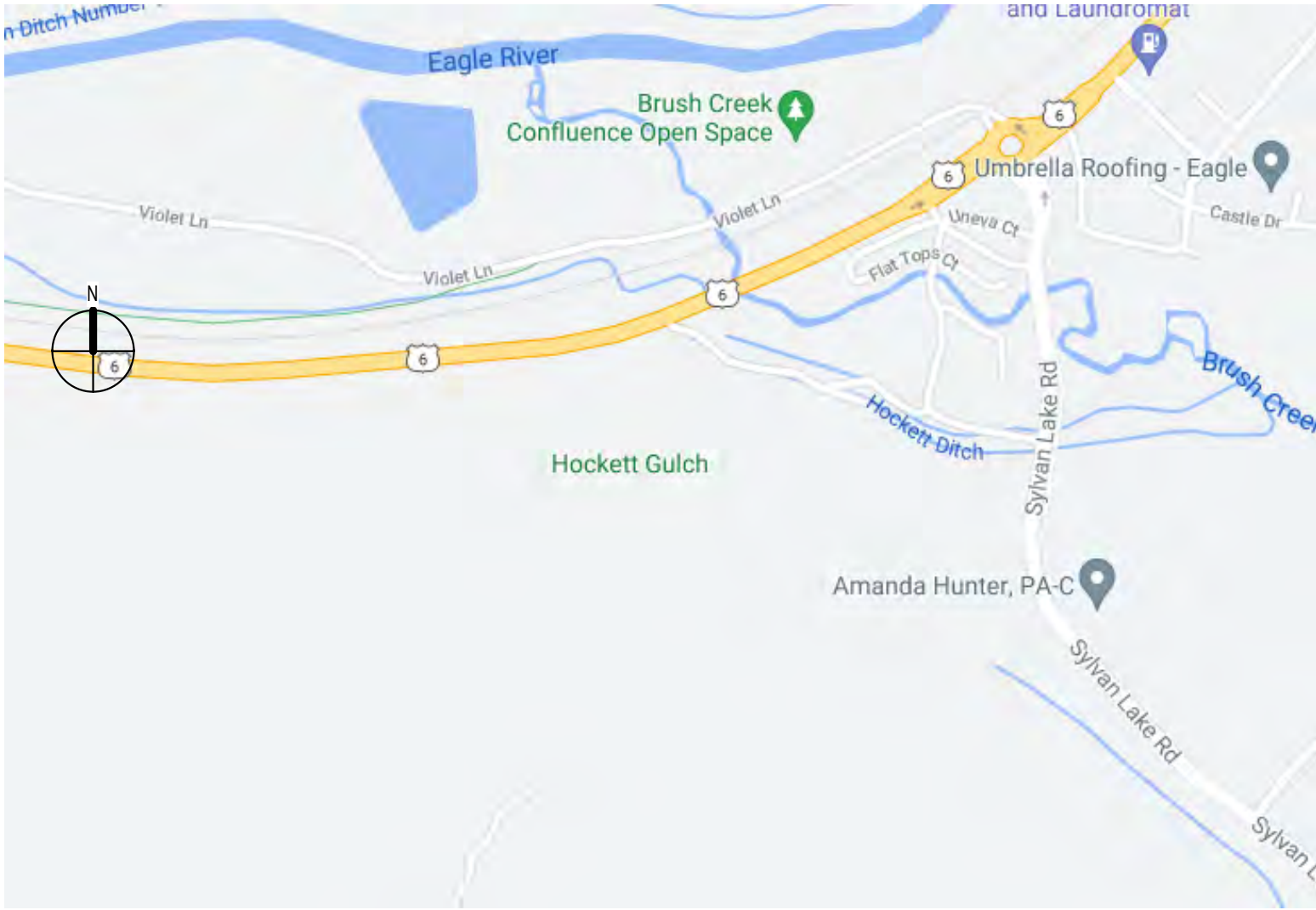


VICINITY MAP



RESERVE AT HOCKETT GULCH
EAGLE, COLORADO



ARCHITECTUAL DESIGN PLAN NARRATIVE

The applicant has submitted architectural plans as part of this submittal, which address the architectural design for Phase 1B & 2 of the project. This phase consists of six apartment buildings, 28 townhome units, clubhouse, maintenance building, carports, and trash enclosures. The design is consistent with the guidelines established in the PUD Guide, which emphasize the need for an Architectural Design Plan in alignment with Section 4.07.040 of the Town Code, as modified by the approved PUD Guide.

The architectural plans for Phase 1B & 2 are designed to meet the standards and policies outlined in the Eagle Area Community Plan, specifically focusing on visual quality and integrating well with the surrounding residential context. The architecture of the apartment buildings, townhome units, and clubhouse aligns with the requirement to create a cohesive aesthetic that emphasizes sloping roof forms, in harmony with the surrounding residential area.

Building materials will include a mix of stone, wood elements, and cementitious versions of wood to enhance the visual appeal and durability of the structures. These materials are selected to ensure a high-quality finish that respects the local vernacular, while imitation stucco and low-quality materials such as vinyl siding are strictly prohibited. Consistent with the design directives, flat roofs are avoided in favor of sloping roof forms, further blending the buildings into the natural topography of the area.

Overall, Phase 1b & 2 of the development, with its six apartment buildings, 28 townhome units, clubhouse, maintenance, carports, and trash enclosures not only complies with the architectural standards set forth in the PUD Guide but also contributes to the creation of a visually appealing and well-integrated residential community.

UPDATED NARRATIVE PER 12/31/2024
TOWN OF EAGLE DRAFT REVIEW
COMMENTS

General Architectural Standards for Phase 2:

Building Design and Aesthetic

Visual Quality: The design of the buildings in Phase 1B & 2 is consistent with the architectural vision of the Eagle Area Community Plan, reflecting the character of a Western Slope Colorado mountain town. The structures are designed to blend harmoniously with the surrounding environment, providing a high level of visual quality that complements the natural landscape.

Roof Design: All buildings feature sloping rooflines, including gable, hip, and shed roof designs, in accordance with the PUD guidelines. Asymmetrical roof slopes at entry points emphasize architectural interest, while material and color variations enhance the aesthetic quality of the building facades.

Wood Accents: Natural wood accents are incorporated in key architectural elements such as canopy structures at entryways, window features, and balconies, adding warmth and texture to the design.

Materials

Exterior Materials: The material palette includes high-quality, durable materials such as natural stone or faux stone, wood or imitation wood siding, and a three-coat real stucco system. Architectural-grade asphalt shingles and metal roofing accents contribute to both the functionality and aesthetic appeal of the buildings.

Material Consistency: All materials are selected to ensure consistency with the architectural language of the community, avoiding low-quality options like vinyl siding. The use of natural and locally inspired materials further integrates the buildings into the regional context.

Building Orientation and Integration

Topography and Sunlight: The site layout maximizes natural light and scenic views, with buildings generally oriented in an east/west direction. This orientation not only optimizes sun exposure for residents but also responds to the site's natural topography and prevailing wind patterns.

Site Integration: The buildings are carefully integrated into the natural contours of the site, respecting the existing topography. This design approach ensures minimal disturbance to the natural landscape and maximizes the use of outdoor spaces for residents.

Shading and Wind Response: Shadows are cast to the north of the buildings, where adequate setbacks from parking areas are provided. The building orientation also accounts for prevailing wind patterns, with protection from easterly and westerly winds considered in the design.

Landscaping and Open Space

Snow Management: Landscape areas are thoughtfully placed around the perimeter of the buildings to handle snow shedding from roof areas, ensuring safety and usability during winter months.

Vegetation and Open Space: Existing landscaping is preserved as much as possible, with limited disturbance to native grasses and vegetation. Adequate open spaces are provided throughout the site, creating an inviting and ventilated environment for residents.

Scale and Context

Scale Consistency: The scale of the apartment buildings, townhome units, and clubhouse is consistent with the PUD guidelines approved for the project. This ensures that the development remains in harmony with the surrounding area, both in terms of size and massing.

Community Integration: The overall development of Phase 2 is designed to be sympathetic to the surrounding residential uses, integrating well with both the natural and built environments, creating a cohesive and attractive community for its residents.

Architectural Detail:

All building entrances are visible from the parking areas within the PUD. Entry points are identified by a sloped canopy element at ground level consisting of a solid stone base with stone cap at a seat height, exposed cedar columns and roof structure. Portions of the building that contain the entries are sided with white and wood look lap siding and a stone base on the ground floor. Window canopy elements cover windows above the entry point for each specific pod of units. Between the entries where balconies and apartment unit living spaces are located normally has blue lap siding. Balcony elements contain similar exposed wood columns and roof structure as the entry canopy. Railings on the balconies are metal. All mechanical equipment is adequately screened from public view.

Storage Unit/Bike Storage Summary				
Direct MF Building, 396 bedrooms, results in 198 long term and short term storage units +2 = 200 long term spots				
Long Term Bike Storage Unit				
	Exterior Building Storage	Interior Building Storage	Unit Balcony	Unit Patio
Building 6	2	24	24	12
Building 7	1	6	12	6
Building 8	0	11	12	6
Building 9	4	24	24	12
Building 10	4	18	18	9
Building 11	0	0	12	6
Total	11	83	102	51
247				

NOTE: STORAGE CLOSETS ARE LOCATED WITHIN THE INTERIOR OF THE BUILDINGS ADJACENT TO THE UNIT ENTRY DOORS AND ON THE GROUND FLOOR AT THE END OF BUILDINGS 6, 9, AND 10. SEE MDP2.09 FOR LAYOUTS

Building Height:

The building building height is regulated by the PUD Guide and all buildings comply with the building height maximum of 45' for the apartment and 35' for the 28 for townhome units, & 35' the maintenance and clubhouse buildings.

Building Mass and Orientation:

The building mass is broken up to add interest to the facade with depth and color differences. The roof line shifts to create interest in form and break up long single slopes. All buildings have sloping roof forms of gable, hip, or shed with different pitches for variation.

Building Materials:

The building materials comply with the list of acceptable materials are provided in the PUD Guide. The roofs will have architectural asphalt shingles and metal accent roofing. Facades will have stone and fiber cement siding with fiber cement accent trim. The clubhouse is a mix of stone, fiber cement lap siding, and fiber cement trim. Railings will be painted metal or pre-finished aluminum. A variety of colors and finishes are provided in order to have a variety on each building and throughout the PUD. All colors are subtle and in earth tone colors. No high intensity colors are proposed.

Plastics:

No plastic materials are proposed.

Utility Connections:

All utilities are provided below grade and connections are made in accordance with the utility company requirements.

Trash Receptacles:

Trash and recycling facilities have been provided throughout the property. All of the facilities are bear proof and enclosed. The design and intent of the trash enclosures is carried over from Phase 1 to ensure consistency across the site.

Screening

A natural wood fence with black posts is provided to conceal all HVAC equipment. Keeping the natural earthtones of the project while minimizing exposure to the tenants visual sight lines. See Plans and Elevations for locations. Electrical equipment, transformers, and similar facilities to be screened from public view per methods as indicated within the ADP.

