20'	5'/5'	15'	50.9%	51.4%	Y	20'	5'/5'	15'	51.2%	51.7%
3	3, 4	5,174	Y	20'	5'/5'	15'	49.7%	50.2%	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.7%	50.2%
4	3, 4	5,178	Y	20'	5'/5'	15'	49.7%	50.2%	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.7%	50.2%
5	3, 4	5,178	Y	20'	5'/5'	15'	49.7%	50.2%	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.7%	50.2%
6	3, 4	5,178	Y	20'	5'/5'	15'	49.7%	50.2%	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.7%	50.2%
7	3, 4	5,178	Y	20'	5'/5'	15'	49.7%	50.2%	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.7%	50.2%
8	3, 4	6,152	Y	20'	5'/5'	15'	41.8%	42.2%	Y	20'	5'/5'	15'	41.6%	42.0%	Y	20'	5'/5'	15'	41.8%	42.2%
9	3, 4	7,271	Y	20'	5'/5'	15'	35.4%	35.7%	Y	20'	5'/5'	15'	35.2%	35.5%	Y	20'	5'/5'	15'	35.4%	35.7%
10	3, 4	5,456	Y	20'	5'/5'	15'	47.1%	47.6%	Y	20'	5'/5'	15'	46.9%	47.3%	Y	20'	5'/5'	15'	47.1%	47.6%
11	3, 4	5,294	Y	20'	5'/5'	15'	48.6%	49.1%	Y	20'	5'/5'	15'	48.3%	48.8%	Y	20'	5'/5'	15'	48.6%	49.1%
12	3, 4	5,261	Y	20'	5'/5'	15'	48.9%	49.4%	Y	20'	5'/5'	15'	48.6%	49.1%	Y	20'	5'/5'	15'	48.9%	49.4%
13	3, 4	5,175	Y	20'	5'/5'	15'	49.7%	50.2%	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.7%	50.2%
14	3, 4	5,175	Y	20'	5'/5'	15'	49.7%	50.2%	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.7%	50.2%
15	3, 4	5,175	Y	20'	5'/5'	15'	49.7%	50.2%	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.7%	50.2%
16	3, 4	5,175	Y	20'	5'/5'	15'	49.7%	50.2%	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.7%	50.2%
17	3, 4	5,573	Y	20'	5'/5'	15'	46.1%	46.6%	Y	20'	5'/5'	15'	45.9%	46.3%	Y	20'	5'/5'	15'	46.1%	46.6%
18	3, 4	5,385	Y	20'	5'/5'	15'	47.7%	48.2%	Y	20'	5'/5'	15'	47.5%	48.0%	Y	20'	5'/5'	15'	47.7%	48.2%
19	3, 4	5,491	Y	20'	5'/5'	15'	46.8%	47.3%	Y	20'	5'/5'	15'	46.6%	47.0%	Y	20'	5'/5'	15'	46.8%	47.3%
20	3, 4	5,508	Y	20'	5'/5'	15'	46.7%	47.1%	Y	20'	5'/5'	15'	46.4%	46.9%	Y	20'	5'/5'	15'	46.7%	47.1%
21	3, 4	5,411	Y	20'	5'/5'	15'	47.5%	48.0%	Y	20'	5'/5'	15'	47.3%	47.7%	Y	20'	5'/5'	15'	47.5%	48.0%
22	3, 4	5,311	Y	20'	5'/5'	15'	48.4%	48.9%	Y	20'	5'/5'	15'	48.1%	48.6%	Y	20'	5'/5'	15'	48.4%	48.9%
23	3, 4, 7	5,388	Y	20'	5'/5'	15'	47.7%	48.2%	Y	20'	5'/5'	15'	47.5%	47.9%	Y	20'	5'/5'	15'	47.7%	48.2%
24	3, 4, 7	5,163	Y	20'	5'/5'	15'	49.8%	50.3%	Y	20'	5'/5'	15'	49.5%	50.0%	Y	20'	5'/5'	15'	49.8%	50.3%
25	3	5,175	Y	20'	5'/5'	15'	49.7%	50.2%	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.7%	50.2%
26	3	5,175	Y	20'	5'/5'	15'	49.7%	50.2%	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.7%	50.2%

Lot Fit Analysis for Victoria Heights Plan 3517

Building Setbacks - Lot 1 - 148

Front Loaded Garage = 20'
Side Loaded Garage = 10'
Livable = 10'
Side Yard = 5' and 5'
Street Side Yard Setback = 5'
Rear Setback = 10'

Zoning

MDR

Special Condition Notes:

1. Use and Benefit Easement
2. Landscape and Pedestrian Easement
3. Public Utility Easement
4. Other Easement
5. Arterial Street Adjacency - Increased Setback Required
6. Open Space Tract Adjacency - Increased Setback Required
7. Corner Lot
8. Other Notes

Legend

E = Plan fits Left or Right Drive
R = Plan fits Right Drive Only
L = Plan fits Left Drive Only
E1/L1/R1 = Options can not be selected together

= Plan exceeds coverage

= Plan exceeds setback limits

LOT COVERAGE 60%

NOTE : Plan 3517 - Elevation 'E' cannot be built adjacent to or across the street from Plan 3527 - Elevation 'F'.

Revision Date: 1/4/2019 3/4/2019
2/26/2019

LOT INFORMATION

Lot Number	Special Conditions	Lot Area (Sq. Ft.)	Plan 3517 - 'A' Spanish						Plan 3517 - 'D' Tuscan						Plan 3517 - 'E' - Prairie					
			Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,571 S.F.	Max. Footprint Coverage % 2,597 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,557 S.F.	Max. Footprint Coverage % 2,583 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,571 S.F.	Max. Footprint Coverage % 2,597 S.F.
27	3	5,175	Y	20'	5'/5'	15'	49.7%	50.2%	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.7%	50.2%
28	3	5,175	Y	20'	5'/5'	15'	49.7%	50.2%	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.7%	50.2%
29	3	5,175	Y	20'	5'/5'	15'	49.7%	50.2%	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.7%	50.2%
30	3	5,175	Y	20'	5'/5'	15'	49.7%	50.2%	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.7%	50.2%
31	3	5,175	Y	20'	5'/5'	15'	49.7%	50.2%	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.7%	50.2%
32	3	5,382	Y	20'	5'/5'	15'	47.8%	48.3%	Y	20'	5'/5'	15'	47.5%	48.0%	Y	20'	5'/5'	15'	47.8%	48.3%
33	3, 4	9,376	Y	20'	5'/5'	15'	27.4%	27.7%	Y	20'	5'/5'	15'	27.3%	27.5%	Y	20'	5'/5'	15'	27.4%	27.7%
34	3, 4	7,732	Y	20'	5'/5'	15'	33.3%	33.6%	Y	20'	5'/5'	15'	33.1%	33.4%	Y	20'	5'/5'	15'	33.3%	33.6%
35	3	5,384	Y	20'	5'/5'	15'	47.8%	48.2%	Y	20'	5'/5'	15'	47.5%	48.0%	Y	20'	5'/5'	15'	47.8%	48.2%
36	3	5,400	Y	20'	5'/5'	15'	47.6%	48.1%	Y	20'	5'/5'	15'	47.4%	47.8%	Y	20'	5'/5'	15'	47.6%	48.1%
37	3	5,400	Y	20'	5'/5'	15'	47.6%	48.1%	Y	20'	5'/5'	15'	47.4%	47.8%	Y	20'	5'/5'	15'	47.6%	48.1%
38	3	5,400	Y	20'	5'/5'	15'	47.6%	48.1%	Y	20'	5'/5'	15'	47.4%	47.8%	Y	20'	5'/5'	15'	47.6%	48.1%
39	3	5,400	Y	20'	5'/5'	15'	47.6%	48.1%	Y	20'	5'/5'	15'	47.4%	47.8%	Y	20'	5'/5'	15'	47.6%	48.1%
40	3	5,400	Y	20'	5'/5'	15'	47.6%	48.1%	Y	20'	5'/5'	15'	47.4%	47.8%	Y	20'	5'/5'	15'	47.6%	48.1%
41	3	5,400	Y	20'	5'/5'	15'	47.6%	48.1%	Y	20'	5'/5'	15'	47.4%	47.8%	Y	20'	5'/5'	15'	47.6%	48.1%
42	3	5,400	Y	20'	5'/5'	15'	47.6%	48.1%	Y	20'	5'/5'	15'	47.4%	47.8%	Y	20'	5'/5'	15'	47.6%	48.1%
43	3, 4, 7	5,388	Y	20'	5'/5'	15'	47.7%	48.2%	Y	20'	5'/5'	15'	47.5%	47.9%	Y	20'	5'/5'	15'	47.7%	48.2%
44	3, 4, 7	5,366	Y	20'	5'/5'	15'	47.9%	48.4%	Y	20'	5'/5'	15'	47.7%	48.1%	Y	20'	5'/5'	15'	47.9%	48.4%
45	3, 4	5,175	Y	20'	5'/5'	15'	49.7%	50.2%	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.7%	50.2%
46	3, 4	5,175	Y	20'	5'/5'	15'	49.7%	50.2%	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.7%	50.2%
47	3	5,175	Y	20'	5'/5'	15'	49.7%	50.2%	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.7%	50.2%
48	3	5,175	Y	20'	5'/5'	15'	49.7%	50.2%	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.7%	50.2%
49	3	5,175	Y	20'	5'/5'	15'	49.7%	50.2%	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.7%	50.2%
50	3	5,175	Y	20'	5'/5'	15'	49.7%	50.2%	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.7%	50.2%
51	3	5,175	Y	20'	5'/5'	15'	49.7%	50.2%	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.7%	50.2%
52	3, 4, 7	5,162	Y	20'	5'/5'	15'	49.8%	50.3%	Y	20'	5'/5'	15'	49.5%	50.0%	Y	20'	5'/5'	15'	49.8%	50.3%

Lot Fit Analysis for Victoria Heights Plan 3517

Building Setbacks - Lot 1 - 148

Front Loaded Garage = 20'
Side Loaded Garage = 10'
Livable = 10'
Side Yard = 5' and 5'
Street Side Yard Setback = 5'
Rear Setback = 10'

Zoning

MDR

Special Condition Notes:

1. Use and Benefit Easement
2. Landscape and Pedestrian Easement
3. Public Utility Easement
4. Other Easement
5. Arterial Street Adjacency - Increased Setback Required
6. Open Space Tract Adjacency - Increased Setback Required
7. Corner Lot
8. Other Notes

Legend

E = Plan fits Left or Right Drive
R = Plan fits Right Drive Only
L = Plan fits Left Drive Only
E1/L1/R1 = Options can not be selected together

= Plan exceeds coverage

= Plan exceeds setback limits

LOT COVERAGE 60%

NOTE : Plan 3517 - Elevation 'E' cannot be built adjacent to or across the street from Plan 3527 - Elevation 'F'.

Revision Date: 1/4/2019 3/4/2019
2/26/2019

LOT INFORMATION

Lot Number	Special Conditions	Lot Area (Sq. Ft.)	Plan 3517 - 'A' Spanish						Plan 3517 - 'D' Tuscan						Plan 3517 - 'E' - Prairie					
			Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,571 S.F.	Max. Footprint Coverage % 2,597 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,557 S.F.	Max. Footprint Coverage % 2,583 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,571 S.F.	Max. Footprint Coverage % 2,597 S.F.
53	3, 4, 7	5,388	Y	20'	5'/5'	15'	47.7%	48.2%	Y	20'	5'/5'	15'	47.5%	47.9%	Y	20'	5'/5'	15'	47.7%	48.2%
54	3	5,400	Y	20'	5'/5'	15'	47.6%	48.1%	Y	20'	5'/5'	15'	47.4%	47.8%	Y	20'	5'/5'	15'	47.6%	48.1%
55	3	5,400	Y	20'	5'/5'	15'	47.6%	48.1%	Y	20'	5'/5'	15'	47.4%	47.8%	Y	20'	5'/5'	15'	47.6%	48.1%
56	3	5,400	Y	20'	5'/5'	15'	47.6%	48.1%	Y	20'	5'/5'	15'	47.4%	47.8%	Y	20'	5'/5'	15'	47.6%	48.1%
57	3	5,308	Y	20'	5'/5'	15'	48.4%	48.9%	Y	20'	5'/5'	15'	48.2%	48.7%	Y	20'	5'/5'	15'	48.4%	48.9%
58	3, 4	5,287	Y	20'	5'/5'	15'	48.6%	49.1%	Y	20'	5'/5'	15'	48.4%	48.9%	Y	20'	5'/5'	15'	48.6%	49.1%
59	3, 4	5,229	Y	20'	5'/5'	15'	49.2%	49.7%	Y	20'	5'/5'	15'	48.9%	49.4%	Y	20'	5'/5'	15'	49.2%	49.7%
60	3, 4	5,343	Y	20'	5'/5'	15'	48.1%	48.6%	Y	20'	5'/5'	15'	47.9%	48.3%	Y	20'	5'/5'	15'	48.1%	48.6%
61	3, 4	5,175	Y	20'	5'/5'	15'	49.7%	50.2%	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.7%	50.2%
62	3, 4	5,715	Y	20'	5'/5'	15'	45.0%	45.4%	Y	20'	5'/5'	15'	44.7%	45.2%	Y	20'	5'/5'	15'	45.0%	45.4%
63	3, 4	5,175	Y	20'	5'/5'	15'	49.7%	50.2%	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.7%	50.2%
64	3, 4, 7	5,162	Y	20'	5'/5'	15'	49.8%	50.3%	Y	20'	5'/5'	15'	49.5%	50.0%	Y	20'	5'/5'	15'	49.8%	50.3%
65	3, 4, 7	5,388	Y	20'	5'/5'	15'	47.7%	48.2%	Y	20'	5'/5'	15'	47.5%	47.9%	Y	20'	5'/5'	15'	47.7%	48.2%
66	3	5,400	Y	20'	5'/5'	15'	47.6%	48.1%	Y	20'	5'/5'	15'	47.4%	47.8%	Y	20'	5'/5'	15'	47.6%	48.1%
67	3	5,400	Y	20'	5'/5'	15'	47.6%	48.1%	Y	20'	5'/5'	15'	47.4%	47.8%	Y	20'	5'/5'	15'	47.6%	48.1%
68	3	5,400	Y	20'	5'/5'	15'	47.6%	48.1%	Y	20'	5'/5'	15'	47.4%	47.8%	Y	20'	5'/5'	15'	47.6%	48.1%
69	3	5,308	Y	20'	5'/5'	15'	48.4%	48.9%	Y	20'	5'/5'	15'	48.2%	48.7%	Y	20'	5'/5'	15'	48.4%	48.9%
70	3	9,790	Y	20'	5'/5'	15'	26.3%	26.5%	Y	20'	5'/5'	15'	26.1%	26.4%	Y	20'	5'/5'	15'	26.3%	26.5%
71	3	9,542	Y	20'	5'/5'	15'	26.9%	27.2%	Y	20'	5'/5'	15'	26.8%	27.1%	Y	20'	5'/5'	15'	26.9%	27.2%
72	3	5,377	Y	20'	5'/5'	15'	47.8%	48.3%	Y	20'	5'/5'	15'	47.6%	48.0%	Y	20'	5'/5'	15'	47.8%	48.3%
73	3	5,400	Y	20'	5'/5'	15'	47.6%	48.1%	Y	20'	5'/5'	15'	47.4%	47.8%	Y	20'	5'/5'	15'	47.6%	48.1%
74	3	5,400	Y	20'	5'/5'	15'	47.6%	48.1%	Y	20'	5'/5'	15'	47.4%	47.8%	Y	20'	5'/5'	15'	47.6%	48.1%
75	3	5,400	Y	20'	5'/5'	15'	47.6%	48.1%	Y	20'	5'/5'	15'	47.4%	47.8%	Y	20'	5'/5'	15'	47.6%	48.1%
76	3, 4, 7	5,387	Y	20'	5'/5'	15'	47.7%	48.2%	Y	20'	5'/5'	15'	47.5%	47.9%	Y	20'	5'/5'	15'	47.7%	48.2%
77	3, 4	5,468	Y	20'	5'/5'	15'	47.0%	47.5%	Y	20'	5'/5'	15'	46.8%	47.2%	Y	20'	5'/5'	15'	47.0%	47.5%
78	3	5,202	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.2%	49.7%	Y	20'	5'/5'	15'	49.4%	49.9%

Lot Fit Analysis for Victoria Heights Plan 3517

Building Setbacks - Lot 1 - 148

Front Loaded Garage = 20'
 Side Loaded Garage = 10'
 Livable = 10'
 Side Yard = 5' and 5'
 Street Side Yard Setback = 5'
 Rear Setback = 10'

Zoning

MDR

Special Condition Notes:

1. Use and Benefit Easement
2. Landscape and Pedestrian Easement
3. Public Utility Easement
4. Other Easement
5. Arterial Street Adjacency - Increased Setback Required
6. Open Space Tract Adjacency - Increased Setback Required
7. Corner Lot
8. Other Notes

Legend

E = Plan fits Left or Right Drive
 R = Plan fits Right Drive Only
 L = Plan fits Left Drive Only
 E1/L1/R1 = Options can not be selected together

= Plan exceeds coverage

= Plan exceeds setback limits

LOT COVERAGE 60%

NOTE : Plan 3517 - Elevation 'E' cannot be built adjacent to or across the street from Plan 3527 - Elevation 'F'.