ARCHITECTURAL DESIGN PLAN NARRATIVE

HOCKETT GULCH APTS. (PHASE 1B & 2)

MDP-0.00

DATE: 02/07/2025

PROJECT No: 5962





LANDSCAPE NOT REPRESENTATIVE OF FINAL DESIGN (SEE LANDSCAPE). FOR REDERING REPRESENTATION ONLY

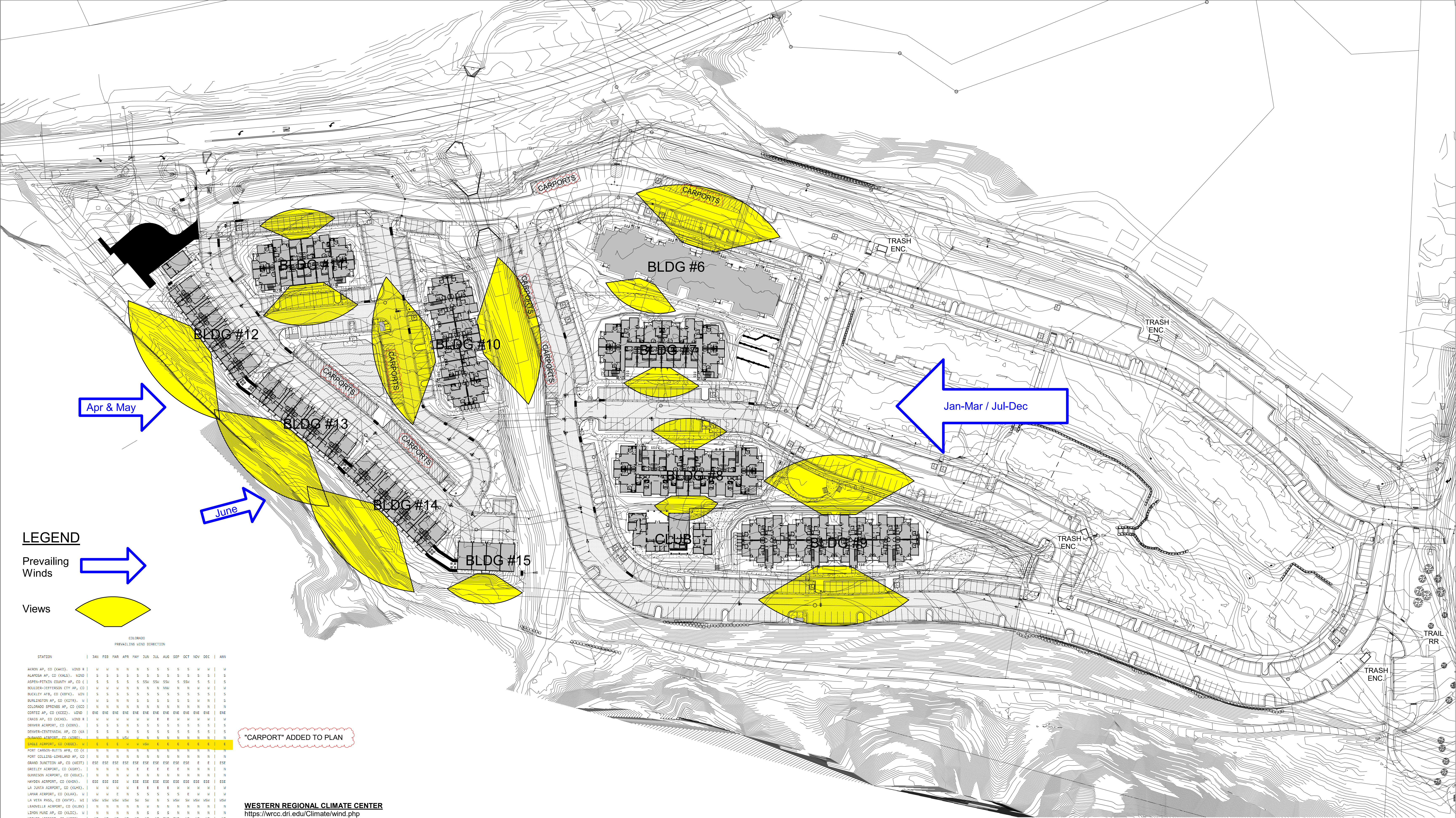
DRAWING INDEX		
MDP		
MDP-0.00		ARCHITECTURAL DESIGN PLAN NARRATIVE
MDP-0.01		DRAWING INDEX
MDP-0.02		PREVAILING WINDS & VIEWS
MDP-0.03		SOLAR STUDY
MDP-1.01		SITE PLAN
MDP-1.02		ENLARGED SITE PLAN
MDP-2.01		BUILDING #6 FLOOR PLANS
MDP-2.02		BUILDING #7 FLOOR PLANS
MDP-2.03		BUILDING #8 FLOOR PLANS
MDP-2.04		BUILDING #9 FLOOR PLANS
MDP-2.05		BUILDING #10 FLOOR PLANS
MDP-2.06		BUILDING #11 FLOOR PLANS
MDP-2.07		BUILDINGS #12-14 FLOOR PLANS
MDP-2.08		BUILDING #15 FLOOR PLANS
MDP-2.09		STORAGE PLANS
MDP-2.10		CLUBHOUSE FLOOR PLAN
MDP-2.11		CLUBHOUSE BREEZE BLOCK WALL
MDP-3.01		UNIT S1
MDP-3.02		UNIT A1
MDP-3.03		UNIT A2
MDP-3.04		UNIT A3
MDP-3.05		UNIT B1
MDP-3.06		UNIT B2
MDP-3.07		UNIT D1
MDP-3.08A		TOWNHOME UNITS
MDP-3.08B		TOWNHOME UNITS
MDP-4.00A		MATERIAL AND COLOR LEGEND - APARTMENTS
MDP-4.00B		MATERIAL AND COLOR LEGEND - TH UNITS
MDP-4.00C		MATERIAL AND COLOR LEGEND - CLUBHOUSE
MDP-4.00D		MATERIAL & COLOR - MAINTENANCE BUILDING
MDP-4.00E		MATERIAL & COLOR - TRASH ENCLOSURE
MDP-4.01A		BUILDING #6 ELEVATIONS
MDP-4.01B		BUILDING #6 ELEVATIONS
MDP-4.02A		BUILDING #7 ELEVATIONS
MDP-4.02B		BUILDING #7 ELEVATIONS
MDP-4.03A		BUILDING #8 ELEVATIONS
MDP-4.03B		BUILDING #8 ELEVATIONS
MDP-4.04A		BUILDING #9 ELEVATIONS
MDP-4.04B		BUILDING #9 ELEVATIONS
MDP-4.05A		BUILDING #10 ELEVATIONS
MDP-4.05B		BUILDING #10 ELEVATIONS
MDP-4.06A		BUILDING #11 ELEVATIONS
MDP-4.06B		BUILDING #11 ELEVATIONS
MDP-4.07A		BUILDING #12 ELEVATIONS
MDP-4.07B		BUILDING #13 ELEVATIONS
MDP-4.07C		BUILDING #14 ELEVATIONS
MDP-4.08A		BUILDING #15 ELEVATIONS
MDP-4.10A		CLUBHOUSE ELEVATIONS
MDP-4.10B		CLUBHOUSE ELEVATIONS
MDP-4.15		MAINTENANCE BUILDING ELEVATIONS
MDP-4.16		CARPORT PLAN AND ELEVATIONS
MDP-E1.03		DEFERRED SUBMITTAL - SITE PLAN PHOTOMETRICS
MDP-E1.04		DEFERRED SUBMITTAL - SITE FIXTURE CUTSHEETS
MDP-E12.01		OMITTED SHEET
Grand total: 54		

ARCHITECTURAL DESIGN PLANS




DRAWING INDEX | HOCKETT GULCH APTS. (PHASE 1B & 2)

MDP-0.01

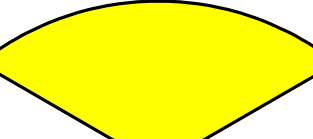


LEGEND

Prevailing Winds



Views



COLORADO
PREVAILING WIND DIRECTION

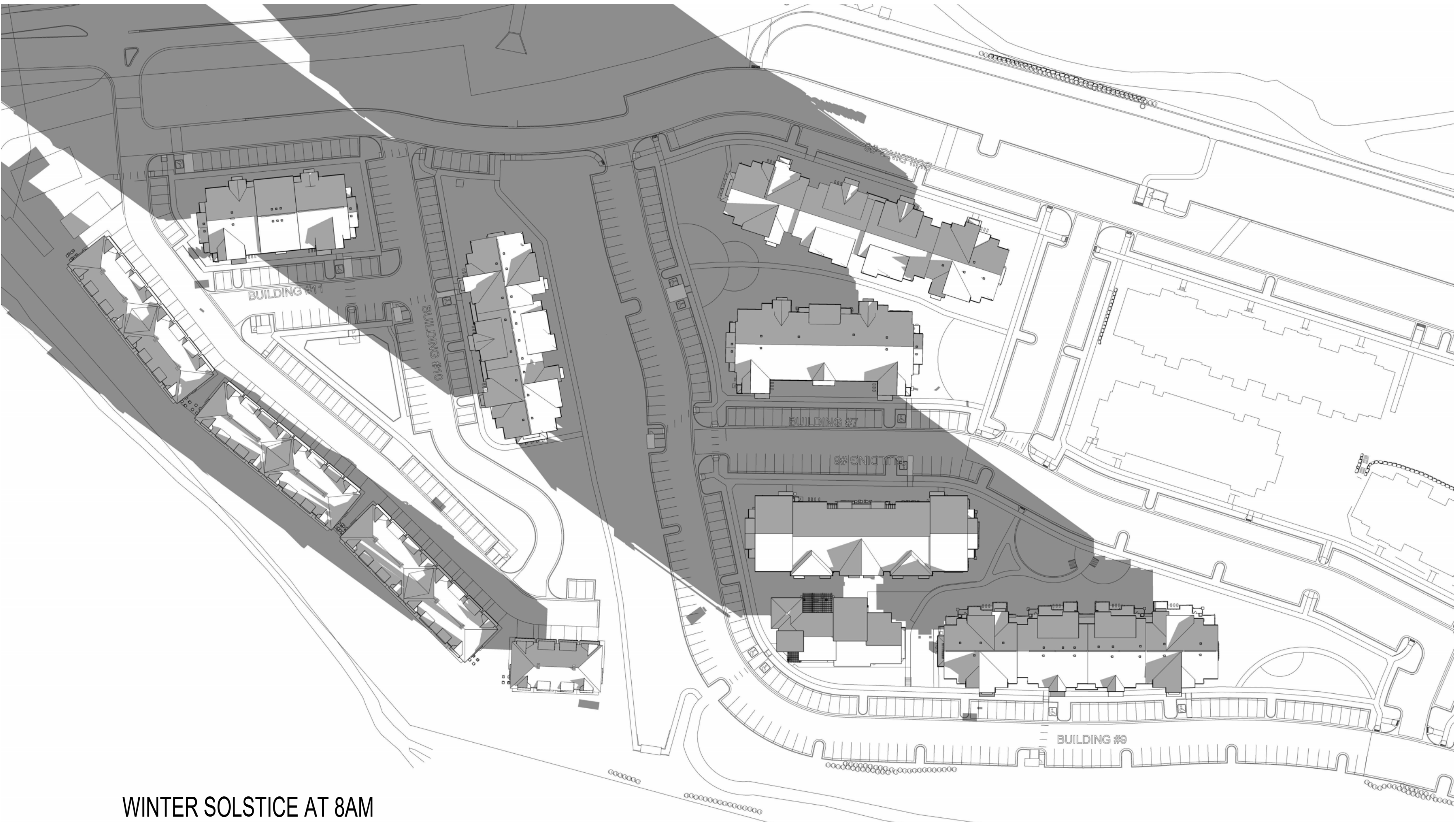
STATION	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	ANN
AKRON AP, CO (KAKO).	W	W	N	N	N	S	S	S	S	S	W	W	W
ALBUQU AP, CO (KALS).	S	S	S	S	S	S	S	S	S	S	S	S	S
ASPEN-PITCIN COUNTY AP, CO (I).	S	S	S	S	S	SSW	SSW	S	SSW	S	S	S	S
BOULDER-JEFFERSON CTY AP, CO	W	W	N	N	N	N	N	N	N	N	W	W	W
BUCKLEY APB, CO (KBP6).	W	S	S	S	S	S	S	S	S	S	S	S	S
BURLINGTON AP, CO (K1TR).	W	S	N	N	S	S	S	S	S	S	W	N	S
COLORADO SPRINGS AP, CO (CCO)	N	N	N	N	N	N	N	N	N	N	N	N	N
CORTAZ AP, CO (KCEZ).	ENE	ENE	ENE	ENE	ENE	ENE	ENE	ENE	ENE	ENE	ENE	ENE	ENE
CRATO AP, CO (KCAO).	W	W	W	W	W	W	W	W	W	W	W	W	W
DENVER AIRPORT, CO (KDEN).	S	S	S	N	S	S	S	S	S	S	S	S	S
DENVER-CENTENNIAL AP, CO (KA)	S	S	S	N	S	S	S	S	S	S	S	S	S
DURANGO AIRPORT, CO (K020).	N	N	N	WSW	N	N	N	N	N	N	N	N	N
EL PASO AIRPORT, CO (KESD).	E	E	E	W	WSW	E	E	E	E	E	E	E	E
PORT CARSON-BUTTS APB, CO (C)	N	N	N	N	N	N	N	N	N	N	N	N	N
PORT COLLINS-LOVELAND AP, CO	N	N	N	N	N	N	N	N	N	N	N	N	N
GRAND JUNCTION AP, CO (K03T)	ESE	ESE	ESE	ESE	ESE	ESE	ESE	ESE	ESE	ESE	ESE	ESE	ESE
GREELEY AIRPORT, CO (KGRV).	N	N	N	N	E	E	E	E	E	N	N	N	N
GUNTERSON AIRPORT, CO (K06C).	N	N	N	N	N	N	N	N	N	N	N	N	N
HARDEN AIRPORT, CO (KH0N).	ESE	ESE	W	ESE	ESE	ESE	ESE	ESE	ESE	ESE	ESE	ESE	ESE
LA JUNITA AIRPORT, CO (KJME).	W	W	W	W	E	E	E	W	W	W	W	W	W
LAMAR AIRPORT, CO (KLEA).	W	W	E	N	S	S	S	S	E	W	W	W	W
LA VETA PASS, CO (K0TP).	WSW	WSW	WSW	WSW	SW	SW	N	S	WSW	SW	WSW	WSW	WSW
LEADVILLE AIRPORT, CO (KLVV).	N	N	N	N	W	N	N	N	N	N	N	N	N
LEON VALLEY AP, CO (KLEC).	N	N	N	N	N	S	S	N	N	N	N	N	N
HESTER AIRPORT, CO (K0EO).	NE	NE	NE	NE	NE	NE	NE	NE	NE	NE	NE	NE	NE
MONTELEONE AP, CO (K073).	WSW	SSE	SE	SE	SE	SE	SE	SE	SE	SSE	SSE	SE	SE
MONARCH PASS, CO (K0PP).	WSW	WSW	WSW	WSW	WSW	WSW	WSW	WSW	WSW	WSW	WSW	WSW	WSW
MONUMENT PASS, CO (K0PH).	WSW	S	S	S	S	S	S	S	S	S	S	S	S
PUEBLO AIRPORT, CO (KPIB).	W	W	E	E	E	E	E	E	E	E	W	W	E
RED CLIFF PASS, CO (KCCU).	W	WSW	W	W	WSW	S	S	W	W	W	W	W	W
REXILE AIRPORT, CO (K0EL).	W	S	W	W	W	W	W	W	W	S	W	W	W
SPRINGFIELD AP, CO (KSPD).	W	S	S	S	S	S	S	S	S	S	W	S	S
TRINIDAD AP, CO (K0AD).	W	W	WSW	WSW	WSW	WSW	WSW	WSW	WSW	WSW	W	W	WSW
WOLF CREEK PASS, CO (K0PW).	W	W	SSW	SSW	SSW	SSW	NE	SW	SW	SSW	SSW	SW	SSW

"CARPORT" ADDED TO PLAN

WESTERN REGIONAL CLIMATE CENTER
<https://wrcc.dri.edu/Climate/wind.php>

Prevailing Wind Direction
Prevailing wind direction is based on the hourly data from 1992-2002 and is defined as the direction with the highest percent of frequency. Many of these locations have very close secondary maximum which can lead to noticeable differences month to month.

All directions are where the wind blows FROM.



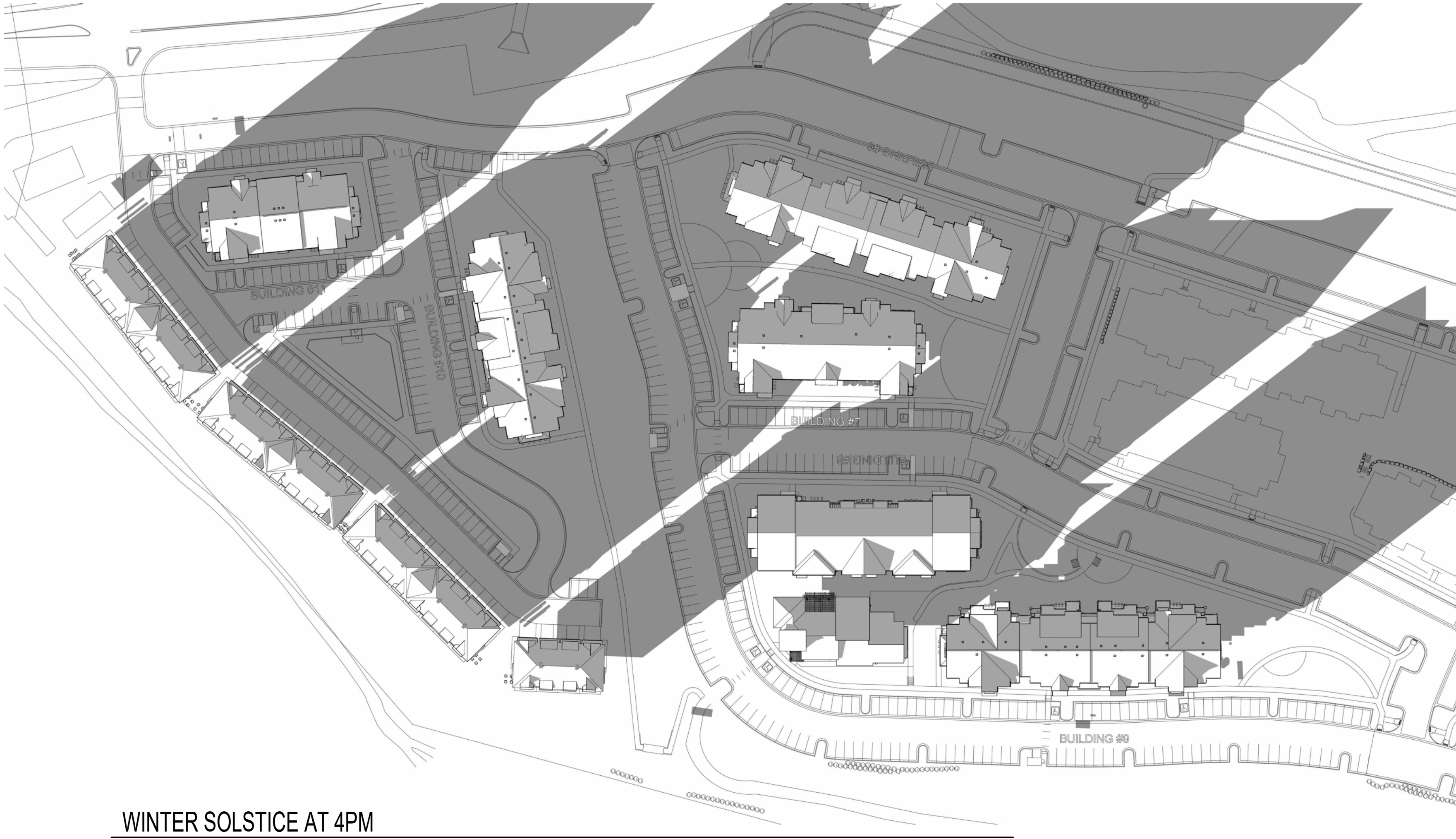
WINTER SOLSTICE AT 8AM

1" = 100'-0"



WINTER SOLSTICE AT 11AM

1" = 100'-0"



WINTER SOLSTICE AT 4PM

1" = 100'-0"



WINTER SOLSTICE AT 1PM

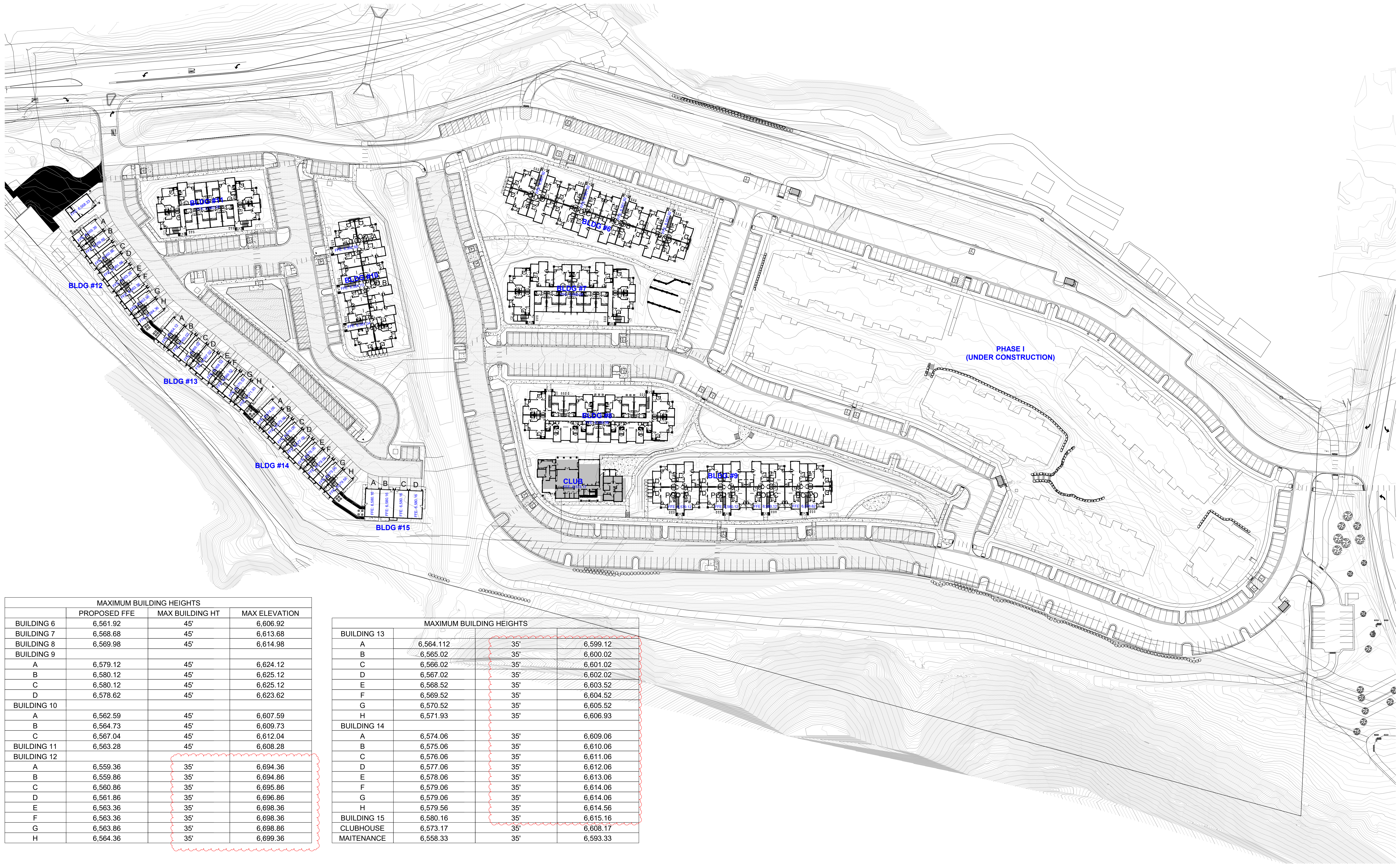
1" = 100'-0"