Revision Date: 1/4/2019 3/4/2019
 2/26/2019

LOT INFORMATION

Lot Number	Special Conditions	Lot Area (Sq. Ft.)	Plan 3517 - 'A' Spanish						Plan 3517 - 'D' Tuscan					Plan 3517 - 'E' - Prairie						
			Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,571 S.F.	Max. Footprint Coverage % 2,597 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,557 S.F.	Max. Footprint Coverage % 2,583 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,571 S.F.	Max. Footprint Coverage % 2,597 S.F.
79	3	5,175	Y	20'	5'/5'	15'	49.7%	50.2%	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.7%	50.2%
80	3	5,175	Y	20'	5'/5'	15'	49.7%	50.2%	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.7%	50.2%
81	3	5,175	Y	20'	5'/5'	15'	49.7%	50.2%	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.7%	50.2%
82	3	5,175	Y	20'	5'/5'	15'	49.7%	50.2%	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.7%	50.2%
83	3	5,175	Y	20'	5'/5'	15'	49.7%	50.2%	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.7%	50.2%
84	3	5,175	Y	20'	5'/5'	15'	49.7%	50.2%	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.7%	50.2%
85	3	5,175	Y	20'	5'/5'	15'	49.7%	50.2%	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.7%	50.2%
86	3, 4, 7	5,163	Y	20'	5'/5'	15'	49.8%	50.3%	Y	20'	5'/5'	15'	49.5%	50.0%	Y	20'	5'/5'	15'	49.8%	50.3%
87	3, 4, 7	5,163	Y	20'	5'/5'	15'	49.8%	50.3%	Y	20'	5'/5'	15'	49.5%	50.0%	Y	20'	5'/5'	15'	49.8%	50.3%
88	3	5,175	Y	20'	5'/5'	15'	49.7%	50.2%	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.7%	50.2%
89	3	5,175	Y	20'	5'/5'	15'	49.7%	50.2%	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.7%	50.2%
90	3	5,175	Y	20'	5'/5'	15'	49.7%	50.2%	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.7%	50.2%
91	3	5,175	Y	20'	5'/5'	15'	49.7%	50.2%	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.7%	50.2%
92	3	5,175	Y	20'	5'/5'	15'	49.7%	50.2%	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.7%	50.2%
93	3	5,175	Y	20'	5'/5'	15'	49.7%	50.2%	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.7%	50.2%
94	3	5,175	Y	20'	5'/5'	15'	49.7%	50.2%	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.7%	50.2%
95	3	5,175	Y	20'	5'/5'	15'	49.7%	50.2%	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.7%	50.2%
96	3, 4	5,175	Y	20'	5'/5'	15'	49.7%	50.2%	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.7%	50.2%
97	3, 4	5,175	Y	20'	5'/5'	15'	49.7%	50.2%	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.7%	50.2%
98	3, 4	5,176	Y	20'	5'/5'	15'	49.7%	50.2%	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.7%	50.2%
99	3, 4, 7	5,177	Y	20'	5'/5'	15'	49.7%	50.2%	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.7%	50.2%
100	3, 4	5,178	Y	20'	5'/5'	15'	49.7%	50.2%	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.7%	50.2%
101	3, 4	5,179	Y	20'	5'/5'	15'	49.6%	50.1%	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.6%	50.1%
102	3, 4	5,180	Y	20'	5'/5'	15'	49.6%	50.1%	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.6%	50.1%
103	3, 4	5,181	Y	20'	5'/5'	15'	49.6%	50.1%	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.6%	50.1%
104	3, 4	5,182	Y	20'	5'/5'	15'	49.6%	50.1%	Y	20'	5'/5'	15'	49.3%	49.8%	Y	20'	5'/5'	15'	49.6%	50.1%

Lot Fit Analysis for Victoria Heights Plan 3517

Building Setbacks - Lot 1 - 148

Front Loaded Garage = 20'
 Side Loaded Garage = 10'
 Livable = 10'
 Side Yard = 5' and 5'
 Street Side Yard Setback = 5'
 Rear Setback = 10'

Zoning

MDR

Special Condition Notes:

1. Use and Benefit Easement
2. Landscape and Pedestrian Easement
3. Public Utility Easement
4. Other Easement
5. Arterial Street Adjacency - Increased Setback Required
6. Open Space Tract Adjacency - Increased Setback Required
7. Corner Lot
8. Other Notes

Legend

E = Plan fits Left or Right Drive
 R = Plan fits Right Drive Only
 L = Plan fits Left Drive Only
 E1/L1/R1 = Options can not be selected together

= Plan exceeds coverage

= Plan exceeds setback limits

LOT COVERAGE 60%

NOTE : Plan 3517 - Elevation 'E' cannot be built adjacent to or across the street from Plan 3527 - Elevation 'F'.

Revision Date: 1/4/2019 3/4/2019
 2/26/2019

LOT INFORMATION

Lot Number	Special Conditions	Lot Area (Sq. Ft.)	Plan 3517 - 'A' Spanish						Plan 3517 - 'D' Tuscan						Plan 3517 - 'E' - Prairie					
			Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,571 S.F.	Max. Footprint Coverage % 2,597 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,557 S.F.	Max. Footprint Coverage % 2,583 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,571 S.F.	Max. Footprint Coverage % 2,597 S.F.
105	3, 4, 7	5,183	Y	20'	5'/5'	15'	49.6%	50.1%	Y	20'	5'/5'	15'	49.3%	49.8%	Y	20'	5'/5'	15'	49.6%	50.1%
106	3	5,184	Y	20'	5'/5'	15'	49.6%	50.1%	Y	20'	5'/5'	15'	49.3%	49.8%	Y	20'	5'/5'	15'	49.6%	50.1%
107	3	5,185	Y	20'	5'/5'	15'	49.6%	50.1%	Y	20'	5'/5'	15'	49.3%	49.8%	Y	20'	5'/5'	15'	49.6%	50.1%
108	3	5,186	Y	20'	5'/5'	15'	49.6%	50.1%	Y	20'	5'/5'	15'	49.3%	49.8%	Y	20'	5'/5'	15'	49.6%	50.1%
109	3	5,187	Y	20'	5'/5'	15'	49.6%	50.1%	Y	20'	5'/5'	15'	49.3%	49.8%	Y	20'	5'/5'	15'	49.6%	50.1%
110	3	5,188	Y	20'	5'/5'	15'	49.6%	50.1%	Y	20'	5'/5'	15'	49.3%	49.8%	Y	20'	5'/5'	15'	49.6%	50.1%
111	3	5,189	Y	20'	5'/5'	15'	49.5%	50.0%	Y	20'	5'/5'	15'	49.3%	49.8%	Y	20'	5'/5'	15'	49.5%	50.0%
112	3, 4, 7	5,190	Y	20'	5'/5'	15'	49.5%	50.0%	Y	20'	5'/5'	15'	49.3%	49.8%	Y	20'	5'/5'	15'	49.5%	50.0%
113	3, 4, 7	5,191	Y	20'	5'/5'	15'	49.5%	50.0%	Y	20'	5'/5'	15'	49.3%	49.8%	Y	20'	5'/5'	15'	49.5%	50.0%
114	3	5,192	Y	20'	5'/5'	15'	49.5%	50.0%	Y	20'	5'/5'	15'	49.2%	49.7%	Y	20'	5'/5'	15'	49.5%	50.0%
115	3	5,193	Y	20'	5'/5'	15'	49.5%	50.0%	Y	20'	5'/5'	15'	49.2%	49.7%	Y	20'	5'/5'	15'	49.5%	50.0%
116	3	5,194	Y	20'	5'/5'	15'	49.5%	50.0%	Y	20'	5'/5'	15'	49.2%	49.7%	Y	20'	5'/5'	15'	49.5%	50.0%
117	3	5,195	Y	20'	5'/5'	15'	49.5%	50.0%	Y	20'	5'/5'	15'	49.2%	49.7%	Y	20'	5'/5'	15'	49.5%	50.0%
118	3	5,196	Y	20'	5'/5'	15'	49.5%	50.0%	Y	20'	5'/5'	15'	49.2%	49.7%	Y	20'	5'/5'	15'	49.5%	50.0%
119	3	5,197	Y	20'	5'/5'	15'	49.5%	50.0%	Y	20'	5'/5'	15'	49.2%	49.7%	Y	20'	5'/5'	15'	49.5%	50.0%
120	3, 4, 7	5,198	Y	20'	5'/5'	15'	49.5%	50.0%	Y	20'	5'/5'	15'	49.2%	49.7%	Y	20'	5'/5'	15'	49.5%	50.0%
121	3, 4, 7	5,199	Y	20'	5'/5'	15'	49.5%	50.0%	Y	20'	5'/5'	15'	49.2%	49.7%	Y	20'	5'/5'	15'	49.5%	50.0%
122	3	5,200	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.2%	49.7%	Y	20'	5'/5'	15'	49.4%	49.9%
123	3	5,201	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.2%	49.7%	Y	20'	5'/5'	15'	49.4%	49.9%
124	3	5,202	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.2%	49.7%	Y	20'	5'/5'	15'	49.4%	49.9%
125	3	5,203	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.1%	49.6%	Y	20'	5'/5'	15'	49.4%	49.9%
126	3	5,204	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.1%	49.6%	Y	20'	5'/5'	15'	49.4%	49.9%
127	3	5,205	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.1%	49.6%	Y	20'	5'/5'	15'	49.4%	49.9%
128	3	5,206	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.1%	49.6%	Y	20'	5'/5'	15'	49.4%	49.9%
129	3	5,207	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.1%	49.6%	Y	20'	5'/5'	15'	49.4%	49.9%
130	3	5,208	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.1%	49.6%	Y	20'	5'/5'	15'	49.4%	49.9%

Lot Fit Analysis for Victoria Heights Plan 3517

Building Setbacks - Lot 1 - 148

Front Loaded Garage = 20'
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 Street Side Yard Setback = 5'
 Rear Setback = 10'

Zoning

MDR

Special Condition Notes:

1. Use and Benefit Easement
2. Landscape and Pedestrian Easement
3. Public Utility Easement
4. Other Easement
5. Arterial Street Adjacency - Increased Setback Required
6. Open Space Tract Adjacency - Increased Setback Required
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8. Other Notes

Legend

E = Plan fits Left or Right Drive
 R = Plan fits Right Drive Only
 L = Plan fits Left Drive Only
 E1/L1/R1 = Options can not be selected together

= Plan exceeds coverage

= Plan exceeds setback limits

LOT COVERAGE 60%

NOTE : Plan 3517 - Elevation 'E' cannot be built adjacent to or across the street from Plan 3527 - Elevation 'F'.

Revision Date: 1/4/2019 3/4/2019
 2/26/2019

LOT INFORMATION

Lot Number	Special Conditions	Lot Area (Sq. Ft.)	Plan 3517 - 'A' Spanish						Plan 3517 - 'D' Tuscan						Plan 3517 - 'E' - Prairie					
			Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,571 S.F.	Max. Footprint Coverage % 2,597 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,557 S.F.	Max. Footprint Coverage % 2,583 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,571 S.F.	Max. Footprint Coverage % 2,597 S.F.
131	3	5,209	Y	20'	5'/5'	15'	49.4%	49.9%	Y	20'	5'/5'	15'	49.1%	49.6%	Y	20'	5'/5'	15'	49.4%	49.9%
132	3, 4, 7	5,210	Y	20'	5'/5'	15'	49.3%	49.8%	Y	20'	5'/5'	15'	49.1%	49.6%	Y	20'	5'/5'	15'	49.3%	49.8%
133	3, 4, 7	5,211	Y	20'	5'/5'	15'	49.3%	49.8%	Y	20'	5'/5'	15'	49.1%	49.6%	Y	20'	5'/5'	15'	49.3%	49.8%
134	3	5,212	Y	20'	5'/5'	15'	49.3%	49.8%	Y	20'	5'/5'	15'	49.1%	49.6%	Y	20'	5'/5'	15'	49.3%	49.8%
135	3	5,213	Y	20'	5'/5'	15'	49.3%	49.8%	Y	20'	5'/5'	15'	49.1%	49.5%	Y	20'	5'/5'	15'	49.3%	49.8%
136	3	5,214	Y	20'	5'/5'	15'	49.3%	49.8%	Y	20'	5'/5'	15'	49.0%	49.5%	Y	20'	5'/5'	15'	49.3%	49.8%
137	3	5,215	Y	20'	5'/5'	15'	49.3%	49.8%	Y	20'	5'/5'	15'	49.0%	49.5%	Y	20'	5'/5'	15'	49.3%	49.8%
138	3	5,216	Y	20'	5'/5'	15'	49.3%	49.8%	Y	20'	5'/5'	15'	49.0%	49.5%	Y	20'	5'/5'	15'	49.3%	49.8%
139	3	5,217	Y	20'	5'/5'	15'	49.3%	49.8%	Y	20'	5'/5'	15'	49.0%	49.5%	Y	20'	5'/5'	15'	49.3%	49.8%
140	3, 4, 7	5,218	Y	20'	5'/5'	15'	49.3%	49.8%	Y	20'	5'/5'	15'	49.0%	49.5%	Y	20'	5'/5'	15'	49.3%	49.8%
141	3, 4, 7	5,219	Y	20'	5'/5'	15'	49.3%	49.8%	Y	20'	5'/5'	15'	49.0%	49.5%	Y	20'	5'/5'	15'	49.3%	49.8%
142	3	5,220	Y	20'	5'/5'	15'	49.3%	49.8%	Y	20'	5'/5'	15'	49.0%	49.5%	Y	20'	5'/5'	15'	49.3%	49.8%
143	3	5,221	Y	20'	5'/5'	15'	49.2%	49.7%	Y	20'	5'/5'	15'	49.0%	49.5%	Y	20'	5'/5'	15'	49.2%	49.7%
144	3	5,222	Y	20'	5'/5'	15'	49.2%	49.7%	Y	20'	5'/5'	15'	49.0%	49.5%	Y	20'	5'/5'	15'	49.2%	49.7%
145	3	5,223	Y	20'	5'/5'	15'	49.2%	49.7%	Y	20'	5'/5'	15'	49.0%	49.5%	Y	20'	5'/5'	15'	49.2%	49.7%
146	3	5,224	Y	20'	5'/5'	15'	49.2%	49.7%	Y	20'	5'/5'	15'	48.9%	49.4%	Y	20'	5'/5'	15'	49.2%	49.7%
147	3	5,225	Y	20'	5'/5'	15'	49.2%	49.7%	Y	20'	5'/5'	15'	48.9%	49.4%	Y	20'	5'/5'	15'	49.2%	49.7%
148	3, 4, 7	5,226	Y	20'	5'/5'	15'	49.2%	49.7%	Y	20'	5'/5'	15'	48.9%	49.4%	Y	20'	5'/5'	15'	49.2%	49.7%

Lot Fit Analysis for Victoria Heights Plan 3527

Building Setbacks - Lot 1 - 148

Front Loaded Garage = 20'
Side Loaded Garage = 10'
Livable = 10'
Side Yard = 5' and 5'
Street Side Yard Setback = 5'
Rear Setback = 10'

Zoning

MDR

Special Condition Notes:

1. Use and Benefit Easement
2. Landscape and Pedestrian Easement
3. Public Utility Easement
4. Other Easement
5. Arterial Street Adjacency - Increased Setback Required
6. Open Space Tract Adjacency - Increased Setback Required
7. Corner Lot
8. Other Notes

Legend

E = Plan fits Left or Right Drive
R = Plan fits Right Drive Only
L = Plan fits Left Drive Only
E1/L1/R1 = Options can not be selected together

= Plan exceeds coverage

= Plan exceeds setback limits

LOT COVERAGE 60%

Revision Date: 1/4/2019 3/4/2019
2/26/2019

NOTE : Plan 3517 - Elevation 'E' cannot be built adjacent to or across the street from Plan 3527 - Elevation 'F'.

LOT INFORMATION

Lot Number	Special Conditions	Lot Area (Sq. Ft.)	Plan 3527 - 'A' Spanish						Plan 3527 - 'D' Tuscan						Plan 3527 - 'F' - Mission					
			Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,646 S.F.	Max. Footprint Coverage % 2,702 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,646 S.F.	Max. Footprint Coverage % 2,702 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,646 S.F.	Max. Footprint Coverage % 2,702 S.F.
1	3, 4	5,629	Y	20'	5'/5'	15'	47.0%	48.0%	Y	20'	5'/5'	15'	47.0%	48.0%	Y	20'	5'/5'	15'	47.0%	48.0%
2	3, 4	5,022	Y	20'	5'/5'	15'	52.7%	53.8%	Y	20'	5'/5'	15'	52.7%	53.8%	Y	20'	5'/5'	15'	52.7%	53.8%
3	3, 4	5,174	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%
4	3, 4	5,178	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%
5	3, 4	5,178	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%
6	3, 4	5,178	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%
7	3, 4	5,178	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%
8	3, 4	6,152	Y	20'	5'/5'	15'	43.0%	43.9%	Y	20'	5'/5'	15'	43.0%	43.9%	Y	20'	5'/5'	15'	43.0%	43.9%
9	3, 4	7,271	Y	20'	5'/5'	15'	36.4%	37.2%	Y	20'	5'/5'	15'	36.4%	37.2%	Y	20'	5'/5'	15'	36.4%	37.2%
10	3, 4	5,456	Y	20'	5'/5'	15'	48.5%	49.5%	Y	20'	5'/5'	15'	48.5%	49.5%	Y	20'	5'/5'	15'	48.5%	49.5%
11	3, 4	5,294	Y	20'	5'/5'	15'	50.0%	51.0%	Y	20'	5'/5'	15'	50.0%	51.0%	Y	20'	5'/5'	15'	50.0%	51.0%
12	3, 4	5,261	Y	20'	5'/5'	15'	50.3%	51.4%	Y	20'	5'/5'	15'	50.3%	51.4%	Y	20'	5'/5'	15'	50.3%	51.4%
13	3, 4	5,175	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%
14	3, 4	5,175	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%
15	3, 4	5,175	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%
16	3, 4	5,175	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%
17	3, 4	5,573	Y	20'	5'/5'	15'	47.5%	48.5%	Y	20'	5'/5'	15'	47.5%	48.5%	Y	20'	5'/5'	15'	47.5%	48.5%
18	3, 4	5,385	Y	20'	5'/5'	15'	49.1%	50.2%	Y	20'	5'/5'	15'	49.1%	50.2%	Y	20'	5'/5'	15'	49.1%	50.2%
19	3, 4	5,491	Y	20'	5'/5'	15'	48.2%	49.2%	Y	20'	5'/5'	15'	48.2%	49.2%	Y	20'	5'/5'	15'	48.2%	49.2%
20	3, 4	5,508	Y	20'	5'/5'	15'	48.0%	49.1%	Y	20'	5'/5'	15'	48.0%	49.1%	Y	20'	5'/5'	15'	48.0%	49.1%
21	3, 4	5,411	Y	20'	5'/5'	15'	48.9%	49.9%	Y	20'	5'/5'	15'	48.9%	49.9%	Y	20'	5'/5'	15'	48.9%	49.9%
22	3, 4	5,311	Y	20'	5'/5'	15'	49.8%	50.9%	Y	20'	5'/5'	15'	49.8%	50.9%	Y	20'	5'/5'	15'	49.8%	50.9%
23	3, 4, 7	5,388	Y	20'	5'/5'	15'	49.1%	50.1%	Y	20'	5'/5'	15'	49.1%	50.1%	Y	20'	5'/5'	15'	49.1%	50.1%
24	3, 4, 7	5,163	Y	20'	5'/5'	15'	51.2%	52.3%	Y	20'	5'/5'	15'	51.2%	52.3%	Y	20'	5'/5'	15'	51.2%	52.3%
25	3	5,175	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%
26	3	5,175	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%

Lot Fit Analysis for Victoria Heights Plan 3527

Building Setbacks - Lot 1 - 148

Front Loaded Garage = 20'
 Side Loaded Garage = 10'
 Livable = 10'
 Side Yard = 5' and 5'
 Street Side Yard Setback = 5'
 Rear Setback = 10'

Zoning

MDR

Special Condition Notes:

1. Use and Benefit Easement
2. Landscape and Pedestrian Easement
3. Public Utility Easement
4. Other Easement
5. Arterial Street Adjacency - Increased Setback Required
6. Open Space Tract Adjacency - Increased Setback Required
7. Corner Lot
8. Other Notes

Legend

E = Plan fits Left or Right Drive
 R = Plan fits Right Drive Only
 L = Plan fits Left Drive Only
 E1/L1/R1 = Options can not be selected together

= Plan exceeds coverage

= Plan exceeds setback limits

LOT COVERAGE 60%

NOTE : Plan 3517 - Elevation 'E' cannot be built adjacent to or across the street from Plan 3527 - Elevation 'F'.

Revision Date: 1/4/2019 3/4/2019
 2/26/2019

LOT INFORMATION

Lot Number	Special Conditions	Lot Area (Sq. Ft.)	Plan 3527 - 'A' Spanish						Plan 3527 - 'D' Tuscan						Plan 3527 - 'F' - Mission					
			Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,646 S.F.	Max. Footprint Coverage % 2,702 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,646 S.F.	Max. Footprint Coverage % 2,702 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,646 S.F.	Max. Footprint Coverage % 2,702 S.F.
27	3	5,175	Y	20'	5/5'	15'	51.1%	52.2%	Y	20'	5/5'	15'	51.1%	52.2%	Y	20'	5/5'	15'	51.1%	52.2%
28	3	5,175	Y	20'	5/5'	15'	51.1%	52.2%	Y	20'	5/5'	15'	51.1%	52.2%	Y	20'	5/5'	15'	51.1%	52.2%
29	3	5,175	Y	20'	5/5'	15'	51.1%	52.2%	Y	20'	5/5'	15'	51.1%	52.2%	Y	20'	5/5'	15'	51.1%	52.2%
30	3	5,175	Y	20'	5/5'	15'	51.1%	52.2%	Y	20'	5/5'	15'	51.1%	52.2%	Y	20'	5/5'	15'	51.1%	52.2%
31	3	5,175	Y	20'	5/5'	15'	51.1%	52.2%	Y	20'	5/5'	15'	51.1%	52.2%	Y	20'	5/5'	15'	51.1%	52.2%
32	3	5,382	Y	20'	5/5'	15'	49.2%	50.2%	Y	20'	5/5'	15'	49.2%	50.2%	Y	20'	5/5'	15'	49.2%	50.2%
33	3, 4	9,376	Y	20'	5/5'	15'	28.2%	28.8%	Y	20'	5/5'	15'	28.2%	28.8%	Y	20'	5/5'	15'	28.2%	28.8%
34	3, 4	7,732	Y	20'	5/5'	15'	34.2%	34.9%	Y	20'	5/5'	15'	34.2%	34.9%	Y	20'	5/5'	15'	34.2%	34.9%
35	3	5,384	Y	20'	5/5'	15'	49.1%	50.2%	Y	20'	5/5'	15'	49.1%	50.2%	Y	20'	5/5'	15'	49.1%	50.2%
36	3	5,400	Y	20'	5/5'	15'	49.0%	50.0%	Y	20'	5/5'	15'	49.0%	50.0%	Y	20'	5/5'	15'	49.0%	50.0%
37	3	5,400	Y	20'	5/5'	15'	49.0%	50.0%	Y	20'	5/5'	15'	49.0%	50.0%	Y	20'	5/5'	15'	49.0%	50.0%
38	3	5,400	Y	20'	5/5'	15'	49.0%	50.0%	Y	20'	5/5'	15'	49.0%	50.0%	Y	20'	5/5'	15'	49.0%	50.0%
39	3	5,400	Y	20'	5/5'	15'	49.0%	50.0%	Y	20'	5/5'	15'	49.0%	50.0%	Y	20'	5/5'	15'	49.0%	50.0%
40	3	5,400	Y	20'	5/5'	15'	49.0%	50.0%	Y	20'	5/5'	15'	49.0%	50.0%	Y	20'	5/5'	15'	49.0%	50.0%
41	3	5,400	Y	20'	5/5'	15'	49.0%	50.0%	Y	20'	5/5'	15'	49.0%	50.0%	Y	20'	5/5'	15'	49.0%	50.0%
42	3	5,400	Y	20'	5/5'	15'	49.0%	50.0%	Y	20'	5/5'	15'	49.0%	50.0%	Y	20'	5/5'	15'	49.0%	50.0%
43	3, 4, 7	5,388	Y	20'	5/5'	15'	49.1%	50.1%	Y	20'	5/5'	15'	49.1%	50.1%	Y	20'	5/5'	15'	49.1%	50.1%
44	3, 4, 7	5,366	Y	20'	5/5'	15'	49.3%	50.4%	Y	20'	5/5'	15'	49.3%	50.4%	Y	20'	5/5'	15'	49.3%	50.4%
45	3, 4	5,175	Y	20'	5/5'	15'	51.1%	52.2%	Y	20'	5/5'	15'	51.1%	52.2%	Y	20'	5/5'	15'	51.1%	52.2%
46	3, 4	5,175	Y	20'	5/5'	15'	51.1%	52.2%	Y	20'	5/5'	15'	51.1%	52.2%	Y	20'	5/5'	15'	51.1%	52.2%
47	3	5,175	Y	20'	5/5'	15'	51.1%	52.2%	Y	20'	5/5'	15'	51.1%	52.2%	Y	20'	5/5'	15'	51.1%	52.2%
48	3	5,175	Y	20'	5/5'	15'	51.1%	52.2%	Y	20'	5/5'	15'	51.1%	52.2%	Y	20'	5/5'	15'	51.1%	52.2%
49	3	5,175	Y	20'	5/5'	15'	51.1%	52.2%	Y	20'	5/5'	15'	51.1%	52.2%	Y	20'	5/5'	15'	51.1%	52.2%
50	3	5,175	Y	20'	5/5'	15'	51.1%	52.2%	Y	20'	5/5'	15'	51.1%	52.2%	Y	20'	5/5'	15'	51.1%	52.2%
51	3	5,175	Y	20'	5/5'	15'	51.1%	52.2%	Y	20'	5/5'	15'	51.1%	52.2%	Y	20'	5/5'	15'	51.1%	52.2%
52	3, 4, 7	5,162	Y	20'	5/5'	15'	51.3%	52.3%	Y	20'	5/5'	15'	51.3%	52.3%	Y	20'	5/5'	15'	51.3%	52.3%

Lot Fit Analysis for Victoria Heights Plan 3527

Building Setbacks - Lot 1 - 148

Front Loaded Garage = 20'
Side Loaded Garage = 10'
Livable = 10'
Side Yard = 5' and 5'
Street Side Yard Setback = 5'
Rear Setback = 10'

Zoning

MDR

Special Condition Notes:

1. Use and Benefit Easement
2. Landscape and Pedestrian Easement
3. Public Utility Easement
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5. Arterial Street Adjacency - Increased Setback Required
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Legend

E = Plan fits Left or Right Drive
R = Plan fits Right Drive Only
L = Plan fits Left Drive Only
E1/L1/R1 = Options can not be selected together

= Plan exceeds coverage

= Plan exceeds setback limits

LOT COVERAGE 60%

NOTE : Plan 3517 - Elevation 'E' cannot be built adjacent to or across the street from Plan 3527 - Elevation 'F'.

Revision Date: 1/4/2019 3/4/2019
2/26/2019

LOT INFORMATION

Lot Number	Special Conditions	Lot Area (Sq. Ft.)	Plan 3527 - 'A' Spanish						Plan 3527 - 'D' Tuscan						Plan 3527 - 'F' - Mission					
			Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,646 S.F.	Max. Footprint Coverage % 2,702 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,646 S.F.	Max. Footprint Coverage % 2,702 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,646 S.F.	Max. Footprint Coverage % 2,702 S.F.
53	3, 4, 7	5,388	Y	20'	5'/5'	15'	49.1%	50.1%	Y	20'	5'/5'	15'	49.1%	50.1%	Y	20'	5'/5'	15'	49.1%	50.1%
54	3	5,400	Y	20'	5'/5'	15'	49.0%	50.0%	Y	20'	5'/5'	15'	49.0%	50.0%	Y	20'	5'/5'	15'	49.0%	50.0%
55	3	5,400	Y	20'	5'/5'	15'	49.0%	50.0%	Y	20'	5'/5'	15'	49.0%	50.0%	Y	20'	5'/5'	15'	49.0%	50.0%
56	3	5,400	Y	20'	5'/5'	15'	49.0%	50.0%	Y	20'	5'/5'	15'	49.0%	50.0%	Y	20'	5'/5'	15'	49.0%	50.0%
57	3	5,308	Y	20'	5'/5'	15'	49.8%	50.9%	Y	20'	5'/5'	15'	49.8%	50.9%	Y	20'	5'/5'	15'	49.8%	50.9%
58	3, 4	5,287	Y	20'	5'/5'	15'	50.0%	51.1%	Y	20'	5'/5'	15'	50.0%	51.1%	Y	20'	5'/5'	15'	50.0%	51.1%
59	3, 4	5,229	Y	20'	5'/5'	15'	50.6%	51.7%	Y	20'	5'/5'	15'	50.6%	51.7%	Y	20'	5'/5'	15'	50.6%	51.7%
60	3, 4	5,343	Y	20'	5'/5'	15'	49.5%	50.6%	Y	20'	5'/5'	15'	49.5%	50.6%	Y	20'	5'/5'	15'	49.5%	50.6%
61	3, 4	5,175	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%
62	3, 4	5,715	Y	20'	5'/5'	15'	46.3%	47.3%	Y	20'	5'/5'	15'	46.3%	47.3%	Y	20'	5'/5'	15'	46.3%	47.3%
63	3, 4	5,175	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%
64	3, 4, 7	5,162	Y	20'	5'/5'	15'	51.3%	52.3%	Y	20'	5'/5'	15'	51.3%	52.3%	Y	20'	5'/5'	15'	51.3%	52.3%
65	3, 4, 7	5,388	Y	20'	5'/5'	15'	49.1%	50.1%	Y	20'	5'/5'	15'	49.1%	50.1%	Y	20'	5'/5'	15'	49.1%	50.1%
66	3	5,400	Y	20'	5'/5'	15'	49.0%	50.0%	Y	20'	5'/5'	15'	49.0%	50.0%	Y	20'	5'/5'	15'	49.0%	50.0%
67	3	5,400	Y	20'	5'/5'	15'	49.0%	50.0%	Y	20'	5'/5'	15'	49.0%	50.0%	Y	20'	5'/5'	15'	49.0%	50.0%
68	3	5,400	Y	20'	5'/5'	15'	49.0%	50.0%	Y	20'	5'/5'	15'	49.0%	50.0%	Y	20'	5'/5'	15'	49.0%	50.0%
69	3	5,308	Y	20'	5'/5'	15'	49.8%	50.9%	Y	20'	5'/5'	15'	49.8%	50.9%	Y	20'	5'/5'	15'	49.8%	50.9%
70	3	9,790	Y	20'	5'/5'	15'	27.0%	27.6%	Y	20'	5'/5'	15'	27.0%	27.6%	Y	20'	5'/5'	15'	27.0%	27.6%
71	3	9,542	Y	20'	5'/5'	15'	27.7%	28.3%	Y	20'	5'/5'	15'	27.7%	28.3%	Y	20'	5'/5'	15'	27.7%	28.3%
72	3	5,377	Y	20'	5'/5'	15'	49.2%	50.3%	Y	20'	5'/5'	15'	49.2%	50.3%	Y	20'	5'/5'	15'	49.2%	50.3%
73	3	5,400	Y	20'	5'/5'	15'	49.0%	50.0%	Y	20'	5'/5'	15'	49.0%	50.0%	Y	20'	5'/5'	15'	49.0%	50.0%
74	3	5,400	Y	20'	5'/5'	15'	49.0%	50.0%	Y	20'	5'/5'	15'	49.0%	50.0%	Y	20'	5'/5'	15'	49.0%	50.0%
75	3	5,400	Y	20'	5'/5'	15'	49.0%	50.0%	Y	20'	5'/5'	15'	49.0%	50.0%	Y	20'	5'/5'	15'	49.0%	50.0%
76	3, 4, 7	5,387	Y	20'	5'/5'	15'	49.1%	50.2%	Y	20'	5'/5'	15'	49.1%	50.2%	Y	20'	5'/5'	15'	49.1%	50.2%
77	3, 4	5,468	Y	20'	5'/5'	15'	48.4%	49.4%	Y	20'	5'/5'	15'	48.4%	49.4%	Y	20'	5'/5'	15'	48.4%	49.4%
78	3	5,202	Y	20'	5'/5'	15'	50.9%	51.9%	Y	20'	5'/5'	15'	50.9%	51.9%	Y	20'	5'/5'	15'	50.9%	51.9%

Lot Fit Analysis for Victoria Heights Plan 3527

Building Setbacks - Lot 1 - 148

Front Loaded Garage = 20'
 Side Loaded Garage = 10'
 Livable = 10'
 Side Yard = 5' and 5'
 Street Side Yard Setback = 5'
 Rear Setback = 10'

Zoning

MDR

Special Condition Notes:

1. Use and Benefit Easement
2. Landscape and Pedestrian Easement
3. Public Utility Easement
4. Other Easement
5. Arterial Street Adjacency - Increased Setback Required
6. Open Space Tract Adjacency - Increased Setback Required
7. Corner Lot
8. Other Notes

Legend

E = Plan fits Left or Right Drive
 R = Plan fits Right Drive Only
 L = Plan fits Left Drive Only
 E1/L1/R1 = Options can not be selected together

= Plan exceeds coverage

= Plan exceeds setback limits

LOT COVERAGE 60%

Revision Date: 1/4/2019 3/4/2019
 2/26/2019

NOTE : Plan 3517 - Elevation 'E' cannot be built adjacent to or across the street from Plan 3527 - Elevation 'F'.

LOT INFORMATION

Lot Number	Special Conditions	Lot Area (Sq. Ft.)	Plan 3527 - 'A' Spanish						Plan 3527 - 'D' Tuscan						Plan 3527 - 'F' - Mission					
			Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,646 S.F.	Max. Footprint Coverage % 2,702 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,646 S.F.	Max. Footprint Coverage % 2,702 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,646 S.F.	Max. Footprint Coverage % 2,702 S.F.
79	3	5,175	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%
80	3	5,175	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%
81	3	5,175	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%
82	3	5,175	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%
83	3	5,175	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%
84	3	5,175	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%
85	3	5,175	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%
86	3, 4, 7	5,163	Y	20'	5'/5'	15'	51.2%	52.3%	Y	20'	5'/5'	15'	51.2%	52.3%	Y	20'	5'/5'	15'	51.2%	52.3%
87	3, 4, 7	5,163	Y	20'	5'/5'	15'	51.2%	52.3%	Y	20'	5'/5'	15'	51.2%	52.3%	Y	20'	5'/5'	15'	51.2%	52.3%
88	3	5,175	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%
89	3	5,175	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%
90	3	5,175	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%
91	3	5,175	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%
92	3	5,175	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%
93	3	5,175	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%
94	3	5,175	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%
95	3	5,175	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%
96	3, 4	5,175	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%
97	3, 4	5,175	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%
98	3, 4	5,176	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%
99	3, 4, 7	5,177	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%
100	3, 4	5,178	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%
101	3, 4	5,179	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%
102	3, 4	5,180	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%
103	3, 4	5,181	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%	Y	20'	5'/5'	15'	51.1%	52.2%
104	3, 4	5,182	Y	20'	5'/5'	15'	51.1%	52.1%	Y	20'	5'/5'	15'	51.1%	52.1%	Y	20'	5'/5'	15'	51.1%	52.1%

Lot Fit Analysis for Victoria Heights Plan 3527

Building Setbacks - Lot 1 - 148

Front Loaded Garage = 20'
 Side Loaded Garage = 10'
 Livable = 10'
 Side Yard = 5' and 5'
 Street Side Yard Setback = 5'
 Rear Setback = 10'

Zoning

MDR

Special Condition Notes:

1. Use and Benefit Easement
2. Landscape and Pedestrian Easement
3. Public Utility Easement
4. Other Easement
5. Arterial Street Adjacency - Increased Setback Required
6. Open Space Tract Adjacency - Increased Setback Required
7. Corner Lot
8. Other Notes

Legend

E = Plan fits Left or Right Drive
 R = Plan fits Right Drive Only
 L = Plan fits Left Drive Only
 E1/L1/R1 = Options can not be selected together

= Plan exceeds coverage

= Plan exceeds setback limits

LOT COVERAGE 60%

NOTE : Plan 3517 - Elevation 'E' cannot be built adjacent to or across the street from Plan 3527 - Elevation 'F'.