SOLAR STUDY | HOCKETT GULCH APTS. (PHASE 1B & 2)

MDP-0.03

DATE: 02/07/2025 PROJECT No: 5962





MAXIMUM BUILDING HEIGHTS			
	PROPOSED FFE	MAX BUILDING HT	MAX ELEVATION
BUILDING 6	6,561.92	45'	6,606.92
BUILDING 7	6,568.68	45'	6,613.68
BUILDING 8	6,569.98	45'	6,614.98
BUILDING 9			
A	6,579.12	45'	6,624.12
B	6,580.12	45'	6,625.12
C	6,580.12	45'	6,625.12
D	6,578.62	45'	6,623.62
BUILDING 10			
A	6,562.59	45'	6,607.59
B	6,564.73	45'	6,609.73
C	6,567.04	45'	6,612.04
BUILDING 11	6,563.28	45'	6,608.28
BUILDING 12			
A	6,559.36	35'	6,694.36
B	6,559.86	35'	6,694.86
C	6,560.86	35'	6,695.86
D	6,561.86	35'	6,696.86
E	6,563.36	35'	6,698.36
F	6,563.36	35'	6,698.36
G	6,563.86	35'	6,698.86
H	6,564.36	35'	6,699.36

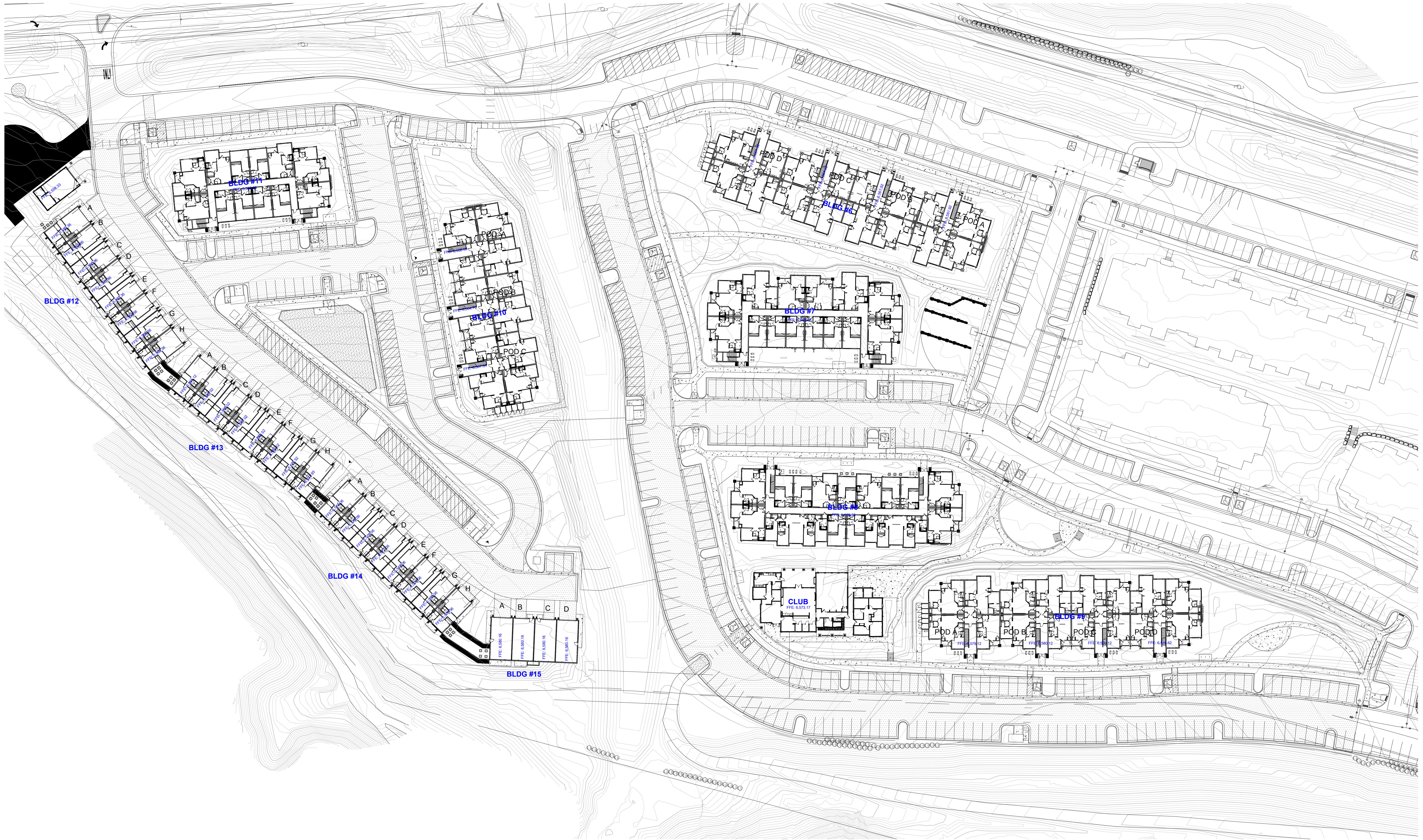
MAXIMUM BUILDING HEIGHTS			
BUILDING 13			
A	6,564.112	35'	6,599.12
B	6,565.02	35'	6,600.02
C	6,566.02	35'	6,601.02
D	6,567.02	35'	6,602.02
E	6,568.52	35'	6,603.52
F	6,569.52	35'	6,604.52
G	6,570.52	35'	6,605.52
H	6,571.93	35'	6,606.93
BUILDING 14			
A	6,574.06	35'	6,609.06
B	6,575.06	35'	6,610.06
C	6,576.06	35'	6,611.06
D	6,577.06	35'	6,612.06
E	6,578.06	35'	6,613.06
F	6,579.06	35'	6,614.06
G	6,579.06	35'	6,614.06
H	6,579.56	35'	6,614.56
BUILDING 15	6,580.16	35'	6,615.16
CLUBHOUSE	6,573.17	35'	6,608.17
MAINTENANCE	6,558.33	35'	6,593.33

SITE PLAN | HOCKETT GULCH APTS. (PHASE 1B & 2)

MDP-1.01

DATE: 02/07/2025 | PROJECT No: 5962





ENLARGED SITE PLAN | HOCKETT GULCH APTS. (PHASE 1B & 2)

MDP-1.02

DATE: 02/07/2025 PROJECT No: 5962



BUILDING 6					
	Address#	Street Name	Unit Type	Description	Net Rentable Area
Ground Floor	6101	Mt. Powell Road	B1-A1	2 Bed / 2 Bath - ANSI Type A	958 SF
	6102	Mt. Powell Road	B1-A1	2 Bed / 2 Bath	958 SF
	6103	Mt. Powell Road	A1	1 Bed / 1 Bath	677 SF
	6104	Mt. Powell Road	B2	2 Bed / 2 Bath	1,010 SF
	6105	Mt. Powell Road	B1-A1	2 Bed / 2 Bath	958 SF
	6106	Mt. Powell Road	B1-A1	2 Bed / 2 Bath	958 SF
	6107	Mt. Powell Road	A1	1 Bed / 1 Bath	677 SF
	6108	Mt. Powell Road	B2	2 Bed / 2 Bath	1,010 SF
	6109	Mt. Powell Road	A1	1 Bed / 1 Bath	677 SF
	6110	Mt. Powell Road	B2	2 Bed / 2 Bath	1,010 SF
	6111	Mt. Powell Road	B1-A1	2 Bed / 2 Bath	958 SF
	6112	Mt. Powell Road	B1-A1	2 Bed / 2 Bath	958 SF
2nd Floor	6201	Mt. Powell Road	B1-A1	2 Bed / 2 Bath	958 SF
	6202	Mt. Powell Road	B1-A1	2 Bed / 2 Bath	958 SF
	6203	Mt. Powell Road	A1	1 Bed / 1 Bath	677 SF
	6204	Mt. Powell Road	B2	2 Bed / 2 Bath	1,010 SF
	6205	Mt. Powell Road	B1-A1	2 Bed / 2 Bath	958 SF
	6206	Mt. Powell Road	B1-A1	2 Bed / 2 Bath	958 SF
	6207	Mt. Powell Road	A1	1 Bed / 1 Bath	677 SF
	6208	Mt. Powell Road	B2	2 Bed / 2 Bath	1,010 SF
	6209	Mt. Powell Road	A1	1 Bed / 1 Bath	677 SF
	6210	Mt. Powell Road	B2	2 Bed / 2 Bath	1,010 SF
	6211	Mt. Powell Road	B1-A1	2 Bed / 2 Bath	958 SF
	6212	Mt. Powell Road	B1-A1	2 Bed / 2 Bath	958 SF
3rd Floor	6301	Mt. Powell Road	B1-A1	2 Bed / 2 Bath	958 SF
	6302	Mt. Powell Road	B1-A1	2 Bed / 2 Bath	958 SF
	6303	Mt. Powell Road	A1	1 Bed / 1 Bath	677 SF
	6304	Mt. Powell Road	B2	2 Bed / 2 Bath	1,010 SF
	6305	Mt. Powell Road	B1-A1	2 Bed / 2 Bath	958 SF
	6306	Mt. Powell Road	A1	2 Bed / 2 Bath	958 SF
	6307	Mt. Powell Road	A1	1 Bed / 1 Bath	677 SF
	6308	Mt. Powell Road	B2	2 Bed / 2 Bath	1,010 SF
	6309	Mt. Powell Road	A1	1 Bed / 1 Bath	677 SF
	6310	Mt. Powell Road	B2	2 Bed / 2 Bath	1,010 SF
	6311	Mt. Powell Road	B1-A1	2 Bed / 2 Bath	958 SF
	6312	Mt. Powell Road	B1-A1	2 Bed / 2 Bath	958 SF
6313	Mt. Powell Road	A1	1 Bed / 1 Bath	677 SF	
6314	Mt. Powell Road	B2	2 Bed / 2 Bath	1,010 SF	
6315	Mt. Powell Road	B1-A1	2 Bed / 2 Bath	958 SF	
6316	Mt. Powell Road	B1-A1	2 Bed / 2 Bath	958 SF	

BUILDING 6	STUDIO-S	1 BED - A1	1 BED - A2	1 BED - A2 ANS TYPE A	1 Bed - A3	1 Bed - A3 ANS Type A	2 Bed - B1	2 Bed - B1 Alt ANSI TYPE A	2 Bed - B2	2 BED - B2/ALTERNATE - B2C	4 BED - CO- LIVING - D1 ANSI TYPE A	4 BED END UNIT TOWNHOME - TH2	UNIT TOTALS	BUILDING 6	GROSS BUILDING AREA
LEVEL 1	-	4	-	-	-	-	7	1	4	-	-	-	18	LEVEL 1	37,485
LEVEL 2	-	4	-	-	-	-	8	-	4	-	-	-	16	LEVEL 2	37,063
LEVEL 3	-	-	-	-	-	-	8	-	4	-	-	-	16	LEVEL 3	15,940
UNITS PER BUILDING	-	12	-	-	-	-	28	1	12	-	-	-	48	UNITS PER BUILDING	
BUILDING UNIT GSF	-	8,724	-	-	-	-	23,184	1,008	12,120	-	-	-	45,036	BUILDING UNIT GSF	50,478