Revision Date: 1/4/2019 3/4/2019
 2/26/2019

LOT INFORMATION

Lot Number	Special Conditions	Lot Area (Sq. Ft.)	Plan 3527 - 'A' Spanish						Plan 3527 - 'D' Tuscan						Plan 3527 - 'F' - Mission					
			Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,646 S.F.	Max. Footprint Coverage % 2,702 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,646 S.F.	Max. Footprint Coverage % 2,702 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,646 S.F.	Max. Footprint Coverage % 2,702 S.F.
105	3, 4, 7	5,183	Y	20'	5'/5'	15'	51.1%	52.1%	Y	20'	5'/5'	15'	51.1%	52.1%	Y	20'	5'/5'	15'	51.1%	52.1%
106	3	5,184	Y	20'	5'/5'	15'	51.0%	52.1%	Y	20'	5'/5'	15'	51.0%	52.1%	Y	20'	5'/5'	15'	51.0%	52.1%
107	3	5,185	Y	20'	5'/5'	15'	51.0%	52.1%	Y	20'	5'/5'	15'	51.0%	52.1%	Y	20'	5'/5'	15'	51.0%	52.1%
108	3	5,186	Y	20'	5'/5'	15'	51.0%	52.1%	Y	20'	5'/5'	15'	51.0%	52.1%	Y	20'	5'/5'	15'	51.0%	52.1%
109	3	5,187	Y	20'	5'/5'	15'	51.0%	52.1%	Y	20'	5'/5'	15'	51.0%	52.1%	Y	20'	5'/5'	15'	51.0%	52.1%
110	3	5,188	Y	20'	5'/5'	15'	51.0%	52.1%	Y	20'	5'/5'	15'	51.0%	52.1%	Y	20'	5'/5'	15'	51.0%	52.1%
111	3	5,189	Y	20'	5'/5'	15'	51.0%	52.1%	Y	20'	5'/5'	15'	51.0%	52.1%	Y	20'	5'/5'	15'	51.0%	52.1%
112	3, 4, 7	5,190	Y	20'	5'/5'	15'	51.0%	52.1%	Y	20'	5'/5'	15'	51.0%	52.1%	Y	20'	5'/5'	15'	51.0%	52.1%
113	3, 4, 7	5,191	Y	20'	5'/5'	15'	51.0%	52.1%	Y	20'	5'/5'	15'	51.0%	52.1%	Y	20'	5'/5'	15'	51.0%	52.1%
114	3	5,192	Y	20'	5'/5'	15'	51.0%	52.0%	Y	20'	5'/5'	15'	51.0%	52.0%	Y	20'	5'/5'	15'	51.0%	52.0%
115	3	5,193	Y	20'	5'/5'	15'	51.0%	52.0%	Y	20'	5'/5'	15'	51.0%	52.0%	Y	20'	5'/5'	15'	51.0%	52.0%
116	3	5,194	Y	20'	5'/5'	15'	50.9%	52.0%	Y	20'	5'/5'	15'	50.9%	52.0%	Y	20'	5'/5'	15'	50.9%	52.0%
117	3	5,195	Y	20'	5'/5'	15'	50.9%	52.0%	Y	20'	5'/5'	15'	50.9%	52.0%	Y	20'	5'/5'	15'	50.9%	52.0%
118	3	5,196	Y	20'	5'/5'	15'	50.9%	52.0%	Y	20'	5'/5'	15'	50.9%	52.0%	Y	20'	5'/5'	15'	50.9%	52.0%
119	3	5,197	Y	20'	5'/5'	15'	50.9%	52.0%	Y	20'	5'/5'	15'	50.9%	52.0%	Y	20'	5'/5'	15'	50.9%	52.0%
120	3, 4, 7	5,198	Y	20'	5'/5'	15'	50.9%	52.0%	Y	20'	5'/5'	15'	50.9%	52.0%	Y	20'	5'/5'	15'	50.9%	52.0%
121	3, 4, 7	5,199	Y	20'	5'/5'	15'	50.9%	52.0%	Y	20'	5'/5'	15'	50.9%	52.0%	Y	20'	5'/5'	15'	50.9%	52.0%
122	3	5,200	Y	20'	5'/5'	15'	50.9%	52.0%	Y	20'	5'/5'	15'	50.9%	52.0%	Y	20'	5'/5'	15'	50.9%	52.0%
123	3	5,201	Y	20'	5'/5'	15'	50.9%	52.0%	Y	20'	5'/5'	15'	50.9%	52.0%	Y	20'	5'/5'	15'	50.9%	52.0%
124	3	5,202	Y	20'	5'/5'	15'	50.9%	51.9%	Y	20'	5'/5'	15'	50.9%	51.9%	Y	20'	5'/5'	15'	50.9%	51.9%
125	3	5,203	Y	20'	5'/5'	15'	50.9%	51.9%	Y	20'	5'/5'	15'	50.9%	51.9%	Y	20'	5'/5'	15'	50.9%	51.9%
126	3	5,204	Y	20'	5'/5'	15'	50.8%	51.9%	Y	20'	5'/5'	15'	50.8%	51.9%	Y	20'	5'/5'	15'	50.8%	51.9%
127	3	5,205	Y	20'	5'/5'	15'	50.8%	51.9%	Y	20'	5'/5'	15'	50.8%	51.9%	Y	20'	5'/5'	15'	50.8%	51.9%
128	3	5,206	Y	20'	5'/5'	15'	50.8%	51.9%	Y	20'	5'/5'	15'	50.8%	51.9%	Y	20'	5'/5'	15'	50.8%	51.9%
129	3	5,207	Y	20'	5'/5'	15'	50.8%	51.9%	Y	20'	5'/5'	15'	50.8%	51.9%	Y	20'	5'/5'	15'	50.8%	51.9%
130	3	5,208	Y	20'	5'/5'	15'	50.8%	51.9%	Y	20'	5'/5'	15'	50.8%	51.9%	Y	20'	5'/5'	15'	50.8%	51.9%

Lot Fit Analysis for Victoria Heights Plan 3527

Building Setbacks - Lot 1 - 148

Front Loaded Garage = 20'
 Side Loaded Garage = 10'
 Livable = 10'
 Side Yard = 5' and 5'
 Street Side Yard Setback = 5'
 Rear Setback = 10'

Zoning

MDR

Special Condition Notes:

1. Use and Benefit Easement
2. Landscape and Pedestrian Easement
3. Public Utility Easement
4. Other Easement
5. Arterial Street Adjacency - Increased Setback Required
6. Open Space Tract Adjacency - Increased Setback Required
7. Corner Lot
8. Other Notes

Legend

E = Plan fits Left or Right Drive
 R = Plan fits Right Drive Only
 L = Plan fits Left Drive Only
 E1/L1/R1 = Options can not be selected together

= Plan exceeds coverage

= Plan exceeds setback limits

LOT COVERAGE 60%

Revision Date: 1/4/2019 3/4/2019
 2/26/2019

NOTE : Plan 3517 - Elevation 'E' cannot be built adjacent to or across the street from Plan 3527 - Elevation 'F'.

LOT INFORMATION

Lot Number	Special Conditions	Lot Area (Sq. Ft.)	Plan 3527 - 'A' Spanish						Plan 3527 - 'D' Tuscan						Plan 3527 - 'F' - Mission					
			Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,646 S.F.	Max. Footprint Coverage % 2,702 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,646 S.F.	Max. Footprint Coverage % 2,702 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,646 S.F.	Max. Footprint Coverage % 2,702 S.F.
131	3	5,209	Y	20'	5'/5'	15'	50.8%	51.9%	Y	20'	5'/5'	15'	50.8%	51.9%	Y	20'	5'/5'	15'	50.8%	51.9%
132	3, 4, 7	5,210	Y	20'	5'/5'	15'	50.8%	51.9%	Y	20'	5'/5'	15'	50.8%	51.9%	Y	20'	5'/5'	15'	50.8%	51.9%
133	3, 4, 7	5,211	Y	20'	5'/5'	15'	50.8%	51.9%	Y	20'	5'/5'	15'	50.8%	51.9%	Y	20'	5'/5'	15'	50.8%	51.9%
134	3	5,212	Y	20'	5'/5'	15'	50.8%	51.8%	Y	20'	5'/5'	15'	50.8%	51.8%	Y	20'	5'/5'	15'	50.8%	51.8%
135	3	5,213	Y	20'	5'/5'	15'	50.8%	51.8%	Y	20'	5'/5'	15'	50.8%	51.8%	Y	20'	5'/5'	15'	50.8%	51.8%
136	3	5,214	Y	20'	5'/5'	15'	50.7%	51.8%	Y	20'	5'/5'	15'	50.7%	51.8%	Y	20'	5'/5'	15'	50.7%	51.8%
137	3	5,215	Y	20'	5'/5'	15'	50.7%	51.8%	Y	20'	5'/5'	15'	50.7%	51.8%	Y	20'	5'/5'	15'	50.7%	51.8%
138	3	5,216	Y	20'	5'/5'	15'	50.7%	51.8%	Y	20'	5'/5'	15'	50.7%	51.8%	Y	20'	5'/5'	15'	50.7%	51.8%
139	3	5,217	Y	20'	5'/5'	15'	50.7%	51.8%	Y	20'	5'/5'	15'	50.7%	51.8%	Y	20'	5'/5'	15'	50.7%	51.8%
140	3, 4, 7	5,218	Y	20'	5'/5'	15'	50.7%	51.8%	Y	20'	5'/5'	15'	50.7%	51.8%	Y	20'	5'/5'	15'	50.7%	51.8%
141	3, 4, 7	5,219	Y	20'	5'/5'	15'	50.7%	51.8%	Y	20'	5'/5'	15'	50.7%	51.8%	Y	20'	5'/5'	15'	50.7%	51.8%
142	3	5,220	Y	20'	5'/5'	15'	50.7%	51.8%	Y	20'	5'/5'	15'	50.7%	51.8%	Y	20'	5'/5'	15'	50.7%	51.8%
143	3	5,221	Y	20'	5'/5'	15'	50.7%	51.8%	Y	20'	5'/5'	15'	50.7%	51.8%	Y	20'	5'/5'	15'	50.7%	51.8%
144	3	5,222	Y	20'	5'/5'	15'	50.7%	51.7%	Y	20'	5'/5'	15'	50.7%	51.7%	Y	20'	5'/5'	15'	50.7%	51.7%
145	3	5,223	Y	20'	5'/5'	15'	50.7%	51.7%	Y	20'	5'/5'	15'	50.7%	51.7%	Y	20'	5'/5'	15'	50.7%	51.7%
146	3	5,224	Y	20'	5'/5'	15'	50.7%	51.7%	Y	20'	5'/5'	15'	50.7%	51.7%	Y	20'	5'/5'	15'	50.7%	51.7%
147	3	5,225	Y	20'	5'/5'	15'	50.6%	51.7%	Y	20'	5'/5'	15'	50.6%	51.7%	Y	20'	5'/5'	15'	50.6%	51.7%
148	3, 4, 7	5,226	Y	20'	5'/5'	15'	50.6%	51.7%	Y	20'	5'/5'	15'	50.6%	51.7%	Y	20'	5'/5'	15'	50.6%	51.7%

Lot Fit Analysis for Victoria Heights Plan 3538

Building Setbacks - Lot 1 - 148

Front Loaded Garage = 20'
Side Loaded Garage = 10'
Livable = 10'
Side Yard = 5' and 5'
Street Side Yard Setback = 5'
Rear Setback = 10'

Zoning

MDR

Special Condition Notes:

1. Use and Benefit Easement
2. Landscape and Pedestrian Easement
3. Public Utility Easement
4. Other Easement
5. Arterial Street Adjacency - Increased Setback Required
6. Open Space Tract Adjacency - Increased Setback Required
7. Corner Lot
8. Other Notes

Legend

E = Plan fits Left or Right Drive
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L = Plan fits Left Drive Only
E1/L1/R1 = Options can not be selected together

= Plan exceeds coverage

= Plan exceeds setback limits

LOT COVERAGE 60%

Revision Date: 1/4/2019 3/4/2019
2/26/2019

LOT INFORMATION

Lot Number	Special Conditions	Lot Area (Sq. Ft.)	Plan 3538 - 'A' Spanish						Plan 3538 - 'D' Tuscan						Plan 3538 - 'F' - Mission					
			Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 1,830 S.F.	Max. Footprint Coverage % 1,873 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 1,830 S.F.	Max. Footprint Coverage % 1,873 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 1,830 S.F.	Max. Footprint Coverage % 1,873 S.F.
1	3, 4	5,629	Y	20'	5'/5'	15'	32.5%	33.3%	Y	20'	5'/5'	15'	32.5%	33.3%	Y	20'	5'/5'	15'	32.5%	33.3%
2	3, 4	5,022	Y	20'	5'/5'	15'	36.4%	37.3%	Y	20'	5'/5'	15'	36.4%	37.3%	Y	20'	5'/5'	15'	36.4%	37.3%
3	3, 4	5,174	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%
4	3, 4	5,178	Y	20'	5'/5'	15'	35.3%	36.2%	Y	20'	5'/5'	15'	35.3%	36.2%	Y	20'	5'/5'	15'	35.3%	36.2%
5	3, 4	5,178	Y	20'	5'/5'	15'	35.3%	36.2%	Y	20'	5'/5'	15'	35.3%	36.2%	Y	20'	5'/5'	15'	35.3%	36.2%
6	3, 4	5,178	Y	20'	5'/5'	15'	35.3%	36.2%	Y	20'	5'/5'	15'	35.3%	36.2%	Y	20'	5'/5'	15'	35.3%	36.2%
7	3, 4	5,178	Y	20'	5'/5'	15'	35.3%	36.2%	Y	20'	5'/5'	15'	35.3%	36.2%	Y	20'	5'/5'	15'	35.3%	36.2%
8	3, 4	6,152	Y	20'	5'/5'	15'	29.7%	30.4%	Y	20'	5'/5'	15'	29.7%	30.4%	Y	20'	5'/5'	15'	29.7%	30.4%
9	3, 4	7,271	Y	20'	5'/5'	15'	25.2%	25.8%	Y	20'	5'/5'	15'	25.2%	25.8%	Y	20'	5'/5'	15'	25.2%	25.8%
10	3, 4	5,456	Y	20'	5'/5'	15'	33.5%	34.3%	Y	20'	5'/5'	15'	33.5%	34.3%	Y	20'	5'/5'	15'	33.5%	34.3%
11	3, 4	5,294	Y	20'	5'/5'	15'	34.6%	35.4%	Y	20'	5'/5'	15'	34.6%	35.4%	Y	20'	5'/5'	15'	34.6%	35.4%
12	3, 4	5,261	Y	20'	5'/5'	15'	34.8%	35.6%	Y	20'	5'/5'	15'	34.8%	35.6%	Y	20'	5'/5'	15'	34.8%	35.6%
13	3, 4	5,175	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%
14	3, 4	5,175	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%
15	3, 4	5,175	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%
16	3, 4	5,175	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%
17	3, 4	5,573	Y	20'	5'/5'	15'	32.8%	33.6%	Y	20'	5'/5'	15'	32.8%	33.6%	Y	20'	5'/5'	15'	32.8%	33.6%
18	3, 4	5,385	Y	20'	5'/5'	15'	34.0%	34.8%	Y	20'	5'/5'	15'	34.0%	34.8%	Y	20'	5'/5'	15'	34.0%	34.8%
19	3, 4	5,491	Y	20'	5'/5'	15'	33.3%	34.1%	Y	20'	5'/5'	15'	33.3%	34.1%	Y	20'	5'/5'	15'	33.3%	34.1%
20	3, 4	5,508	Y	20'	5'/5'	15'	33.2%	34.0%	Y	20'	5'/5'	15'	33.2%	34.0%	Y	20'	5'/5'	15'	33.2%	34.0%
21	3, 4	5,411	Y	20'	5'/5'	15'	33.8%	34.6%	Y	20'	5'/5'	15'	33.8%	34.6%	Y	20'	5'/5'	15'	33.8%	34.6%
22	3, 4	5,311	Y	20'	5'/5'	15'	34.5%	35.3%	Y	20'	5'/5'	15'	34.5%	35.3%	Y	20'	5'/5'	15'	34.5%	35.3%
23	3, 4, 7	5,388	Y	20'	5'/5'	15'	34.0%	34.8%	Y	20'	5'/5'	15'	34.0%	34.8%	Y	20'	5'/5'	15'	34.0%	34.8%
24	3, 4, 7	5,163	Y	20'	5'/5'	15'	35.4%	36.3%	Y	20'	5'/5'	15'	35.4%	36.3%	Y	20'	5'/5'	15'	35.4%	36.3%
25	3	5,175	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%
26	3	5,175	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%

Lot Fit Analysis for Victoria Heights Plan 3538

Building Setbacks - Lot 1 - 148

Front Loaded Garage = 20'
 Side Loaded Garage = 10'
 Livable = 10'
 Side Yard = 5' and 5'
 Street Side Yard Setback = 5'
 Rear Setback = 10'

Zoning

MDR

Special Condition Notes:

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Revision Date: 1/4/2019 3/4/2019
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LOT INFORMATION

Lot Number	Special Conditions	Lot Area (Sq. Ft.)	Plan 3538 - 'A' Spanish						Plan 3538 - 'D' Tuscan						Plan 3538 - 'F' - Mission					
			Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 1,830 S.F.	Max. Footprint Coverage % 1,873 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 1,830 S.F.	Max. Footprint Coverage % 1,873 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 1,830 S.F.	Max. Footprint Coverage % 1,873 S.F.
27	3	5,175	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%
28	3	5,175	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%
29	3	5,175	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%
30	3	5,175	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%
31	3	5,175	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%
32	3	5,382	Y	20'	5'/5'	15'	34.0%	34.8%	Y	20'	5'/5'	15'	34.0%	34.8%	Y	20'	5'/5'	15'	34.0%	34.8%
33	3, 4	9,376	Y	20'	5'/5'	15'	19.5%	20.0%	Y	20'	5'/5'	15'	19.5%	20.0%	Y	20'	5'/5'	15'	19.5%	20.0%
34	3, 4	7,732	Y	20'	5'/5'	15'	23.7%	24.2%	Y	20'	5'/5'	15'	23.7%	24.2%	Y	20'	5'/5'	15'	23.7%	24.2%
35	3	5,384	Y	20'	5'/5'	15'	34.0%	34.8%	Y	20'	5'/5'	15'	34.0%	34.8%	Y	20'	5'/5'	15'	34.0%	34.8%
36	3	5,400	Y	20'	5'/5'	15'	33.9%	34.7%	Y	20'	5'/5'	15'	33.9%	34.7%	Y	20'	5'/5'	15'	33.9%	34.7%
37	3	5,400	Y	20'	5'/5'	15'	33.9%	34.7%	Y	20'	5'/5'	15'	33.9%	34.7%	Y	20'	5'/5'	15'	33.9%	34.7%
38	3	5,400	Y	20'	5'/5'	15'	33.9%	34.7%	Y	20'	5'/5'	15'	33.9%	34.7%	Y	20'	5'/5'	15'	33.9%	34.7%
39	3	5,400	Y	20'	5'/5'	15'	33.9%	34.7%	Y	20'	5'/5'	15'	33.9%	34.7%	Y	20'	5'/5'	15'	33.9%	34.7%
40	3	5,400	Y	20'	5'/5'	15'	33.9%	34.7%	Y	20'	5'/5'	15'	33.9%	34.7%	Y	20'	5'/5'	15'	33.9%	34.7%
41	3	5,400	Y	20'	5'/5'	15'	33.9%	34.7%	Y	20'	5'/5'	15'	33.9%	34.7%	Y	20'	5'/5'	15'	33.9%	34.7%
42	3	5,400	Y	20'	5'/5'	15'	33.9%	34.7%	Y	20'	5'/5'	15'	33.9%	34.7%	Y	20'	5'/5'	15'	33.9%	34.7%
43	3, 4, 7	5,388	Y	20'	5'/5'	15'	34.0%	34.8%	Y	20'	5'/5'	15'	34.0%	34.8%	Y	20'	5'/5'	15'	34.0%	34.8%
44	3, 4, 7	5,366	Y	20'	5'/5'	15'	34.1%	34.9%	Y	20'	5'/5'	15'	34.1%	34.9%	Y	20'	5'/5'	15'	34.1%	34.9%
45	3, 4	5,175	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%
46	3, 4	5,175	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%
47	3	5,175	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%
48	3	5,175	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%
49	3	5,175	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%
50	3	5,175	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%
51	3	5,175	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%
52	3, 4, 7	5,162	Y	20'	5'/5'	15'	35.5%	36.3%	Y	20'	5'/5'	15'	35.5%	36.3%	Y	20'	5'/5'	15'	35.5%	36.3%