MAXIMUM BUILDING HEIGHTS			
	PROPOSED FFE	MAX BUILDING HT	MAX ELEVATION
BUILDING 6	6,561.92	45'	6,606.92

NOTE: BUILDING 6 IS BROKEN INTO 4 PODS, BUT EACH POD IS AT THE SAME FFE

Storage Unit/Bike Storage Summary						
Direct MF Building, 39% bedrooms, results in 198 long term and short term storage units +2 = 200 long term spots						
Long Term Bike Storage Unit						
	Exterior Building Storage	Interior Building Storage	Unit Balcony	Unit Patio	Total	
Building 6	2	24	24	12	62	
Building 7	1	6	12	6	25	
Building 8	0	11	12	6	29	
Building 9	4	24	24	12	64	
Building 10	4	18	18	9	49	
Building 11	0	0	12	6	18	
Total	11	83	102	51	247	

* Garage Units (Townhomes) exempt from calculation

NOTE: STORAGE CLOSETS ARE LOCATED WITHIN THE INTERIOR OF THE BUILDINGS ADJACENT TO THE UNIT ENTRY DOORS AND ON THE GROUND FLOOR AT THE END OF BUILDINGS 6, 9, AND 10. SEE MDP2.09 FOR LAYOUTS

BUILDING #6

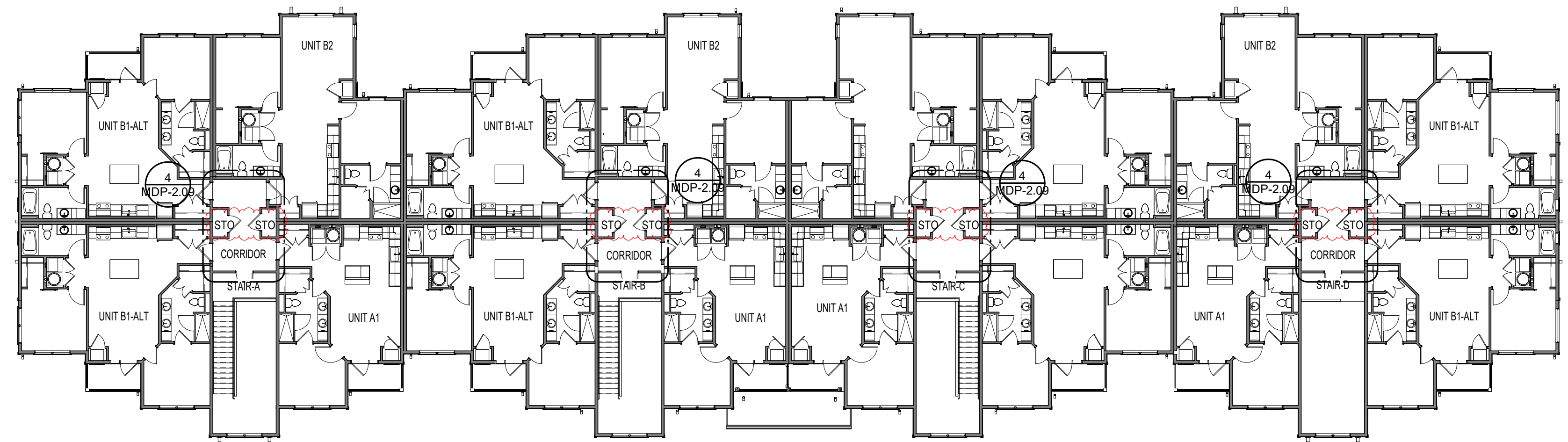
ADP GROSS BUILDING AREA SCHEDULE - (APARTMENTS) -...

FLOOR LEVEL	AREA NAME	AREA S.F.
-------------	-----------	-----------

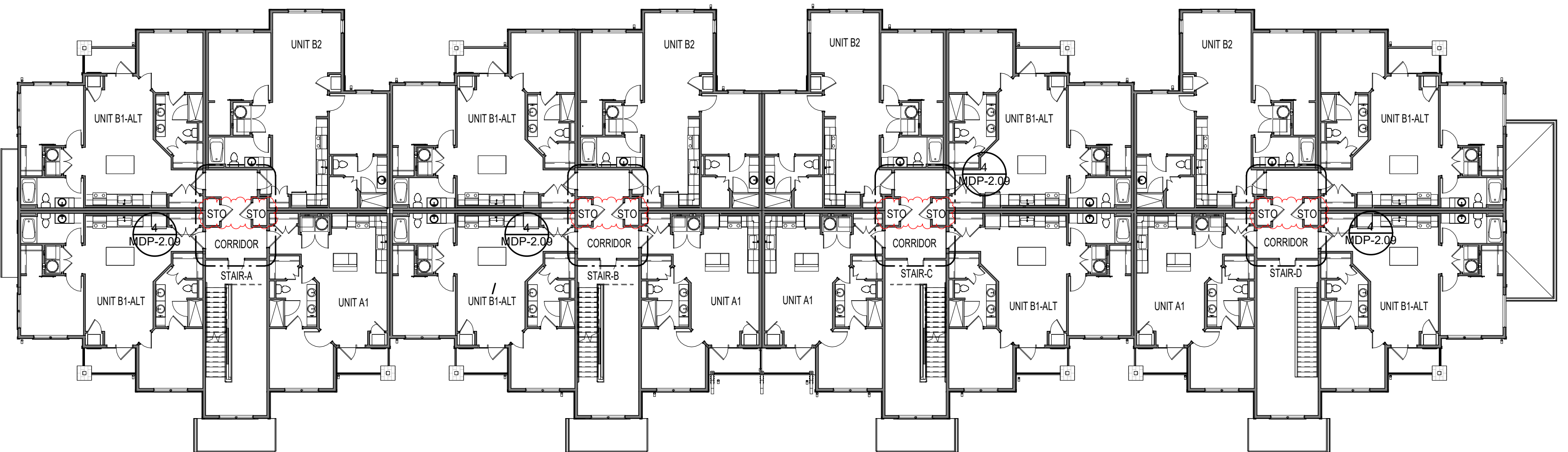
BUILDING #6		
GROUND LEVEL	BALCONY	621 SF
GROUND LEVEL	CORRIDOR	591 SF
GROUND LEVEL	COVERED ENTRY	194 SF
GROUND LEVEL	STAIRS	1,341 SF
GROUND LEVEL	STORAGES	317 SF
GROUND LEVEL	UNITS	14,399 SF

LEVEL 2	BALCONY	604 SF
LEVEL 2	CORRIDOR	591 SF
LEVEL 2	STAIRS	1,341 SF
LEVEL 2	STORAGES	127 SF
LEVEL 2	UNITS	14,399 SF

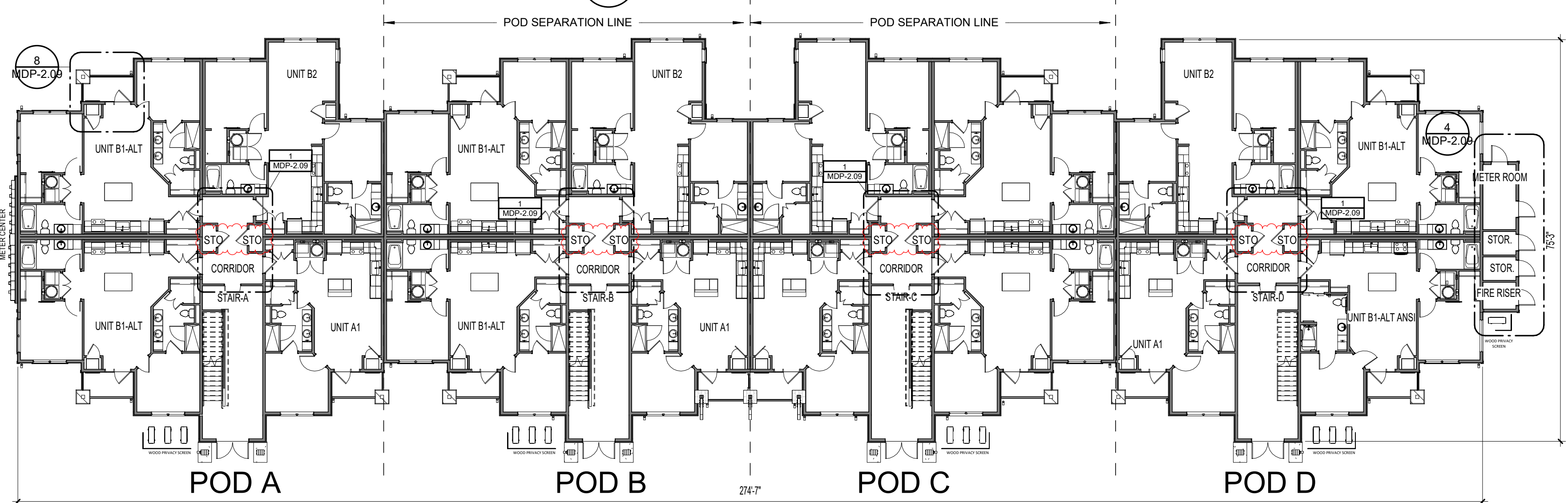
LEVEL 3	BALCONY	604 SF
LEVEL 3	CORRIDOR	591 SF
LEVEL 3	STAIRS	228 SF
LEVEL 3	STORAGES	127 SF
LEVEL 3	UNITS	14,399 SF
		15,949 SF
		50,473 SF



3 BUILDING #6 - LEVEL 3.
1/16" = 1'-0"



2 BUILDING #6 - LEVEL 2.
1/16" = 1'-0"



1 BUILDING #6 - GROUND LEVEL.
1/16" = 1'-0"

BUILDING 7					
	Address#	Street Name	Unit Type	Description	Net Rentable Area
Ground Floor	7101	Mt. Thomas Road	B1	2 Bed / 2 Bath	958 SF
	7102	Mt. Thomas Road	B1	2 Bed / 2 Bath	958 SF
	7103	Mt. Thomas Road	S1	Studio	551 SF
	7104	Mt. Thomas Road	B2	2 Bed / 2 Bath	1,010 SF
	7105	Mt. Thomas Road	S1	Studio	551 SF
	7106	Mt. Thomas Road	A3	1 Bed / 1 Bath	784 SF
	7107	Mt. Thomas Road	S1	Studio	551 SF
	7108	Mt. Thomas Road	A3 ANSI	1 Bed / 1 Bath - ANSI Type A	784 SF
	7109	Mt. Thomas Road	S1	Studio	551 SF
	7110	Mt. Thomas Road	B2	2 Bed / 2 Bath	1,010 SF
	7111	Mt. Thomas Road	S1	Studio	551 SF
	7112	Mt. Thomas Road	B1	2 Bed / 2 Bath	958 SF
	7113	Mt. Thomas Road	S1	Studio	551 SF
	7114	Mt. Thomas Road	B1	2 Bed / 2 Bath	958 SF
2nd Floor	7201	Mt. Thomas Road	B1	2 Bed / 2 Bath	958 SF
	7202	Mt. Thomas Road	B1	2 Bed / 2 Bath	958 SF
	7203	Mt. Thomas Road	S1	Studio	551 SF
	7204	Mt. Thomas Road	B2	2 Bed / 2 Bath	1,010 SF
	7205	Mt. Thomas Road	S1	Studio	551 SF
	7206	Mt. Thomas Road	A3	1 Bed / 1 Bath	784 SF
	7207	Mt. Thomas Road	S1	Studio	551 SF
	7208	Mt. Thomas Road	A3	1 Bed / 1 Bath	784 SF
	7209	Mt. Thomas Road	S1	Studio	551 SF
	7210	Mt. Thomas Road	B2	2 Bed / 2 Bath	1,010 SF
	7211	Mt. Thomas Road	S1	Studio	551 SF
	7212	Mt. Thomas Road	B1	2 Bed / 2 Bath	958 SF
	7213	Mt. Thomas Road	S1	Studio	551 SF
	7214	Mt. Thomas Road	B1	2 Bed / 2 Bath	958 SF
3rd Floor	7301	Mt. Thomas Road	B1	2 Bed / 2 Bath	958 SF
	7302	Mt. Thomas Road	B1	2 Bed / 2 Bath	958 SF
	7303	Mt. Thomas Road	S1	Studio	551 SF
	7304	Mt. Thomas Road	B2	2 Bed / 2 Bath	1,010 SF
	7305	Mt. Thomas Road	S1	Studio	551 SF
	7306	Mt. Thomas Road	A3	1 Bed / 1 Bath	784 SF
	7307	Mt. Thomas Road	S1	Studio	551 SF
	7308	Mt. Thomas Road	A3	1 Bed / 1 Bath	784 SF
	7309	Mt. Thomas Road	S1	Studio	551 SF
	7310	Mt. Thomas Road	B2	2 Bed / 2 Bath	1,010 SF
	7311	Mt. Thomas Road	S1	Studio	551 SF
	7312	Mt. Thomas Road	B1	2 Bed / 2 Bath	958 SF
	7313	Mt. Thomas Road	S1	Studio	551 SF
	7314	Mt. Thomas Road	B1	2 Bed / 2 Bath	958 SF

BUILDING #7		
ADP GROSS BUILDING AREA SCHEDULE - (APARTMENTS) -...		
FLOOR LEVEL	AREA NAME	AREA S.F.
BUILDING #7		
GROUND LEVEL	BALCONY	324 SF
GROUND LEVEL	CORRIDOR	1,359 SF
GROUND LEVEL	COVERED ENTRY	143 SF
GROUND LEVEL	STAIRS	447 SF
GROUND LEVEL	STORAGES	98 SF
GROUND LEVEL	UNITS	10,715 SF
		13,087 SF
LEVEL 2	BALCONY	324 SF
LEVEL 2	CORRIDOR	1,359 SF
LEVEL 2	STAIRS	447 SF
LEVEL 2	UNITS	10,715 SF
		12,845 SF
LEVEL 3	BALCONY	324 SF
LEVEL 3	CORRIDOR	1,359 SF
LEVEL 3	STAIRS	447 SF
LEVEL 3	UNITS	10,715 SF
		12,845 SF
		38,777 SF



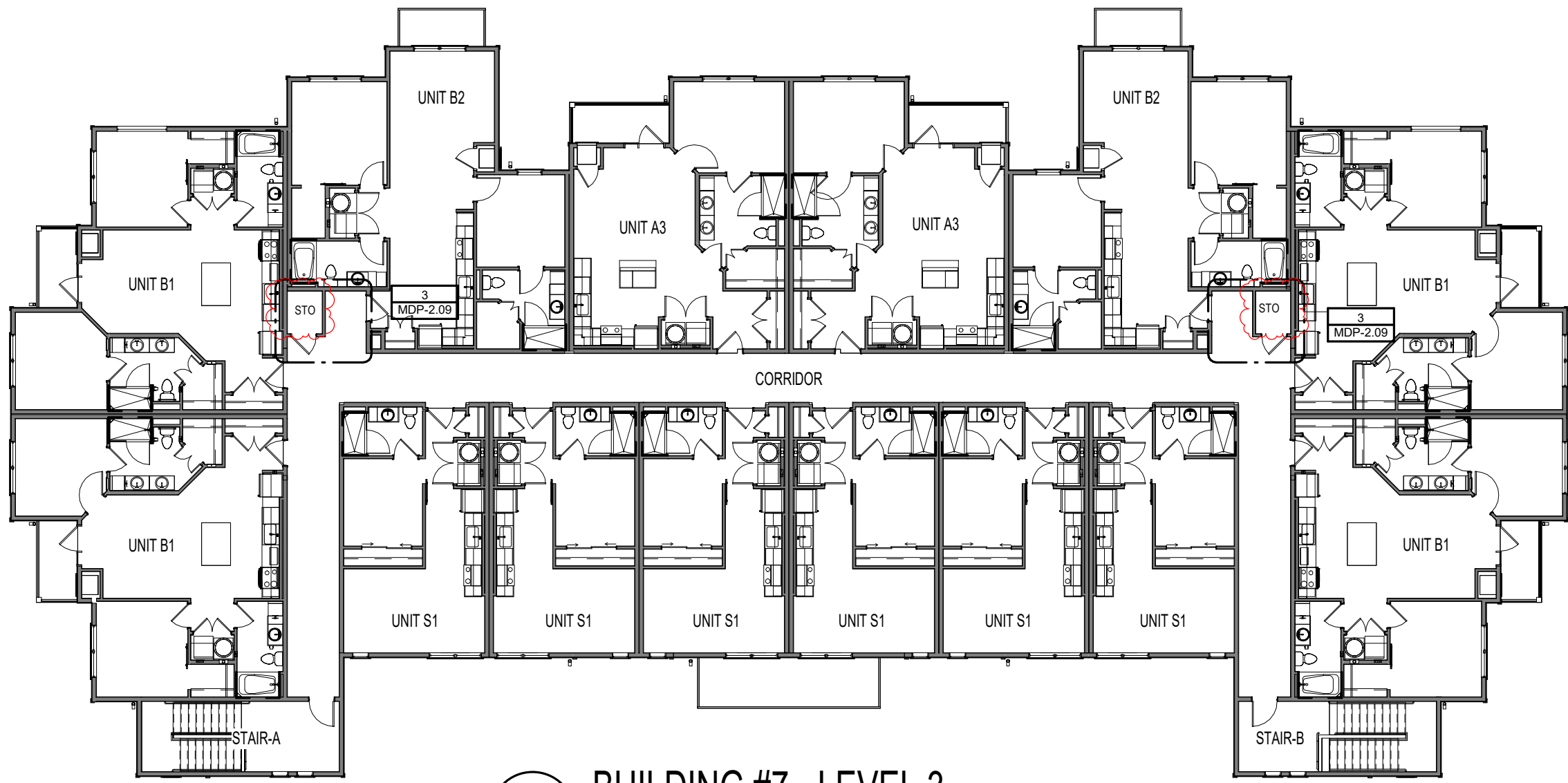
BUILDING 7 - W/ STUDIOS	STUDIO - S	1 BED - A1	1 BED - A2	1 BED - A2 ANS TYPE A	1 Bed - A3	1 Bed - A3 ANS Type A	2 Bed - B1	2 Bed - B1 Alt Type A	2 Bed - B1 Alt ANSI TYPE A	2 Bed - B2	4 BED - CO- LIVING - TH1 ANSI TYPE A	4 BED MIDDLE UNIT TOWNHOME - TH1	4 BED END UNIT TOWNHOME - TH2	UNIT TOTALS	BUILDING 7 - W/ STUDIOS	GROSS BUILDING AREA
LEVEL 1	6	-	-	-	1	1	4	-	-	2	-	-	-	14	LEVEL 1	13,087
LEVEL 2	6	-	-	-	2	-	4	-	-	2	-	-	-	14	LEVEL 2	12,845
LEVEL 3	6	-	-	-	2	-	4	-	-	2	-	-	-	14	LEVEL 3	12,845
UNITS PER BUILDING	18	-	-	-	5	1	12	-	-	6	-	-	-	42	UNITS PER BUILDING	
BUILDING UNIT GSF	9,901	-	-	-	4,170	884	12,096	-	-	6,680	-	-	-	28,678	BUILDING UNIT GSF	38,777

MAXIMUM BUILDING HEIGHTS			
	PROPOSED FFE	MAX BUILDING HT	MAX ELEVATION
BUILDING 7	6,568.68	45'	6,613.68

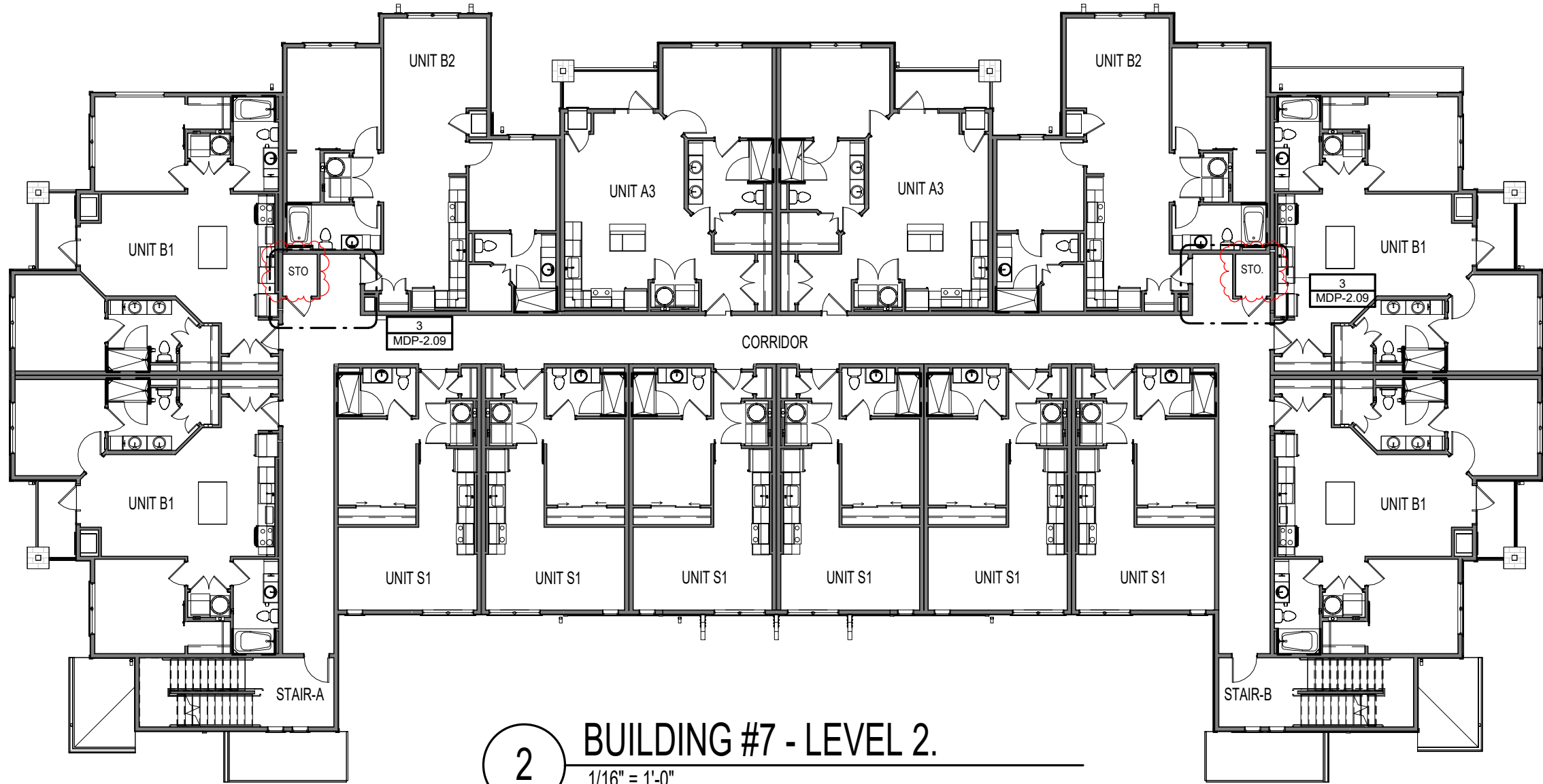
Storage Unit/Bike Storage Summary					
Direct MF Building, 396 bedrooms, results in 198 long term and short term storage units +2 = 200 long term spots					
Long Term Bike Storage Unit					
	Exterior Building Storage	Interior Building Storage	Unit Balcony	Unit Patio	Total
Building 6	2	24	24	12	62
Building 7	1	6	12	6	25
Building 8	0	11	12	6	29
Building 9	4	24	24	12	64
Building 10	4	18	18	9	49
Building 11	0	0	12	6	18
Total	11	83	102	51	247