Lot Fit Analysis for Victoria Heights Plan 3538

Building Setbacks - Lot 1 - 148

Front Loaded Garage = 20'
Side Loaded Garage = 10'
Livable = 10'
Side Yard = 5' and 5'
Street Side Yard Setback = 5'
Rear Setback = 10'

Zoning

MDR

Special Condition Notes:

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LOT COVERAGE 60%

Revision Date: 1/4/2019 3/4/2019
2/26/2019

LOT INFORMATION

Lot Number	Special Conditions	Lot Area (Sq. Ft.)	Plan 3538 - 'A' Spanish						Plan 3538 - 'D' Tuscan						Plan 3538 - 'F' - Mission					
			Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 1,830 S.F.	Max. Footprint Coverage % 1,873 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 1,830 S.F.	Max. Footprint Coverage % 1,873 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 1,830 S.F.	Max. Footprint Coverage % 1,873 S.F.
53	3, 4, 7	5,388	Y	20'	5'/5'	15'	34.0%	34.8%	Y	20'	5'/5'	15'	34.0%	34.8%	Y	20'	5'/5'	15'	34.0%	34.8%
54	3	5,400	Y	20'	5'/5'	15'	33.9%	34.7%	Y	20'	5'/5'	15'	33.9%	34.7%	Y	20'	5'/5'	15'	33.9%	34.7%
55	3	5,400	Y	20'	5'/5'	15'	33.9%	34.7%	Y	20'	5'/5'	15'	33.9%	34.7%	Y	20'	5'/5'	15'	33.9%	34.7%
56	3	5,400	Y	20'	5'/5'	15'	33.9%	34.7%	Y	20'	5'/5'	15'	33.9%	34.7%	Y	20'	5'/5'	15'	33.9%	34.7%
57	3	5,308	Y	20'	5'/5'	15'	34.5%	35.3%	Y	20'	5'/5'	15'	34.5%	35.3%	Y	20'	5'/5'	15'	34.5%	35.3%
58	3, 4	5,287	Y	20'	5'/5'	15'	34.6%	35.4%	Y	20'	5'/5'	15'	34.6%	35.4%	Y	20'	5'/5'	15'	34.6%	35.4%
59	3, 4	5,229	Y	20'	5'/5'	15'	35.0%	35.8%	Y	20'	5'/5'	15'	35.0%	35.8%	Y	20'	5'/5'	15'	35.0%	35.8%
60	3, 4	5,343	Y	20'	5'/5'	15'	34.3%	35.1%	Y	20'	5'/5'	15'	34.3%	35.1%	Y	20'	5'/5'	15'	34.3%	35.1%
61	3, 4	5,175	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%
62	3, 4	5,715	Y	20'	5'/5'	15'	32.0%	32.8%	Y	20'	5'/5'	15'	32.0%	32.8%	Y	20'	5'/5'	15'	32.0%	32.8%
63	3, 4	5,175	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%
64	3, 4, 7	5,162	Y	20'	5'/5'	15'	35.5%	36.3%	Y	20'	5'/5'	15'	35.5%	36.3%	Y	20'	5'/5'	15'	35.5%	36.3%
65	3, 4, 7	5,388	Y	20'	5'/5'	15'	34.0%	34.8%	Y	20'	5'/5'	15'	34.0%	34.8%	Y	20'	5'/5'	15'	34.0%	34.8%
66	3	5,400	Y	20'	5'/5'	15'	33.9%	34.7%	Y	20'	5'/5'	15'	33.9%	34.7%	Y	20'	5'/5'	15'	33.9%	34.7%
67	3	5,400	Y	20'	5'/5'	15'	33.9%	34.7%	Y	20'	5'/5'	15'	33.9%	34.7%	Y	20'	5'/5'	15'	33.9%	34.7%
68	3	5,400	Y	20'	5'/5'	15'	33.9%	34.7%	Y	20'	5'/5'	15'	33.9%	34.7%	Y	20'	5'/5'	15'	33.9%	34.7%
69	3	5,308	Y	20'	5'/5'	15'	34.5%	35.3%	Y	20'	5'/5'	15'	34.5%	35.3%	Y	20'	5'/5'	15'	34.5%	35.3%
70	3	9,790	Y	20'	5'/5'	15'	18.7%	19.1%	Y	20'	5'/5'	15'	18.7%	19.1%	Y	20'	5'/5'	15'	18.7%	19.1%
71	3	9,542	Y	20'	5'/5'	15'	19.2%	19.6%	Y	20'	5'/5'	15'	19.2%	19.6%	Y	20'	5'/5'	15'	19.2%	19.6%
72	3	5,377	Y	20'	5'/5'	15'	34.0%	34.8%	Y	20'	5'/5'	15'	34.0%	34.8%	Y	20'	5'/5'	15'	34.0%	34.8%
73	3	5,400	Y	20'	5'/5'	15'	33.9%	34.7%	Y	20'	5'/5'	15'	33.9%	34.7%	Y	20'	5'/5'	15'	33.9%	34.7%
74	3	5,400	Y	20'	5'/5'	15'	33.9%	34.7%	Y	20'	5'/5'	15'	33.9%	34.7%	Y	20'	5'/5'	15'	33.9%	34.7%
75	3	5,400	Y	20'	5'/5'	15'	33.9%	34.7%	Y	20'	5'/5'	15'	33.9%	34.7%	Y	20'	5'/5'	15'	33.9%	34.7%
76	3, 4, 7	5,387	Y	20'	5'/5'	15'	34.0%	34.8%	Y	20'	5'/5'	15'	34.0%	34.8%	Y	20'	5'/5'	15'	34.0%	34.8%
77	3, 4	5,468	Y	20'	5'/5'	15'	33.5%	34.3%	Y	20'	5'/5'	15'	33.5%	34.3%	Y	20'	5'/5'	15'	33.5%	34.3%
78	3	5,202	Y	20'	5'/5'	15'	35.2%	36.0%	Y	20'	5'/5'	15'	35.2%	36.0%	Y	20'	5'/5'	15'	35.2%	36.0%

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LOT INFORMATION

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			Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 1,830 S.F.	Max. Footprint Coverage % 1,873 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 1,830 S.F.	Max. Footprint Coverage % 1,873 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 1,830 S.F.	Max. Footprint Coverage % 1,873 S.F.
79	3	5,175	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%
80	3	5,175	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%
81	3	5,175	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%
82	3	5,175	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%
83	3	5,175	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%
84	3	5,175	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%
85	3	5,175	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%
86	3, 4, 7	5,163	Y	20'	5'/5'	15'	35.4%	36.3%	Y	20'	5'/5'	15'	35.4%	36.3%	Y	20'	5'/5'	15'	35.4%	36.3%
87	3, 4, 7	5,163	Y	20'	5'/5'	15'	35.4%	36.3%	Y	20'	5'/5'	15'	35.4%	36.3%	Y	20'	5'/5'	15'	35.4%	36.3%
88	3	5,175	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%
89	3	5,175	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%
90	3	5,175	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%
91	3	5,175	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%
92	3	5,175	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%
93	3	5,175	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%
94	3	5,175	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%
95	3	5,175	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%
96	3, 4	5,175	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%
97	3, 4	5,175	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%
98	3, 4	5,176	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%	Y	20'	5'/5'	15'	35.4%	36.2%
99	3, 4, 7	5,177	Y	20'	5'/5'	15'	35.3%	36.2%	Y	20'	5'/5'	15'	35.3%	36.2%	Y	20'	5'/5'	15'	35.3%	36.2%
100	3, 4	5,178	Y	20'	5'/5'	15'	35.3%	36.2%	Y	20'	5'/5'	15'	35.3%	36.2%	Y	20'	5'/5'	15'	35.3%	36.2%
101	3, 4	5,179	Y	20'	5'/5'	15'	35.3%	36.2%	Y	20'	5'/5'	15'	35.3%	36.2%	Y	20'	5'/5'	15'	35.3%	36.2%
102	3, 4	5,180	Y	20'	5'/5'	15'	35.3%	36.2%	Y	20'	5'/5'	15'	35.3%	36.2%	Y	20'	5'/5'	15'	35.3%	36.2%
103	3, 4	5,181	Y	20'	5'/5'	15'	35.3%	36.2%	Y	20'	5'/5'	15'	35.3%	36.2%	Y	20'	5'/5'	15'	35.3%	36.2%
104	3, 4	5,182	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					

Lot Fit Analysis for Victoria Heights Plan 3538

Building Setbacks - Lot 1 - 148

Front Loaded Garage = 20'
Side Loaded Garage = 10'
Livable = 10'
Side Yard = 5' and 5'
Street Side Yard Setback = 5'
Rear Setback = 10'

Zoning

MDR

Special Condition Notes:

1. Use and Benefit Easement
2. Landscape and Pedestrian Easement
3. Public Utility Easement
4. Other Easement
5. Arterial Street Adjacency - Increased Setback Required
6. Open Space Tract Adjacency - Increased Setback Required
7. Corner Lot
8. Other Notes

Legend

E = Plan fits Left or Right Drive
R = Plan fits Right Drive Only
L = Plan fits Left Drive Only
E1/L1/R1 = Options can not be selected together

= Plan exceeds coverage

= Plan exceeds setback limits

LOT COVERAGE 60%

Revision Date: 1/4/2019 3/4/2019
2/26/2019

LOT INFORMATION

Lot Number	Special Conditions	Lot Area (Sq. Ft.)	Plan 3538 - 'A' Spanish						Plan 3538 - 'D' Tuscan						Plan 3538 - 'F' - Mission					
			Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 1,830 S.F.	Max. Footprint Coverage % 1,873 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 1,830 S.F.	Max. Footprint Coverage % 1,873 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 1,830 S.F.	Max. Footprint Coverage % 1,873 S.F.
105	3, 4, 7	5,183	Y	20'	5/5'	15'	35.3%	36.1%	Y	20'	5/5'	15'	35.3%	36.1%	Y	20'	5/5'	15'	35.3%	36.1%
106	3	5,184	Y	20'	5/5'	15'	35.3%	36.1%	Y	20'	5/5'	15'	35.3%	36.1%	Y	20'	5/5'	15'	35.3%	36.1%
107	3	5,185	Y	20'	5/5'	15'	35.3%	36.1%	Y	20'	5/5'	15'	35.3%	36.1%	Y	20'	5/5'	15'	35.3%	36.1%
108	3	5,186	Y	20'	5/5'	15'	35.3%	36.1%	Y	20'	5/5'	15'	35.3%	36.1%	Y	20'	5/5'	15'	35.3%	36.1%
109	3	5,187	Y	20'	5/5'	15'	35.3%	36.1%	Y	20'	5/5'	15'	35.3%	36.1%	Y	20'	5/5'	15'	35.3%	36.1%
110	3	5,188	Y	20'	5/5'	15'	35.3%	36.1%	Y	20'	5/5'	15'	35.3%	36.1%	Y	20'	5/5'	15'	35.3%	36.1%
111	3	5,189	Y	20'	5/5'	15'	35.3%	36.1%	Y	20'	5/5'	15'	35.3%	36.1%	Y	20'	5/5'	15'	35.3%	36.1%
112	3, 4, 7	5,190	Y	20'	5/5'	15'	35.3%	36.1%	Y	20'	5/5'	15'	35.3%	36.1%	Y	20'	5/5'	15'	35.3%	36.1%
113	3, 4, 7	5,191	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
114	3	5,192	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
115	3	5,193	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
116	3	5,194	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
117	3	5,195	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
118	3	5,196	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
119	3	5,197	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
120	3, 4, 7	5,198	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
121	3, 4, 7	5,199	Y	20'	5/5'	15'	35.2%	36.0%	Y	20'	5/5'	15'	35.2%	36.0%	Y	20'	5/5'	15'	35.2%	36.0%
122	3	5,200	Y	20'	5/5'	15'	35.2%	36.0%	Y	20'	5/5'	15'	35.2%	36.0%	Y	20'	5/5'	15'	35.2%	36.0%
123	3	5,201	Y	20'	5/5'	15'	35.2%	36.0%	Y	20'	5/5'	15'	35.2%	36.0%	Y	20'	5/5'	15'	35.2%	36.0%
124	3	5,202	Y	20'	5/5'	15'	35.2%	36.0%	Y	20'	5/5'	15'	35.2%	36.0%	Y	20'	5/5'	15'	35.2%	36.0%
125	3	5,203	Y	20'	5/5'	15'	35.2%	36.0%	Y	20'	5/5'	15'	35.2%	36.0%	Y	20'	5/5'	15'	35.2%	36.0%
126	3	5,204	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
127	3	5,205	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
128	3	5,206	Y	20'	5/5'	15'	35.2%	36.0%	Y	20'	5/5'	15'	35.2%	36.0%	Y	20'	5/5'	15'	35.2%	36.0%
129	3	5,207	Y	20'	5/5'	15'	35.1%	36.0%	Y	20'	5/5'	15'	35.1%	36.0%	Y	20'	5/5'	15'	35.1%	36.0%
130	3	5,208	Y	20'	5/5'	15'	35.1%	36.0%	Y	20'	5/5'	15'	35.1%	36.0%	Y	20'	5/5'	15'	35.1%	36.0%

Lot Fit Analysis for Victoria Heights Plan 3538

Building Setbacks - Lot 1 - 148

Front Loaded Garage = 20'
 Side Loaded Garage = 10'
 Livable = 10'
 Side Yard = 5' and 5'
 Street Side Yard Setback = 5'
 Rear Setback = 10'

Zoning

MDR

Special Condition Notes:

1. Use and Benefit Easement
2. Landscape and Pedestrian Easement
3. Public Utility Easement
4. Other Easement
5. Arterial Street Adjacency - Increased Setback Required
6. Open Space Tract Adjacency - Increased Setback Required
7. Corner Lot
8. Other Notes

Legend

E = Plan fits Left or Right Drive
 R = Plan fits Right Drive Only
 L = Plan fits Left Drive Only
 E1/L1/R1 = Options can not be selected together

= Plan exceeds coverage

= Plan exceeds setback limits

LOT COVERAGE 60%

Revision Date: 1/4/2019 3/4/2019
 2/26/2019

LOT INFORMATION

Lot Number	Special Conditions	Lot Area (Sq. Ft.)	Plan 3538 - 'A' Spanish						Plan 3538 - 'D' Tuscan						Plan 3538 - 'F' - Mission					
			Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 1,830 S.F.	Max. Footprint Coverage % 1,873 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 1,830 S.F.	Max. Footprint Coverage % 1,873 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 1,830 S.F.	Max. Footprint Coverage % 1,873 S.F.
131	3	5,209	Y	20'	5'/5'	15'	35.1%	36.0%	Y	20'	5'/5'	15'	35.1%	36.0%	Y	20'	5'/5'	15'	35.1%	36.0%
132	3, 4, 7	5,210	Y	20'	5'/5'	15'	35.1%	36.0%	Y	20'	5'/5'	15'	35.1%	36.0%	Y	20'	5'/5'	15'	35.1%	36.0%
133	3, 4, 7	5,211	Y	20'	5'/5'	15'	35.1%	35.9%	Y	20'	5'/5'	15'	35.1%	35.9%	Y	20'	5'/5'	15'	35.1%	35.9%
134	3	5,212	Y	20'	5'/5'	15'	35.1%	35.9%	Y	20'	5'/5'	15'	35.1%	35.9%	Y	20'	5'/5'	15'	35.1%	35.9%
135	3	5,213	Y	20'	5'/5'	15'	35.1%	35.9%	Y	20'	5'/5'	15'	35.1%	35.9%	Y	20'	5'/5'	15'	35.1%	35.9%
136	3	5,214	Y	20'	5'/5'	15'	35.1%	35.9%	Y	20'	5'/5'	15'	35.1%	35.9%	Y	20'	5'/5'	15'	35.1%	35.9%
137	3	5,215	Y	20'	5'/5'	15'	35.1%	35.9%	Y	20'	5'/5'	15'	35.1%	35.9%	Y	20'	5'/5'	15'	35.1%	35.9%
138	3	5,216	Y	20'	5'/5'	15'	35.1%	35.9%	Y	20'	5'/5'	15'	35.1%	35.9%	Y	20'	5'/5'	15'	35.1%	35.9%
139	3	5,217	Y	20'	5'/5'	15'	35.1%	35.9%	Y	20'	5'/5'	15'	35.1%	35.9%	Y	20'	5'/5'	15'	35.1%	35.9%
140	3, 4, 7	5,218	Y	20'	5'/5'	15'	35.1%	35.9%	Y	20'	5'/5'	15'	35.1%	35.9%	Y	20'	5'/5'	15'	35.1%	35.9%
141	3, 4, 7	5,219	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
142	3	5,220	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
143	3	5,221	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
144	3	5,222	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
145	3	5,223	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
146	3	5,224	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
147	3	5,225	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
148	3, 4, 7	5,226	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					

Lot Fit Analysis for Victoria Heights Plan 3548

Building Setbacks - Lot 1 - 148

Front Loaded Garage = 20'
Side Loaded Garage = 10'
Livable = 10'
Side Yard = 5' and 5'
Street Side Yard Setback = 5'
Rear Setback = 10'

Zoning

MDR

Special Condition Notes:

1. Use and Benefit Easement
2. Landscape and Pedestrian Easement
3. Public Utility Easement
4. Other Easement
5. Arterial Street Adjacency - Increased Setback Required
6. Open Space Tract Adjacency - Increased Setback Required
7. Corner Lot
8. Other Notes

Legend

E = Plan fits Left or Right Drive
R = Plan fits Right Drive Only
L = Plan fits Left Drive Only
E1/L1/R1 = Options can not be selected together

= Plan exceeds coverage

= Plan exceeds setback limits

LOT COVERAGE 60%

Revision Date: 1/4/2019 3/4/2019
2/26/2019

LOT INFORMATION

Lot Number	Special Conditions	Lot Area (Sq. Ft.)	Plan 3548 - 'A' Spanish						Plan 3548 - 'D' Tuscan						Plan 3548 - 'E' - Prairie					
			Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,107 S.F.	Max. Footprint Coverage % 2,107 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,119 S.F.	Max. Footprint Coverage % 2,119 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,119 S.F.	Max. Footprint Coverage % 2,119 S.F.
1	3, 4	5,629	Y	20'	5'/5'	15'	37.4%	37.4%	Y	20'	5'/5'	15'	37.6%	37.6%	Y	20'	5'/5'	15'	37.6%	37.6%
2	3, 4	5,022	Y	20'	5'/5'	15'	42.0%	42.0%	Y	20'	5'/5'	15'	42.2%	42.2%	Y	20'	5'/5'	15'	42.2%	42.2%
3	3, 4	5,174	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	41.0%	41.0%	Y	20'	5'/5'	15'	41.0%	41.0%
4	3, 4	5,178	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	40.9%	40.9%	Y	20'	5'/5'	15'	40.9%	40.9%
5	3, 4	5,178	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	40.9%	40.9%	Y	20'	5'/5'	15'	40.9%	40.9%
6	3, 4	5,178	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	40.9%	40.9%	Y	20'	5'/5'	15'	40.9%	40.9%
7	3, 4	5,178	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	40.9%	40.9%	Y	20'	5'/5'	15'	40.9%	40.9%
8	3, 4	6,152	Y	20'	5'/5'	15'	34.2%	34.2%	Y	20'	5'/5'	15'	34.4%	34.4%	Y	20'	5'/5'	15'	34.4%	34.4%
9	3, 4	7,271	Y	20'	5'/5'	15'	29.0%	29.0%	Y	20'	5'/5'	15'	29.1%	29.1%	Y	20'	5'/5'	15'	29.1%	29.1%
10	3, 4	5,456	Y	20'	5'/5'	15'	38.6%	38.6%	Y	20'	5'/5'	15'	38.8%	38.8%	Y	20'	5'/5'	15'	38.8%	38.8%
11	3, 4	5,294	Y	20'	5'/5'	15'	39.8%	39.8%	Y	20'	5'/5'	15'	40.0%	40.0%	Y	20'	5'/5'	15'	40.0%	40.0%
12	3, 4	5,261	Y	20'	5'/5'	15'	40.0%	40.0%	Y	20'	5'/5'	15'	40.3%	40.3%	Y	20'	5'/5'	15'	40.3%	40.3%
13	3, 4	5,175	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	40.9%	40.9%	Y	20'	5'/5'	15'	40.9%	40.9%
14	3, 4	5,175	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	40.9%	40.9%	Y	20'	5'/5'	15'	40.9%	40.9%
15	3, 4	5,175	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	40.9%	40.9%	Y	20'	5'/5'	15'	40.9%	40.9%
16	3, 4	5,175	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	40.9%	40.9%	Y	20'	5'/5'	15'	40.9%	40.9%
17	3, 4	5,573	Y	20'	5'/5'	15'	37.8%	37.8%	Y	20'	5'/5'	15'	38.0%	38.0%	Y	20'	5'/5'	15'	38.0%	38.0%
18	3, 4	5,385	Y	20'	5'/5'	15'	39.1%	39.1%	Y	20'	5'/5'	15'	39.4%	39.4%	Y	20'	5'/5'	15'	39.4%	39.4%
19	3, 4	5,491	Y	20'	5'/5'	15'	38.4%	38.4%	Y	20'	5'/5'	15'	38.6%	38.6%	Y	20'	5'/5'	15'	38.6%	38.6%
20	3, 4	5,508	Y	20'	5'/5'	15'	38.3%	38.3%	Y	20'	5'/5'	15'	38.5%	38.5%	Y	20'	5'/5'	15'	38.5%	38.5%
21	3, 4	5,411	Y	20'	5'/5'	15'	38.9%	38.9%	Y	20'	5'/5'	15'	39.2%	39.2%	Y	20'	5'/5'	15'	39.2%	39.2%
22	3, 4	5,311	Y	20'	5'/5'	15'	39.7%	39.7%	Y	20'	5'/5'	15'	39.9%	39.9%	Y	20'	5'/5'	15'	39.9%	39.9%
23	3, 4, 7	5,388	Y	20'	5'/5'	15'	39.1%	39.1%	Y	20'	5'/5'	15'	39.3%	39.3%	Y	20'	5'/5'	15'	39.3%	39.3%
24	3, 4, 7	5,163	Y	20'	5'/5'	15'	40.8%	40.8%	Y	20'	5'/5'	15'	41.0%	41.0%	Y	20'	5'/5'	15'	41.0%	41.0%
25	3	5,175	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	40.9%	40.9%	Y	20'	5'/5'	15'	40.9%	40.9%
26	3	5,175	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	40.9%	40.9%	Y	20'	5'/5'	15'	40.9%	40.9%

Lot Fit Analysis for Victoria Heights Plan 3548

Building Setbacks - Lot 1 - 148

Front Loaded Garage = 20'
Side Loaded Garage = 10'
Livable = 10'
Side Yard = 5' and 5'
Street Side Yard Setback = 5'
Rear Setback = 10'

Zoning

MDR

Special Condition Notes:

1. Use and Benefit Easement
2. Landscape and Pedestrian Easement
3. Public Utility Easement
4. Other Easement
5. Arterial Street Adjacency - Increased Setback Required
6. Open Space Tract Adjacency - Increased Setback Required
7. Corner Lot
8. Other Notes

Legend

E = Plan fits Left or Right Drive
R = Plan fits Right Drive Only
L = Plan fits Left Drive Only
E1/L1/R1 = Options can not be selected together

= Plan exceeds coverage

= Plan exceeds setback limits

LOT COVERAGE 60%

Revision Date: 1/4/2019 3/4/2019
2/26/2019

LOT INFORMATION

Lot Number	Special Conditions	Lot Area (Sq. Ft.)	Plan 3548 - 'A' Spanish						Plan 3548 - 'D' Tuscan						Plan 3548 - 'E' - Prairie					
			Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,107 S.F.	Max. Footprint Coverage % 2,107 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,119 S.F.	Max. Footprint Coverage % 2,119 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,119 S.F.	Max. Footprint Coverage % 2,119 S.F.
27	3	5,175	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	40.9%	40.9%	Y	20'	5'/5'	15'	40.9%	40.9%
28	3	5,175	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	40.9%	40.9%	Y	20'	5'/5'	15'	40.9%	40.9%
29	3	5,175	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	40.9%	40.9%	Y	20'	5'/5'	15'	40.9%	40.9%
30	3	5,175	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	40.9%	40.9%	Y	20'	5'/5'	15'	40.9%	40.9%
31	3	5,175	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	40.9%	40.9%	Y	20'	5'/5'	15'	40.9%	40.9%
32	3	5,382	Y	20'	5'/5'	15'	39.1%	39.1%	Y	20'	5'/5'	15'	39.4%	39.4%	Y	20'	5'/5'	15'	39.4%	39.4%
33	3, 4	9,376	Y	20'	5'/5'	15'	22.5%	22.5%	Y	20'	5'/5'	15'	22.6%	22.6%	Y	20'	5'/5'	15'	22.6%	22.6%
34	3, 4	7,732	Y	20'	5'/5'	15'	27.3%	27.3%	Y	20'	5'/5'	15'	27.4%	27.4%	Y	20'	5'/5'	15'	27.4%	27.4%
35	3	5,384	Y	20'	5'/5'	15'	39.1%	39.1%	Y	20'	5'/5'	15'	39.4%	39.4%	Y	20'	5'/5'	15'	39.4%	39.4%
36	3	5,400	Y	20'	5'/5'	15'	39.0%	39.0%	Y	20'	5'/5'	15'	39.2%	39.2%	Y	20'	5'/5'	15'	39.2%	39.2%
37	3	5,400	Y	20'	5'/5'	15'	39.0%	39.0%	Y	20'	5'/5'	15'	39.2%	39.2%	Y	20'	5'/5'	15'	39.2%	39.2%
38	3	5,400	Y	20'	5'/5'	15'	39.0%	39.0%	Y	20'	5'/5'	15'	39.2%	39.2%	Y	20'	5'/5'	15'	39.2%	39.2%
39	3	5,400	Y	20'	5'/5'	15'	39.0%	39.0%	Y	20'	5'/5'	15'	39.2%	39.2%	Y	20'	5'/5'	15'	39.2%	39.2%
40	3	5,400	Y	20'	5'/5'	15'	39.0%	39.0%	Y	20'	5'/5'	15'	39.2%	39.2%	Y	20'	5'/5'	15'	39.2%	39.2%
41	3	5,400	Y	20'	5'/5'	15'	39.0%	39.0%	Y	20'	5'/5'	15'	39.2%	39.2%	Y	20'	5'/5'	15'	39.2%	39.2%
42	3	5,400	Y	20'	5'/5'	15'	39.0%	39.0%	Y	20'	5'/5'	15'	39.2%	39.2%	Y	20'	5'/5'	15'	39.2%	39.2%
43	3, 4, 7	5,388	Y	20'	5'/5'	15'	39.1%	39.1%	Y	20'	5'/5'	15'	39.3%	39.3%	Y	20'	5'/5'	15'	39.3%	39.3%
44	3, 4, 7	5,366	Y	20'	5'/5'	15'	39.3%	39.3%	Y	20'	5'/5'	15'	39.5%	39.5%	Y	20'	5'/5'	15'	39.5%	39.5%
45	3, 4	5,175	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	40.9%	40.9%	Y	20'	5'/5'	15'	40.9%	40.9%
46	3, 4	5,175	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	40.9%	40.9%	Y	20'	5'/5'	15'	40.9%	40.9%
47	3	5,175	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	40.9%	40.9%	Y	20'	5'/5'	15'	40.9%	40.9%
48	3	5,175	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	40.9%	40.9%	Y	20'	5'/5'	15'	40.9%	40.9%
49	3	5,175	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	40.9%	40.9%	Y	20'	5'/5'	15'	40.9%	40.9%
50	3	5,175	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	40.9%	40.9%	Y	20'	5'/5'	15'	40.9%	40.9%
51	3	5,175	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	40.9%	40.9%	Y	20'	5'/5'	15'	40.9%	40.9%
52	3, 4, 7	5,162	Y	20'	5'/5'	15'	40.8%	40.8%	Y	20'	5'/5'	15'	41.0%	41.0%	Y	20'	5'/5'	15'	41.0%	41.0%

Lot Fit Analysis for Victoria Heights Plan 3548

Building Setbacks - Lot 1 - 148

Front Loaded Garage = 20'
 Side Loaded Garage = 10'
 Livable = 10'
 Side Yard = 5' and 5'
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 Rear Setback = 10'

Zoning

MDR

Special Condition Notes:

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LOT COVERAGE 60%

Revision Date: 1/4/2019 3/4/2019
 2/26/2019

LOT INFORMATION

Lot Number	Special Conditions	Lot Area (Sq. Ft.)	Plan 3548 - 'A' Spanish						Plan 3548 - 'D' Tuscan						Plan 3548 - 'E' - Prairie					
			Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,107 S.F.	Max. Footprint Coverage % 2,107 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,119 S.F.	Max. Footprint Coverage % 2,119 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,119 S.F.	Max. Footprint Coverage % 2,119 S.F.
53	3, 4, 7	5,388	Y	20'	5'/5'	15'	39.1%	39.1%	Y	20'	5'/5'	15'	39.3%	39.3%	Y	20'	5'/5'	15'	39.3%	39.3%
54	3	5,400	Y	20'	5'/5'	15'	39.0%	39.0%	Y	20'	5'/5'	15'	39.2%	39.2%	Y	20'	5'/5'	15'	39.2%	39.2%
55	3	5,400	Y	20'	5'/5'	15'	39.0%	39.0%	Y	20'	5'/5'	15'	39.2%	39.2%	Y	20'	5'/5'	15'	39.2%	39.2%
56	3	5,400	Y	20'	5'/5'	15'	39.0%	39.0%	Y	20'	5'/5'	15'	39.2%	39.2%	Y	20'	5'/5'	15'	39.2%	39.2%
57	3	5,308	Y	20'	5'/5'	15'	39.7%	39.7%	Y	20'	5'/5'	15'	39.9%	39.9%	Y	20'	5'/5'	15'	39.9%	39.9%
58	3, 4	5,287	Y	20'	5'/5'	15'	39.9%	39.9%	Y	20'	5'/5'	15'	40.1%	40.1%	Y	20'	5'/5'	15'	40.1%	40.1%
59	3, 4	5,229	Y	20'	5'/5'	15'	40.3%	40.3%	Y	20'	5'/5'	15'	40.5%	40.5%	Y	20'	5'/5'	15'	40.5%	40.5%
60	3, 4	5,343	Y	20'	5'/5'	15'	39.4%	39.4%	Y	20'	5'/5'	15'	39.7%	39.7%	Y	20'	5'/5'	15'	39.7%	39.7%
61	3, 4	5,175	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	40.9%	40.9%	Y	20'	5'/5'	15'	40.9%	40.9%
62	3, 4	5,715	Y	20'	5'/5'	15'	36.9%	36.9%	Y	20'	5'/5'	15'	37.1%	37.1%	Y	20'	5'/5'	15'	37.1%	37.1%
63	3, 4	5,175	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	40.9%	40.9%	Y	20'	5'/5'	15'	40.9%	40.9%
64	3, 4, 7	5,162	Y	20'	5'/5'	15'	40.8%	40.8%	Y	20'	5'/5'	15'	41.0%	41.0%	Y	20'	5'/5'	15'	41.0%	41.0%
65	3, 4, 7	5,388	Y	20'	5'/5'	15'	39.1%	39.1%	Y	20'	5'/5'	15'	39.3%	39.3%	Y	20'	5'/5'	15'	39.3%	39.3%
66	3	5,400	Y	20'	5'/5'	15'	39.0%	39.0%	Y	20'	5'/5'	15'	39.2%	39.2%	Y	20'	5'/5'	15'	39.2%	39.2%
67	3	5,400	Y	20'	5'/5'	15'	39.0%	39.0%	Y	20'	5'/5'	15'	39.2%	39.2%	Y	20'	5'/5'	15'	39.2%	39.2%
68	3	5,400	Y	20'	5'/5'	15'	39.0%	39.0%	Y	20'	5'/5'	15'	39.2%	39.2%	Y	20'	5'/5'	15'	39.2%	39.2%
69	3	5,308	Y	20'	5'/5'	15'	39.7%	39.7%	Y	20'	5'/5'	15'	39.9%	39.9%	Y	20'	5'/5'	15'	39.9%	39.9%
70	3	9,790	Y	20'	5'/5'	15'	21.5%	21.5%	Y	20'	5'/5'	15'	21.6%	21.6%	Y	20'	5'/5'	15'	21.6%	21.6%
71	3	9,542	Y	20'	5'/5'	15'	22.1%	22.1%	Y	20'	5'/5'	15'	22.2%	22.2%	Y	20'	5'/5'	15'	22.2%	22.2%
72	3	5,377	Y	20'	5'/5'	15'	39.2%	39.2%	Y	20'	5'/5'	15'	39.4%	39.4%	Y	20'	5'/5'	15'	39.4%	39.4%
73	3	5,400	Y	20'	5'/5'	15'	39.0%	39.0%	Y	20'	5'/5'	15'	39.2%	39.2%	Y	20'	5'/5'	15'	39.2%	39.2%
74	3	5,400	Y	20'	5'/5'	15'	39.0%	39.0%	Y	20'	5'/5'	15'	39.2%	39.2%	Y	20'	5'/5'	15'	39.2%	39.2%
75	3	5,400	Y	20'	5'/5'	15'	39.0%	39.0%	Y	20'	5'/5'	15'	39.2%	39.2%	Y	20'	5'/5'	15'	39.2%	39.2%
76	3, 4, 7	5,387	Y	20'	5'/5'	15'	39.1%	39.1%	Y	20'	5'/5'	15'	39.3%	39.3%	Y	20'	5'/5'	15'	39.3%	39.3%
77	3, 4	5,468	Y	20'	5'/5'	15'	38.5%	38.5%	Y	20'	5'/5'	15'	38.8%	38.8%	Y	20'	5'/5'	15'	38.8%	38.8%
78	3	5,202	Y	20'	5'/5'	15'	40.5%	40.5%	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	40.7%	40.7%

Lot Fit Analysis for Victoria Heights Plan 3548

Building Setbacks - Lot 1 - 148

Front Loaded Garage = 20'
Side Loaded Garage = 10'
Livable = 10'
Side Yard = 5' and 5'
Street Side Yard Setback = 5'
Rear Setback = 10'

Zoning

MDR

Special Condition Notes:

1. Use and Benefit Easement
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E = Plan fits Left or Right Drive
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E1/L1/R1 = Options can not be selected together