* Garage Units (Townhomes) exempt from calculation

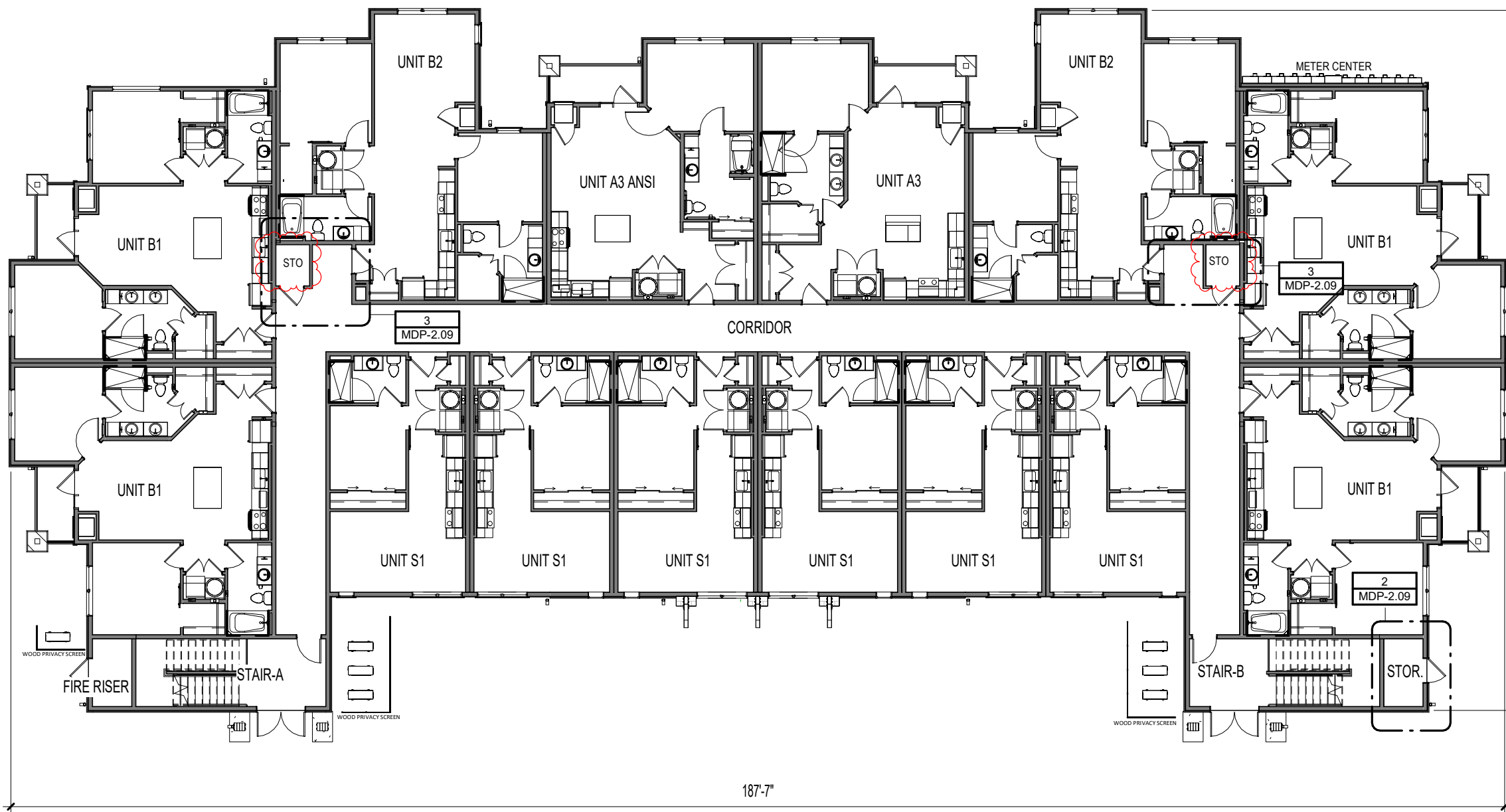
NOTE: STORAGE CLOSETS ARE LOCATED WITHIN THE INTERIOR OF THE BUILDINGS ADJACENT TO THE UNIT ENTRY DOORS AND ON THE GROUND FLOOR AT THE END OF BUILDINGS 6, 9, AND 10. SEE MDP2.09 FOR LAYOUTS



3 BUILDING #7 - LEVEL 3.
1/16" = 1'-0"



2 BUILDING #7 - LEVEL 2.
1/16" = 1'-0"



1 BUILDING #7 - GROUND LEVEL.
1/16" = 1'-0"

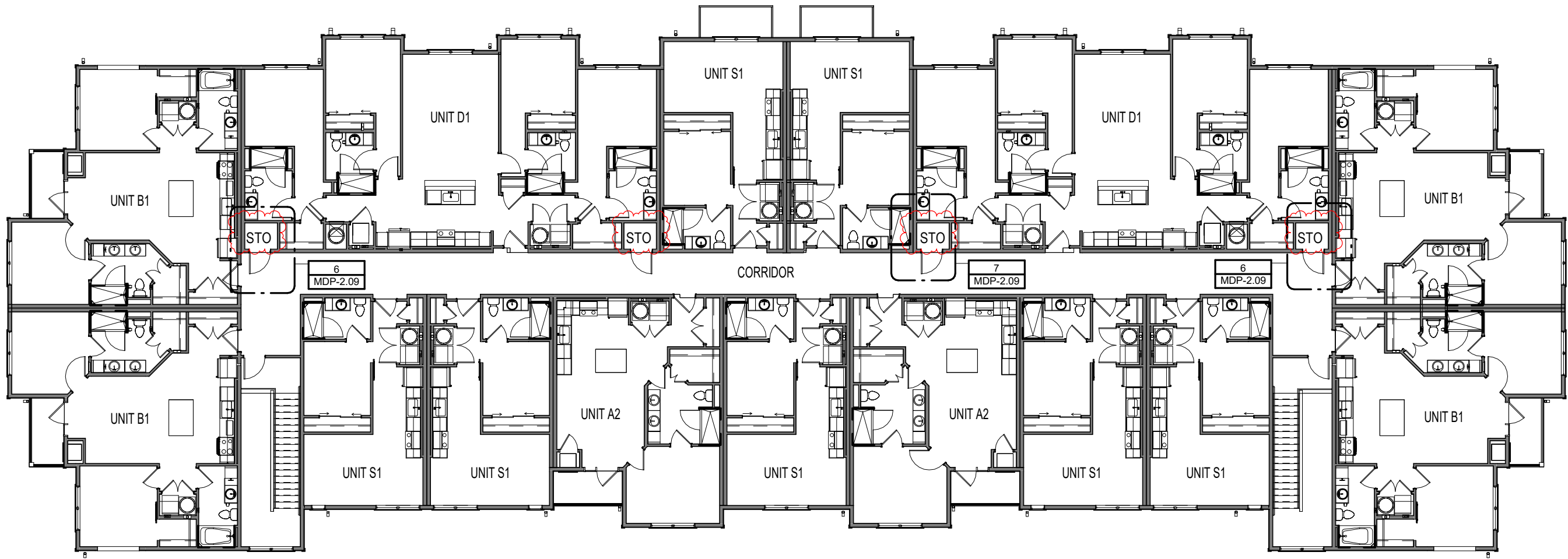
BUILDING #7 FLOOR PLANS | HOCKETT GULCH APTS. (PHASE 1B & 2)