= Plan exceeds coverage

= Plan exceeds setback limits

LOT COVERAGE 60%

Revision Date: 1/4/2019 3/4/2019
2/26/2019

LOT INFORMATION

Lot Number	Special Conditions	Lot Area (Sq. Ft.)	Plan 3548 - 'A' Spanish						Plan 3548 - 'D' Tuscan						Plan 3548 - 'E' - Prairie					
			Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,107 S.F.	Max. Footprint Coverage % 2,107 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,119 S.F.	Max. Footprint Coverage % 2,119 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,119 S.F.	Max. Footprint Coverage % 2,119 S.F.
79	3	5,175	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	40.9%	40.9%	Y	20'	5'/5'	15'	40.9%	40.9%
80	3	5,175	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	40.9%	40.9%	Y	20'	5'/5'	15'	40.9%	40.9%
81	3	5,175	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	40.9%	40.9%	Y	20'	5'/5'	15'	40.9%	40.9%
82	3	5,175	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	40.9%	40.9%	Y	20'	5'/5'	15'	40.9%	40.9%
83	3	5,175	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	40.9%	40.9%	Y	20'	5'/5'	15'	40.9%	40.9%
84	3	5,175	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	40.9%	40.9%	Y	20'	5'/5'	15'	40.9%	40.9%
85	3	5,175	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	40.9%	40.9%	Y	20'	5'/5'	15'	40.9%	40.9%
86	3, 4, 7	5,163	Y	20'	5'/5'	15'	40.8%	40.8%	Y	20'	5'/5'	15'	41.0%	41.0%	Y	20'	5'/5'	15'	41.0%	41.0%
87	3, 4, 7	5,163	Y	20'	5'/5'	15'	40.8%	40.8%	Y	20'	5'/5'	15'	41.0%	41.0%	Y	20'	5'/5'	15'	41.0%	41.0%
88	3	5,175	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	40.9%	40.9%	Y	20'	5'/5'	15'	40.9%	40.9%
89	3	5,175	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	40.9%	40.9%	Y	20'	5'/5'	15'	40.9%	40.9%
90	3	5,175	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	40.9%	40.9%	Y	20'	5'/5'	15'	40.9%	40.9%
91	3	5,175	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	40.9%	40.9%	Y	20'	5'/5'	15'	40.9%	40.9%
92	3	5,175	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	40.9%	40.9%	Y	20'	5'/5'	15'	40.9%	40.9%
93	3	5,175	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	40.9%	40.9%	Y	20'	5'/5'	15'	40.9%	40.9%
94	3	5,175	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	40.9%	40.9%	Y	20'	5'/5'	15'	40.9%	40.9%
95	3	5,175	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	40.9%	40.9%	Y	20'	5'/5'	15'	40.9%	40.9%
96	3, 4	5,175	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	40.9%	40.9%	Y	20'	5'/5'	15'	40.9%	40.9%
97	3, 4	5,175	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	40.9%	40.9%	Y	20'	5'/5'	15'	40.9%	40.9%
98	3, 4	5,176	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	40.9%	40.9%	Y	20'	5'/5'	15'	40.9%	40.9%
99	3, 4, 7	5,177	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	40.9%	40.9%	Y	20'	5'/5'	15'	40.9%	40.9%
100	3, 4	5,178	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	40.9%	40.9%	Y	20'	5'/5'	15'	40.9%	40.9%
101	3, 4	5,179	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	40.9%	40.9%	Y	20'	5'/5'	15'	40.9%	40.9%
102	3, 4	5,180	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	40.9%	40.9%	Y	20'	5'/5'	15'	40.9%	40.9%
103	3, 4	5,181	Y	20'	5'/5'	15'	40.7%	40.7%	Y	20'	5'/5'	15'	40.9%	40.9%	Y	20'	5'/5'	15'	40.9%	40.9%
104	3, 4	5,182	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					

Lot Fit Analysis for Victoria Heights Plan 3548

Building Setbacks - Lot 1 - 148

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LOT INFORMATION

Lot Number	Special Conditions	Lot Area (Sq. Ft.)	Plan 3548 - 'A' Spanish						Plan 3548 - 'D' Tuscan						Plan 3548 - 'E' - Prairie					
			Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,107 S.F.	Max. Footprint Coverage % 2,107 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,119 S.F.	Max. Footprint Coverage % 2,119 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,119 S.F.	Max. Footprint Coverage % 2,119 S.F.
105	3, 4, 7	5,183	Y	20'	5/5'	15'	40.7%	40.7%	Y	20'	5/5'	15'	40.9%	40.9%	Y	20'	5/5'	15'	40.9%	40.9%
106	3	5,184	Y	20'	5/5'	15'	40.6%	40.6%	Y	20'	5/5'	15'	40.9%	40.9%	Y	20'	5/5'	15'	40.9%	40.9%
107	3	5,185	Y	20'	5/5'	15'	40.6%	40.6%	Y	20'	5/5'	15'	40.9%	40.9%	Y	20'	5/5'	15'	40.9%	40.9%
108	3	5,186	Y	20'	5/5'	15'	40.6%	40.6%	Y	20'	5/5'	15'	40.9%	40.9%	Y	20'	5/5'	15'	40.9%	40.9%
109	3	5,187	Y	20'	5/5'	15'	40.6%	40.6%	Y	20'	5/5'	15'	40.9%	40.9%	Y	20'	5/5'	15'	40.9%	40.9%
110	3	5,188	Y	20'	5/5'	15'	40.6%	40.6%	Y	20'	5/5'	15'	40.8%	40.8%	Y	20'	5/5'	15'	40.8%	40.8%
111	3	5,189	Y	20'	5/5'	15'	40.6%	40.6%	Y	20'	5/5'	15'	40.8%	40.8%	Y	20'	5/5'	15'	40.8%	40.8%
112	3, 4, 7	5,190	Y	20'	5/5'	15'	40.6%	40.6%	Y	20'	5/5'	15'	40.8%	40.8%	Y	20'	5/5'	15'	40.8%	40.8%
113	3, 4, 7	5,191	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
114	3	5,192	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
115	3	5,193	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
116	3	5,194	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
117	3	5,195	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
118	3	5,196	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
119	3	5,197	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
120	3, 4, 7	5,198	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
121	3, 4, 7	5,199	Y	20'	5/5'	15'	40.5%	40.5%	Y	20'	5/5'	15'	40.8%	40.8%	Y	20'	5/5'	15'	40.8%	40.8%
122	3	5,200	Y	20'	5/5'	15'	40.5%	40.5%	Y	20'	5/5'	15'	40.8%	40.8%	Y	20'	5/5'	15'	40.8%	40.8%
123	3	5,201	Y	20'	5/5'	15'	40.5%	40.5%	Y	20'	5/5'	15'	40.7%	40.7%	Y	20'	5/5'	15'	40.7%	40.7%
124	3	5,202	Y	20'	5/5'	15'	40.5%	40.5%	Y	20'	5/5'	15'	40.7%	40.7%	Y	20'	5/5'	15'	40.7%	40.7%
125	3	5,203	Y	20'	5/5'	15'	40.5%	40.5%	Y	20'	5/5'	15'	40.7%	40.7%	Y	20'	5/5'	15'	40.7%	40.7%
126	3	5,204	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
127	3	5,205	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
128	3	5,206	Y	20'	5/5'	15'	40.5%	40.5%	Y	20'	5/5'	15'	40.7%	40.7%	Y	20'	5/5'	15'	40.7%	40.7%
129	3	5,207	Y	20'	5/5'	15'	40.5%	40.5%	Y	20'	5/5'	15'	40.7%	40.7%	Y	20'	5/5'	15'	40.7%	40.7%
130	3	5,208	Y	20'	5/5'	15'	40.5%	40.5%	Y	20'	5/5'	15'	40.7%	40.7%	Y	20'	5/5'	15'	40.7%	40.7%

Lot Fit Analysis for Victoria Heights Plan 3548

Building Setbacks - Lot 1 - 148

Front Loaded Garage = 20'
 Side Loaded Garage = 10'
 Livable = 10'
 Side Yard = 5' and 5'
 Street Side Yard Setback = 5'
 Rear Setback = 10'

Zoning

MDR

Special Condition Notes:

1. Use and Benefit Easement
2. Landscape and Pedestrian Easement
3. Public Utility Easement
4. Other Easement
5. Arterial Street Adjacency - Increased Setback Required
6. Open Space Tract Adjacency - Increased Setback Required
7. Corner Lot
8. Other Notes

Legend

E = Plan fits Left or Right Drive
 R = Plan fits Right Drive Only
 L = Plan fits Left Drive Only
 E1/L1/R1 = Options can not be selected together

= Plan exceeds coverage

= Plan exceeds setback limits

LOT COVERAGE 60%

Revision Date: 1/4/2019 3/4/2019
 2/26/2019

LOT INFORMATION

Lot Number	Special Conditions	Lot Area (Sq. Ft.)	Plan 3548 - 'A' Spanish						Plan 3548 - 'D' Tuscan						Plan 3548 - 'E' - Prairie					
			Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,107 S.F.	Max. Footprint Coverage % 2,107 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,119 S.F.	Max. Footprint Coverage % 2,119 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,119 S.F.	Max. Footprint Coverage % 2,119 S.F.
131	3	5,209	Y	20'	5/5'	15'	40.4%	40.4%	Y	20'	5/5'	15'	40.7%	40.7%	Y	20'	5/5'	15'	40.7%	40.7%
132	3, 4, 7	5,210	Y	20'	5/5'	15'	40.4%	40.4%	Y	20'	5/5'	15'	40.7%	40.7%	Y	20'	5/5'	15'	40.7%	40.7%
133	3, 4, 7	5,211	Y	20'	5/5'	15'	40.4%	40.4%	Y	20'	5/5'	15'	40.7%	40.7%	Y	20'	5/5'	15'	40.7%	40.7%
134	3	5,212	Y	20'	5/5'	15'	40.4%	40.4%	Y	20'	5/5'	15'	40.7%	40.7%	Y	20'	5/5'	15'	40.7%	40.7%
135	3	5,213	Y	20'	5/5'	15'	40.4%	40.4%	Y	20'	5/5'	15'	40.6%	40.6%	Y	20'	5/5'	15'	40.6%	40.6%
136	3	5,214	Y	20'	5/5'	15'	40.4%	40.4%	Y	20'	5/5'	15'	40.6%	40.6%	Y	20'	5/5'	15'	40.6%	40.6%
137	3	5,215	Y	20'	5/5'	15'	40.4%	40.4%	Y	20'	5/5'	15'	40.6%	40.6%	Y	20'	5/5'	15'	40.6%	40.6%
138	3	5,216	Y	20'	5/5'	15'	40.4%	40.4%	Y	20'	5/5'	15'	40.6%	40.6%	Y	20'	5/5'	15'	40.6%	40.6%
139	3	5,217	Y	20'	5/5'	15'	40.4%	40.4%	Y	20'	5/5'	15'	40.6%	40.6%	Y	20'	5/5'	15'	40.6%	40.6%
140	3, 4, 7	5,218	Y	20'	5/5'	15'	40.4%	40.4%	Y	20'	5/5'	15'	40.6%	40.6%	Y	20'	5/5'	15'	40.6%	40.6%
141	3, 4, 7	5,219	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
142	3	5,220	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
143	3	5,221	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
144	3	5,222	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
145	3	5,223	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
146	3	5,224	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
147	3	5,225	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
148	3, 4, 7	5,226	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					

Lot Fit Analysis for Victoria Heights Plan 3558

Building Setbacks - Lot 1 - 148

Front Loaded Garage = 20'
 Side Loaded Garage = 10'
 Livable = 10'
 Side Yard = 5' and 5'
 Street Side Yard Setback = 5'
 Rear Setback = 10'

Zoning

MDR

Special Condition Notes:

1. Use and Benefit Easement
2. Landscape and Pedestrian Easement
3. Public Utility Easement
4. Other Easement
5. Arterial Street Adjacency - Increased Setback Required
6. Open Space Tract Adjacency - Increased Setback Required
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Legend

E = Plan fits Left or Right Drive
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= Plan exceeds coverage

= Plan exceeds setback limits

LOT COVERAGE 60%

Revision Date: 1/4/2019 3/4/2019
 2/26/2019

LOT INFORMATION

Lot Number	Special Conditions	Lot Area (Sq. Ft.)	Plan 3558 - 'A' Spanish						Plan 3558 - 'D' Tuscan						Plan 3558 - 'E' - Prairie					
			Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,367 S.F.	Max. Footprint Coverage % 2,457 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,367 S.F.	Max. Footprint Coverage % 2,457 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,367 S.F.	Max. Footprint Coverage % 2,457 S.F.
1	3, 4	5,629	Y	20'	5'/5'	15'	42.1%	43.6%	Y	20'	5'/5'	15'	42.1%	43.6%	Y	20'	5'/5'	15'	42.1%	43.6%
2	3, 4	5,022	Y	20'	5'/5'	15'	47.1%	48.9%	Y	20'	5'/5'	15'	47.1%	48.9%	Y	20'	5'/5'	15'	47.1%	48.9%
3	3, 4	5,174	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%
4	3, 4	5,178	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%
5	3, 4	5,178	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%
6	3, 4	5,178	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%
7	3, 4	5,178	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%
8	3, 4	6,152	Y	20'	5'/5'	15'	38.5%	39.9%	Y	20'	5'/5'	15'	38.5%	39.9%	Y	20'	5'/5'	15'	38.5%	39.9%
9	3, 4	7,271	Y	20'	5'/5'	15'	32.6%	33.8%	Y	20'	5'/5'	15'	32.6%	33.8%	Y	20'	5'/5'	15'	32.6%	33.8%
10	3, 4	5,456	Y	20'	5'/5'	15'	43.4%	45.0%	Y	20'	5'/5'	15'	43.4%	45.0%	Y	20'	5'/5'	15'	43.4%	45.0%
11	3, 4	5,294	Y	20'	5'/5'	15'	44.7%	46.4%	Y	20'	5'/5'	15'	44.7%	46.4%	Y	20'	5'/5'	15'	44.7%	46.4%
12	3, 4	5,261	Y	20'	5'/5'	15'	45.0%	46.7%	Y	20'	5'/5'	15'	45.0%	46.7%	Y	20'	5'/5'	15'	45.0%	46.7%
13	3, 4	5,175	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%
14	3, 4	5,175	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%
15	3, 4	5,175	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%
16	3, 4	5,175	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%
17	3, 4	5,573	Y	20'	5'/5'	15'	42.5%	44.1%	Y	20'	5'/5'	15'	42.5%	44.1%	Y	20'	5'/5'	15'	42.5%	44.1%
18	3, 4	5,385	Y	20'	5'/5'	15'	44.0%	45.6%	Y	20'	5'/5'	15'	44.0%	45.6%	Y	20'	5'/5'	15'	44.0%	45.6%
19	3, 4	5,491	Y	20'	5'/5'	15'	43.1%	44.7%	Y	20'	5'/5'	15'	43.1%	44.7%	Y	20'	5'/5'	15'	43.1%	44.7%
20	3, 4	5,508	Y	20'	5'/5'	15'	43.0%	44.6%	Y	20'	5'/5'	15'	43.0%	44.6%	Y	20'	5'/5'	15'	43.0%	44.6%
21	3, 4	5,411	Y	20'	5'/5'	15'	43.7%	45.4%	Y	20'	5'/5'	15'	43.7%	45.4%	Y	20'	5'/5'	15'	43.7%	45.4%
22	3, 4	5,311	Y	20'	5'/5'	15'	44.6%	46.3%	Y	20'	5'/5'	15'	44.6%	46.3%	Y	20'	5'/5'	15'	44.6%	46.3%
23	3, 4, 7	5,388	Y	20'	5'/5'	15'	43.9%	45.6%	Y	20'	5'/5'	15'	43.9%	45.6%	Y	20'	5'/5'	15'	43.9%	45.6%
24	3, 4, 7	5,163	Y	20'	5'/5'	15'	45.8%	47.6%	Y	20'	5'/5'	15'	45.8%	47.6%	Y	20'	5'/5'	15'	45.8%	47.6%
25	3	5,175	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%
26	3	5,175	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%

Lot Fit Analysis for Victoria Heights Plan 3558

Building Setbacks - Lot 1 - 148

Front Loaded Garage = 20'
Side Loaded Garage = 10'
Livable = 10'
Side Yard = 5' and 5'
Street Side Yard Setback = 5'
Rear Setback = 10'

Zoning

MDR

Special Condition Notes:

1. Use and Benefit Easement
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E1/L1/R1 = Options can not be selected together

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= Plan exceeds setback limits

LOT COVERAGE 60%

Revision Date: 1/4/2019 3/4/2019
2/26/2019

LOT INFORMATION

Lot Number	Special Conditions	Lot Area (Sq. Ft.)	Plan 3558 - 'A' Spanish						Plan 3558 - 'D' Tuscan						Plan 3558 - 'E' - Prairie					
			Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,367 S.F.	Max. Footprint Coverage % 2,457 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,367 S.F.	Max. Footprint Coverage % 2,457 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,367 S.F.	Max. Footprint Coverage % 2,457 S.F.
27	3	5,175	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%
28	3	5,175	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%
29	3	5,175	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%
30	3	5,175	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%
31	3	5,175	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%
32	3	5,382	Y	20'	5'/5'	15'	44.0%	45.7%	Y	20'	5'/5'	15'	44.0%	45.7%	Y	20'	5'/5'	15'	44.0%	45.7%
33	3, 4	9,376	Y	20'	5'/5'	15'	25.2%	26.2%	Y	20'	5'/5'	15'	25.2%	26.2%	Y	20'	5'/5'	15'	25.2%	26.2%
34	3, 4	7,732	Y	20'	5'/5'	15'	30.6%	31.8%	Y	20'	5'/5'	15'	30.6%	31.8%	Y	20'	5'/5'	15'	30.6%	31.8%
35	3	5,384	Y	20'	5'/5'	15'	44.0%	45.6%	Y	20'	5'/5'	15'	44.0%	45.6%	Y	20'	5'/5'	15'	44.0%	45.6%
36	3	5,400	Y	20'	5'/5'	15'	43.8%	45.5%	Y	20'	5'/5'	15'	43.8%	45.5%	Y	20'	5'/5'	15'	43.8%	45.5%
37	3	5,400	Y	20'	5'/5'	15'	43.8%	45.5%	Y	20'	5'/5'	15'	43.8%	45.5%	Y	20'	5'/5'	15'	43.8%	45.5%
38	3	5,400	Y	20'	5'/5'	15'	43.8%	45.5%	Y	20'	5'/5'	15'	43.8%	45.5%	Y	20'	5'/5'	15'	43.8%	45.5%
39	3	5,400	Y	20'	5'/5'	15'	43.8%	45.5%	Y	20'	5'/5'	15'	43.8%	45.5%	Y	20'	5'/5'	15'	43.8%	45.5%
40	3	5,400	Y	20'	5'/5'	15'	43.8%	45.5%	Y	20'	5'/5'	15'	43.8%	45.5%	Y	20'	5'/5'	15'	43.8%	45.5%
41	3	5,400	Y	20'	5'/5'	15'	43.8%	45.5%	Y	20'	5'/5'	15'	43.8%	45.5%	Y	20'	5'/5'	15'	43.8%	45.5%
42	3	5,400	Y	20'	5'/5'	15'	43.8%	45.5%	Y	20'	5'/5'	15'	43.8%	45.5%	Y	20'	5'/5'	15'	43.8%	45.5%
43	3, 4, 7	5,388	Y	20'	5'/5'	15'	43.9%	45.6%	Y	20'	5'/5'	15'	43.9%	45.6%	Y	20'	5'/5'	15'	43.9%	45.6%
44	3, 4, 7	5,366	Y	20'	5'/5'	15'	44.1%	45.8%	Y	20'	5'/5'	15'	44.1%	45.8%	Y	20'	5'/5'	15'	44.1%	45.8%
45	3, 4	5,175	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%
46	3, 4	5,175	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%
47	3	5,175	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%
48	3	5,175	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%
49	3	5,175	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%
50	3	5,175	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%
51	3	5,175	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%
52	3, 4, 7	5,162	Y	20'	5'/5'	15'	45.9%	47.6%	Y	20'	5'/5'	15'	45.9%	47.6%	Y	20'	5'/5'	15'	45.9%	47.6%

Lot Fit Analysis for Victoria Heights Plan 3558

Building Setbacks - Lot 1 - 148

Front Loaded Garage = 20'
Side Loaded Garage = 10'
Livable = 10'
Side Yard = 5' and 5'
Street Side Yard Setback = 5'
Rear Setback = 10'

Zoning

MDR

Special Condition Notes:

1. Use and Benefit Easement
2. Landscape and Pedestrian Easement
3. Public Utility Easement
4. Other Easement
5. Arterial Street Adjacency - Increased Setback Required
6. Open Space Tract Adjacency - Increased Setback Required
7. Corner Lot
8. Other Notes

Legend

E = Plan fits Left or Right Drive
R = Plan fits Right Drive Only
L = Plan fits Left Drive Only
E1/L1/R1 = Options can not be selected together

= Plan exceeds coverage

= Plan exceeds setback limits

LOT COVERAGE 60%

Revision Date: 1/4/2019 3/4/2019
2/26/2019

LOT INFORMATION

Lot Number	Special Conditions	Lot Area (Sq. Ft.)	Plan 3558 - 'A' Spanish						Plan 3558 - 'D' Tuscan						Plan 3558 - 'E' - Prairie					
			Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,367 S.F.	Max. Footprint Coverage % 2,457 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,367 S.F.	Max. Footprint Coverage % 2,457 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,367 S.F.	Max. Footprint Coverage % 2,457 S.F.
53	3, 4, 7	5,388	Y	20'	5'/5'	15'	43.9%	45.6%	Y	20'	5'/5'	15'	43.9%	45.6%	Y	20'	5'/5'	15'	43.9%	45.6%
54	3	5,400	Y	20'	5'/5'	15'	43.8%	45.5%	Y	20'	5'/5'	15'	43.8%	45.5%	Y	20'	5'/5'	15'	43.8%	45.5%
55	3	5,400	Y	20'	5'/5'	15'	43.8%	45.5%	Y	20'	5'/5'	15'	43.8%	45.5%	Y	20'	5'/5'	15'	43.8%	45.5%
56	3	5,400	Y	20'	5'/5'	15'	43.8%	45.5%	Y	20'	5'/5'	15'	43.8%	45.5%	Y	20'	5'/5'	15'	43.8%	45.5%
57	3	5,308	Y	20'	5'/5'	15'	44.6%	46.3%	Y	20'	5'/5'	15'	44.6%	46.3%	Y	20'	5'/5'	15'	44.6%	46.3%
58	3, 4	5,287	Y	20'	5'/5'	15'	44.8%	46.5%	Y	20'	5'/5'	15'	44.8%	46.5%	Y	20'	5'/5'	15'	44.8%	46.5%
59	3, 4	5,229	Y	20'	5'/5'	15'	45.3%	47.0%	Y	20'	5'/5'	15'	45.3%	47.0%	Y	20'	5'/5'	15'	45.3%	47.0%
60	3, 4	5,343	Y	20'	5'/5'	15'	44.3%	46.0%	Y	20'	5'/5'	15'	44.3%	46.0%	Y	20'	5'/5'	15'	44.3%	46.0%
61	3, 4	5,175	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%
62	3, 4	5,715	Y	20'	5'/5'	15'	41.4%	43.0%	Y	20'	5'/5'	15'	41.4%	43.0%	Y	20'	5'/5'	15'	41.4%	43.0%
63	3, 4	5,175	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%
64	3, 4, 7	5,162	Y	20'	5'/5'	15'	45.9%	47.6%	Y	20'	5'/5'	15'	45.9%	47.6%	Y	20'	5'/5'	15'	45.9%	47.6%
65	3, 4, 7	5,388	Y	20'	5'/5'	15'	43.9%	45.6%	Y	20'	5'/5'	15'	43.9%	45.6%	Y	20'	5'/5'	15'	43.9%	45.6%
66	3	5,400	Y	20'	5'/5'	15'	43.8%	45.5%	Y	20'	5'/5'	15'	43.8%	45.5%	Y	20'	5'/5'	15'	43.8%	45.5%
67	3	5,400	Y	20'	5'/5'	15'	43.8%	45.5%	Y	20'	5'/5'	15'	43.8%	45.5%	Y	20'	5'/5'	15'	43.8%	45.5%
68	3	5,400	Y	20'	5'/5'	15'	43.8%	45.5%	Y	20'	5'/5'	15'	43.8%	45.5%	Y	20'	5'/5'	15'	43.8%	45.5%
69	3	5,308	Y	20'	5'/5'	15'	44.6%	46.3%	Y	20'	5'/5'	15'	44.6%	46.3%	Y	20'	5'/5'	15'	44.6%	46.3%
70	3	9,790	Y	20'	5'/5'	15'	24.2%	25.1%	Y	20'	5'/5'	15'	24.2%	25.1%	Y	20'	5'/5'	15'	24.2%	25.1%
71	3	9,542	Y	20'	5'/5'	15'	24.8%	25.7%	Y	20'	5'/5'	15'	24.8%	25.7%	Y	20'	5'/5'	15'	24.8%	25.7%
72	3	5,377	Y	20'	5'/5'	15'	44.0%	45.7%	Y	20'	5'/5'	15'	44.0%	45.7%	Y	20'	5'/5'	15'	44.0%	45.7%
73	3	5,400	Y	20'	5'/5'	15'	43.8%	45.5%	Y	20'	5'/5'	15'	43.8%	45.5%	Y	20'	5'/5'	15'	43.8%	45.5%
74	3	5,400	Y	20'	5'/5'	15'	43.8%	45.5%	Y	20'	5'/5'	15'	43.8%	45.5%	Y	20'	5'/5'	15'	43.8%	45.5%
75	3	5,400	Y	20'	5'/5'	15'	43.8%	45.5%	Y	20'	5'/5'	15'	43.8%	45.5%	Y	20'	5'/5'	15'	43.8%	45.5%
76	3, 4, 7	5,387	Y	20'	5'/5'	15'	43.9%	45.6%	Y	20'	5'/5'	15'	43.9%	45.6%	Y	20'	5'/5'	15'	43.9%	45.6%
77	3, 4	5,468	Y	20'	5'/5'	15'	43.3%	44.9%	Y	20'	5'/5'	15'	43.3%	44.9%	Y	20'	5'/5'	15'	43.3%	44.9%
78	3	5,202	Y	20'	5'/5'	15'	45.5%	47.2%	Y	20'	5'/5'	15'	45.5%	47.2%	Y	20'	5'/5'	15'	45.5%	47.2%

Lot Fit Analysis for Victoria Heights Plan 3558

Building Setbacks - Lot 1 - 148

Front Loaded Garage = 20'
Side Loaded Garage = 10'
Livable = 10'
Side Yard = 5' and 5'
Street Side Yard Setback = 5'
Rear Setback = 10'

Zoning

MDR

Special Condition Notes:

1. Use and Benefit Easement
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4. Other Easement
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6. Open Space Tract Adjacency - Increased Setback Required
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E = Plan fits Left or Right Drive
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LOT COVERAGE 60%

Revision Date: 1/4/2019 3/4/2019
2/26/2019

LOT INFORMATION

Lot Number	Special Conditions	Lot Area (Sq. Ft.)	Plan 3558 - 'A' Spanish						Plan 3558 - 'D' Tuscan						Plan 3558 - 'E' - Prairie					
			Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,367 S.F.	Max. Footprint Coverage % 2,457 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,367 S.F.	Max. Footprint Coverage % 2,457 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,367 S.F.	Max. Footprint Coverage % 2,457 S.F.
79	3	5,175	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%
80	3	5,175	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%
81	3	5,175	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%
82	3	5,175	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%
83	3	5,175	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%
84	3	5,175	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%
85	3	5,175	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%
86	3, 4, 7	5,163	Y	20'	5'/5'	15'	45.8%	47.6%	Y	20'	5'/5'	15'	45.8%	47.6%	Y	20'	5'/5'	15'	45.8%	47.6%
87	3, 4, 7	5,163	Y	20'	5'/5'	15'	45.8%	47.6%	Y	20'	5'/5'	15'	45.8%	47.6%	Y	20'	5'/5'	15'	45.8%	47.6%
88	3	5,175	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%
89	3	5,175	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%
90	3	5,175	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%
91	3	5,175	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%
92	3	5,175	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%
93	3	5,175	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%
94	3	5,175	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%
95	3	5,175	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%
96	3, 4	5,175	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%
97	3, 4	5,175	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%
98	3, 4	5,176	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%
99	3, 4, 7	5,177	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%
100	3, 4	5,178	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%	Y	20'	5'/5'	15'	45.7%	47.5%
101	3, 4	5,179	Y	20'	5'/5'	15'	45.7%	47.4%	Y	20'	5'/5'	15'	45.7%	47.4%	Y	20'	5'/5'	15'	45.7%	47.4%
102	3, 4	5,180	Y	20'	5'/5'	15'	45.7%	47.4%	Y	20'	5'/5'	15'	45.7%	47.4%	Y	20'	5'/5'	15'	45.7%	47.4%
103	3, 4	5,181	Y	20'	5'/5'	15'	45.7%	47.4%	Y	20'	5'/5'	15'	45.7%	47.4%	Y	20'	5'/5'	15'	45.7%	47.4%
104	3, 4	5,182	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					

Lot Fit Analysis for Victoria Heights Plan 3558

Building Setbacks - Lot 1 - 148

Front Loaded Garage = 20'
Side Loaded Garage = 10'
Livable = 10'
Side Yard = 5' and 5'
Street Side Yard Setback = 5'
Rear Setback = 10'

Zoning

MDR

Special Condition Notes:

1. Use and Benefit Easement
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Legend

E = Plan fits Left or Right Drive
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E1/L1/R1 = Options can not be selected together

= Plan exceeds coverage

= Plan exceeds setback limits

LOT COVERAGE 60%

Revision Date: 1/4/2019 3/4/2019
2/26/2019

LOT INFORMATION

Lot Number	Special Conditions	Lot Area (Sq. Ft.)	Plan 3558 - 'A' Spanish						Plan 3558 - 'D' Tuscan						Plan 3558 - 'E' - Prairie					
			Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,367 S.F.	Max. Footprint Coverage % 2,457 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,367 S.F.	Max. Footprint Coverage % 2,457 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,367 S.F.	Max. Footprint Coverage % 2,457 S.F.
105	3, 4, 7	5,183	Y	20'	5'/5'	15'	45.7%	47.4%	Y	20'	5'/5'	15'	45.7%	47.4%	Y	20'	5'/5'	15'	45.7%	47.4%
106	3	5,184	Y	20'	5'/5'	15'	45.7%	47.4%	Y	20'	5'/5'	15'	45.7%	47.4%	Y	20'	5'/5'	15'	45.7%	47.4%
107	3	5,185	Y	20'	5'/5'	15'	45.7%	47.4%	Y	20'	5'/5'	15'	45.7%	47.4%	Y	20'	5'/5'	15'	45.7%	47.4%
108	3	5,186	Y	20'	5'/5'	15'	45.6%	47.4%	Y	20'	5'/5'	15'	45.6%	47.4%	Y	20'	5'/5'	15'	45.6%	47.4%
109	3	5,187	Y	20'	5'/5'	15'	45.6%	47.4%	Y	20'	5'/5'	15'	45.6%	47.4%	Y	20'	5'/5'	15'	45.6%	47.4%
110	3	5,188	Y	20'	5'/5'	15'	45.6%	47.4%	Y	20'	5'/5'	15'	45.6%	47.4%	Y	20'	5'/5'	15'	45.6%	47.4%
111	3	5,189	Y	20'	5'/5'	15'	45.6%	47.4%	Y	20'	5'/5'	15'	45.6%	47.4%	Y	20'	5'/5'	15'	45.6%	47.4%
112	3, 4, 7	5,190	Y	20'	5'/5'	15'	45.6%	47.3%	Y	20'	5'/5'	15'	45.6%	47.3%	Y	20'	5'/5'	15'	45.6%	47.3%
113	3, 4, 7	5,191	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
114	3	5,192	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
115	3	5,193	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
116	3	5,194	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
117	3	5,195	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
118	3	5,196	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
119	3	5,197	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
120	3, 4, 7	5,198	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
121	3, 4, 7	5,199	Y	20'	5'/5'	15'	45.5%	47.3%	Y	20'	5'/5'	15'	45.5%	47.3%	Y	20'	5'/5'	15'	45.5%	47.3%
122	3	5,200	Y	20'	5'/5'	15'	45.5%	47.3%	Y	20'	5'/5'	15'	45.5%	47.3%	Y	20'	5'/5'	15'	45.5%	47.3%
123	3	5,201	Y	20'	5'/5'	15'	45.5%	47.2%	Y	20'	5'/5'	15'	45.5%	47.2%	Y	20'	5'/5'	15'	45.5%	47.2%
124	3	5,202	Y	20'	5'/5'	15'	45.5%	47.2%	Y	20'	5'/5'	15'	45.5%	47.2%	Y	20'	5'/5'	15'	45.5%	47.2%
125	3	5,203	Y	20'	5'/5'	15'	45.5%	47.2%	Y	20'	5'/5'	15'	45.5%	47.2%	Y	20'	5'/5'	15'	45.5%	47.2%
126	3	5,204	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
127	3	5,205	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
128	3	5,206	Y	20'	5'/5'	15'	45.5%	47.2%	Y	20'	5'/5'	15'	45.5%	47.2%	Y	20'	5'/5'	15'	45.5%	47.2%
129	3	5,207	Y	20'	5'/5'	15'	45.5%	47.2%	Y	20'	5'/5'	15'	45.5%	47.2%	Y	20'	5'/5'	15'	45.5%	47.2%
130	3	5,208	Y	20'	5'/5'	15'	45.4%	47.2%	Y	20'	5'/5'	15'	45.4%	47.2%	Y	20'	5'/5'	15'	45.4%	47.2%

Lot Fit Analysis for Victoria Heights Plan 3558

Building Setbacks - Lot 1 - 148

Front Loaded Garage = 20'
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Zoning

MDR

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Revision Date: 1/4/2019 3/4/2019
 2/26/2019

LOT INFORMATION

Lot Number	Special Conditions	Lot Area (Sq. Ft.)	Plan 3558 - 'A' Spanish						Plan 3558 - 'D' Tuscan						Plan 3558 - 'E' - Prairie					
			Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,367 S.F.	Max. Footprint Coverage % 2,457 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,367 S.F.	Max. Footprint Coverage % 2,457 S.F.	Fit Y/N	Front Setback	Side Setback	Rear Setback	Std. Footprint Coverage % 2,367 S.F.	Max. Footprint Coverage % 2,457 S.F.
131	3	5,209	Y	20'	5'/5'	15'	45.4%	47.2%	Y	20'	5'/5'	15'	45.4%	47.2%	Y	20'	5'/5'	15'	45.4%	47.2%
132	3, 4, 7	5,210	Y	20'	5'/5'	15'	45.4%	47.2%	Y	20'	5'/5'	15'	45.4%	47.2%	Y	20'	5'/5'	15'	45.4%	47.2%
133	3, 4, 7	5,211	Y	20'	5'/5'	15'	45.4%	47.2%	Y	20'	5'/5'	15'	45.4%	47.2%	Y	20'	5'/5'	15'	45.4%	47.2%
134	3	5,212	Y	20'	5'/5'	15'	45.4%	47.1%	Y	20'	5'/5'	15'	45.4%	47.1%	Y	20'	5'/5'	15'	45.4%	47.1%
135	3	5,213	Y	20'	5'/5'	15'	45.4%	47.1%	Y	20'	5'/5'	15'	45.4%	47.1%	Y	20'	5'/5'	15'	45.4%	47.1%
136	3	5,214	Y	20'	5'/5'	15'	45.4%	47.1%	Y	20'	5'/5'	15'	45.4%	47.1%	Y	20'	5'/5'	15'	45.4%	47.1%
137	3	5,215	Y	20'	5'/5'	15'	45.4%	47.1%	Y	20'	5'/5'	15'	45.4%	47.1%	Y	20'	5'/5'	15'	45.4%	47.1%
138	3	5,216	Y	20'	5'/5'	15'	45.4%	47.1%	Y	20'	5'/5'	15'	45.4%	47.1%	Y	20'	5'/5'	15'	45.4%	47.1%
139	3	5,217	Y	20'	5'/5'	15'	45.4%	47.1%	Y	20'	5'/5'	15'	45.4%	47.1%	Y	20'	5'/5'	15'	45.4%	47.1%
140	3, 4, 7	5,218	Y	20'	5'/5'	15'	45.4%	47.1%	Y	20'	5'/5'	15'	45.4%	47.1%	Y	20'	5'/5'	15'	45.4%	47.1%
141	3, 4, 7	5,219	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
142	3	5,220	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
143	3	5,221	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
144	3	5,222	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
145	3	5,223	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
146	3	5,224	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
147	3	5,225	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					
148	3, 4, 7	5,226	2-Story home not allowed on lot						2-Story home not allowed on lot						2-Story home not allowed on lot					