MDP-2.02

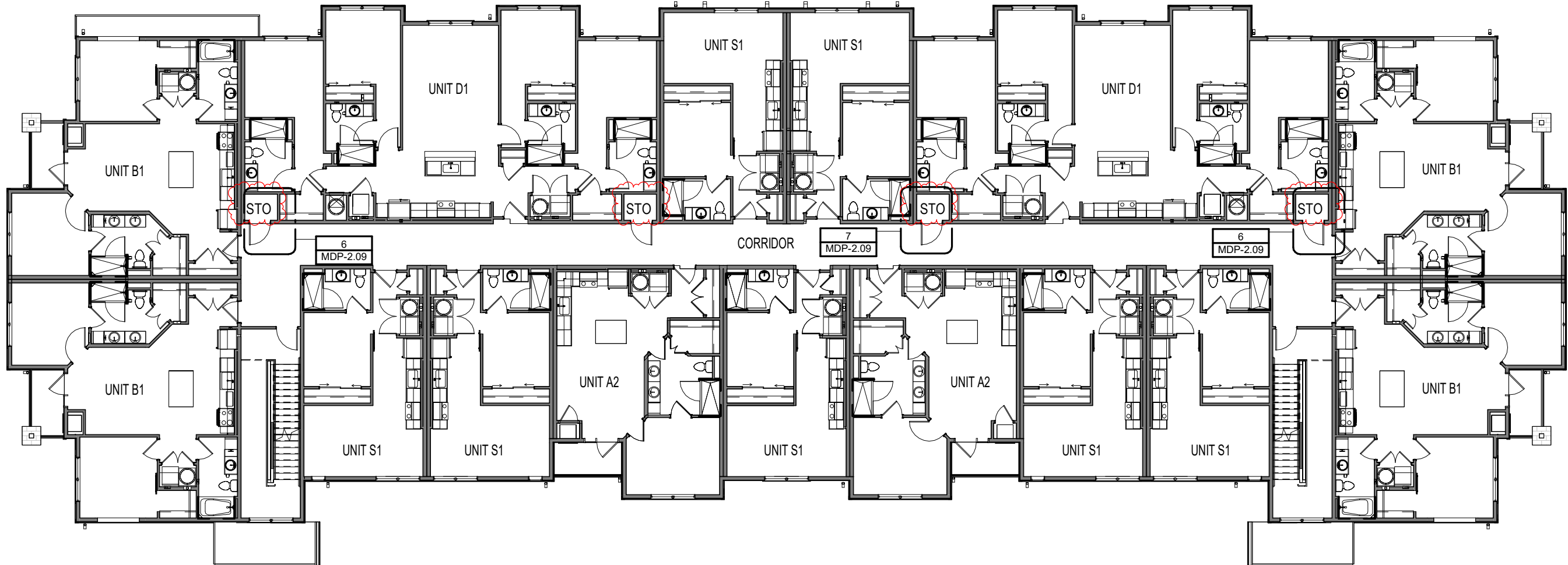


BUILDING 8					
	Address#	Street Name	Unit Type	Description	Net Rentable Area
Ground Floor	8101	Mt. Thomas Road	B1	2 Bed / 2 Bath	958 SF
	8102	Mt. Thomas Road	B1	2 Bed / 2 Bath	958 SF
	8103	Mt. Thomas Road	S1	Studio	551 SF
	8104	Mt. Thomas Road	D1	4 Bed / 4 Bath Co-Living Unit	1,680 SF
	8105	Mt. Thomas Road	S1	Studio	551 SF
	8106	Mt. Thomas Road	S1	Studio	551 SF
	8107	Mt. Thomas Road	A2	1 Bed / 1 Bath	729 SF
	8108	Mt. Thomas Road	S1	Studio	551 SF
	8109	Mt. Thomas Road	S1	Studio	551 SF
	8110	Mt. Thomas Road	D1 ANSI	4 Bed / 4 Bath Co-Living Unit - A	1,680 SF
	8111	Mt. Thomas Road	A2	1 Bed / 1 Bath	729 SF
	8112	Mt. Thomas Road	B1	2 Bed / 2 Bath	958 SF
	8113	Mt. Thomas Road	S1	Studio	551 SF
	8114	Mt. Thomas Road	B1	2 Bed / 2 Bath	958 SF
	8115	Mt. Thomas Road	S1	Studio	551 SF
2nd Floor	8201	Mt. Thomas Road	B1	2 Bed / 2 Bath	958 SF
	8202	Mt. Thomas Road	B1	2 Bed / 2 Bath	958 SF
	8203	Mt. Thomas Road	S1	Studio	551 SF
	8204	Mt. Thomas Road	D1	4 Bed / 4 Bath Co-Living Unit	1,680 SF
	8205	Mt. Thomas Road	S1	Studio	551 SF
	8206	Mt. Thomas Road	S1	Studio	551 SF
	8207	Mt. Thomas Road	A2	1 Bed / 1 Bath	729 SF
	8208	Mt. Thomas Road	S1	Studio	551 SF
	8209	Mt. Thomas Road	S1	Studio	551 SF
	8210	Mt. Thomas Road	D1	4 Bed / 4 Bath Co-Living Unit	1,680 SF
	8211	Mt. Thomas Road	A2	1 Bed / 1 Bath	729 SF
	8212	Mt. Thomas Road	B1	2 Bed / 2 Bath	958 SF
	8213	Mt. Thomas Road	S1	Studio	551 SF
	8214	Mt. Thomas Road	B1	2 Bed / 2 Bath	958 SF
	8215	Mt. Thomas Road	S1	Studio	551 SF
3rd Floor	8301	Mt. Thomas Road	B1	2 Bed / 2 Bath	958 SF
	8302	Mt. Thomas Road	B1	2 Bed / 2 Bath	958 SF
	8303	Mt. Thomas Road	S1	Studio	551 SF
	8304	Mt. Thomas Road	D1	4 Bed / 4 Bath Co-Living Unit	1,680 SF
	8305	Mt. Thomas Road	S1	Studio	551 SF
	8306	Mt. Thomas Road	S1	Studio	551 SF
	8307	Mt. Thomas Road	A2	1 Bed / 1 Bath	729 SF
	8308	Mt. Thomas Road	S1	Studio	551 SF
	8309	Mt. Thomas Road	S1	Studio	551 SF
	8310	Mt. Thomas Road	D1	4 Bed / 4 Bath Co-Living Unit	1,680 SF
	8311	Mt. Thomas Road	A2	1 Bed / 1 Bath	729 SF
	8312	Mt. Thomas Road	B1	2 Bed / 2 Bath	958 SF
	8313	Mt. Thomas Road	S1	Studio	551 SF
	8314	Mt. Thomas Road	B1	2 Bed / 2 Bath	958 SF
	8315	Mt. Thomas Road	S1	Studio	551 SF

BUILDING #8		
ADP GROSS BUILDING AREA SCHEDULE - (APARTMENTS) -...		
FLOOR LEVEL	AREA NAME	AREA S.F.
BUILDING #8		
GROUND LEVEL	BALCONY	303 SF
GROUND LEVEL	CORRIDOR	1,114 SF
GROUND LEVEL	COVERED ENTRY	145 SF
GROUND LEVEL	STAIRS	476 SF
GROUND LEVEL	STORAGES	58 SF
GROUND LEVEL	UNITS	12,537 SF
		14,633 SF
LEVEL 2	BALCONY	303 SF
LEVEL 2	CORRIDOR	1,114 SF
LEVEL 2	STAIRS	476 SF
LEVEL 2	STORAGES	77 SF
LEVEL 2	UNITS	12,517 SF
		14,488 SF
LEVEL 3	BALCONY	303 SF
LEVEL 3	CORRIDOR	1,114 SF
LEVEL 3	STAIRS	476 SF
LEVEL 3	STORAGES	77 SF
LEVEL 3	UNITS	12,517 SF
		14,488 SF
		43,609 SF



3 BUILDING #8 - LEVEL 3.
1/16" = 1'-0"



2 BUILDING #8 - LEVEL 2.
1/16" = 1'-0"

BUILDING 8 W/ CO-WORKING & STUDIOS	STUDIO - S	1 BED - A2	1 BED - A2	3 BED - A2 ANSI TYPE A	1 Bed - A3	1 Bed - A3 ANSI Type A	2 Bed - B1	2 Bed - B1 Alt	2 Bed - B1 Alt ANSI TYPE A	2 Bed - B2	4 BED - CO-LIVING - D1	4 BED - CO-LIVING - D1 ANSI TYPE A	4 BED MIDDLE UNIT TOWNHOME - TH1	4 BED END UNIT TOWNHOME - TH2	UNIT TOTALS	BUILDING 8 W/ CO-WORKING & STUDIOS	GROSS BUILDING AREA
LEVEL 1	7	-	2	-	-	-	4	-	-	-	1	1	-	-	15	LEVEL 1	14,633
LEVEL 2	7	-	2	-	-	-	4	-	-	-	1	1	-	-	15	LEVEL 2	14,488
LEVEL 3	7	-	2	-	-	-	4	-	-	-	1	1	-	-	15	LEVEL 3	14,488
UNITS PER BUILDING	21	-	6	-	-	-	12	-	-	-	3	2	-	-	45	UNITS PER BUILDING	
BUILDING UNIT GSF	11,571	-	4,674	-	-	-	12,096	-	-	-	8,400	1,680	-	-	28,423	BUILDING UNIT GSF	43,609

MAXIMUM BUILDING HEIGHTS			
	PROPOSED FFE	MAX BUILDING HT	MAX ELEVATION
BUILDING 8	6,569.98	45'	6,614.98

Storage Unit/Bike Storage Summary					
Direct MF Building, 396 bedrooms, results in 198 long term and short term storage units +2 = 200 long term spoils					
Long Term Bike Storage Unit					
	Exterior Building Storage	Interior Building Storage	Unit Balcony	Unit Patio	Total
Building 6	2	24	24	12	62
Building 7	1	6	12	6	25
Building 8	0	11	12	6	29
Building 9	4	24	24	12	64
Building 10	4	18	18	9	49
Building 11	0	0	12	6	18
Total	11	83	102	51	247

* Garage Units (Townhomes) exempt from calculation

NOTE: STORAGE CLOSETS ARE LOCATED WITHIN THE INTERIOR OF THE BUILDINGS ADJACENT TO THE UNIT ENTRY DOORS AND ON THE GROUND FLOOR AT THE END OF BUILDINGS 6, 9, AND 10. SEE MDP.09 FOR LAYOUTS



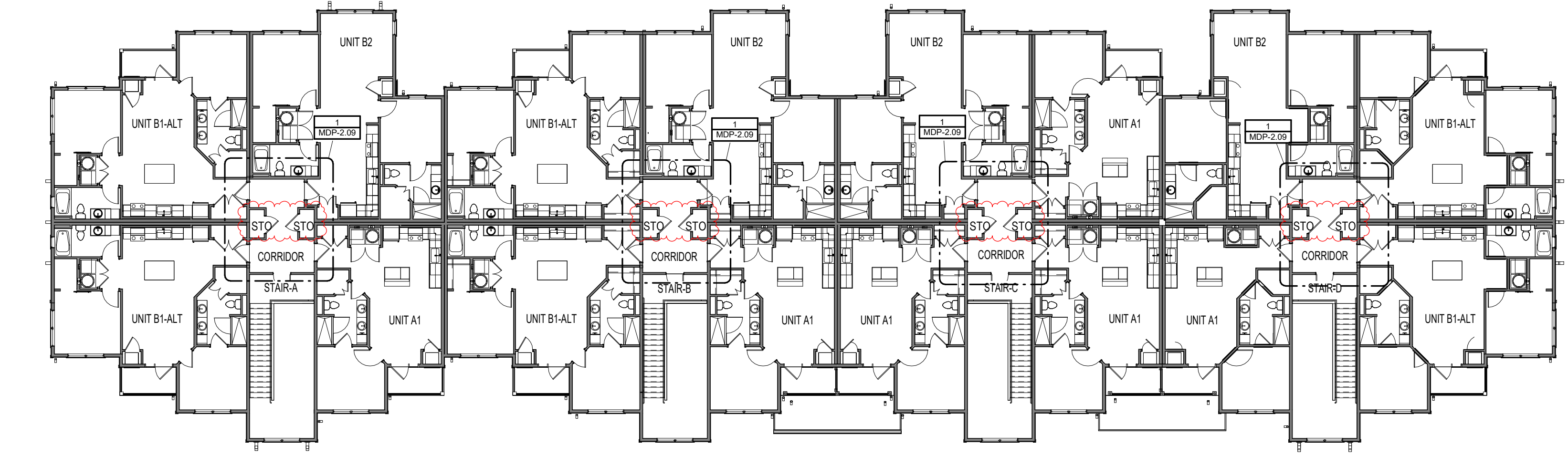
1 BUILDING #8 - GROUND LEVEL.
1/16" = 1'-0"

BUILDING #8 FLOOR PLANS | HOCKETT GULCH APTS. (PHASE 1B & 2)

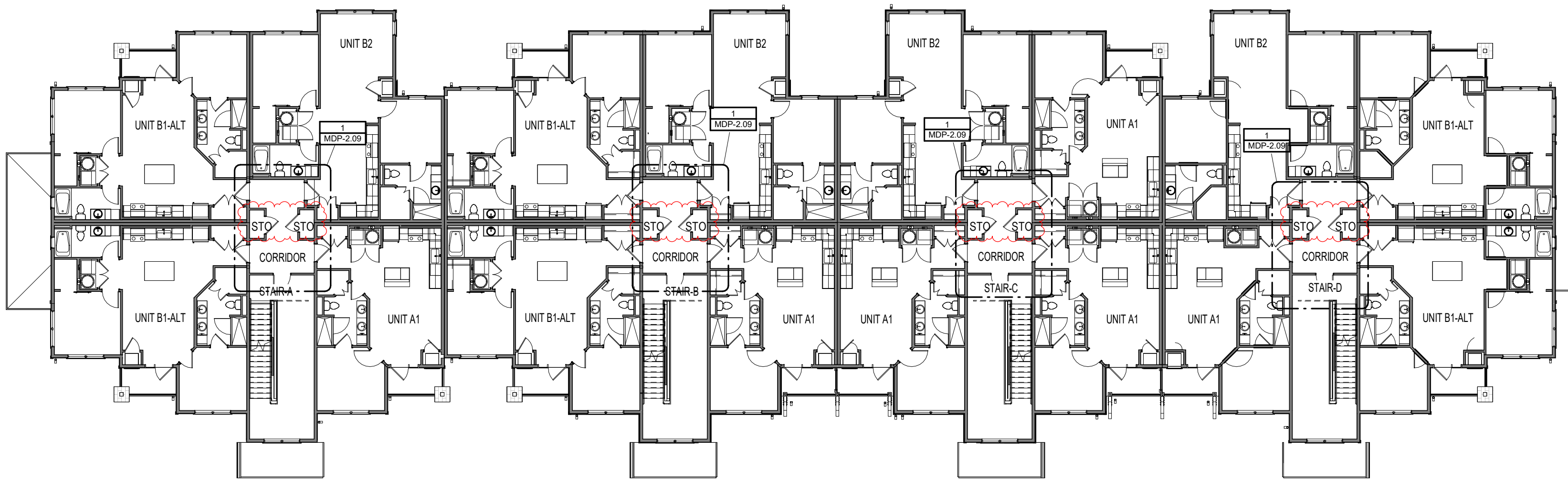
MDP-2.03

BUILDING #9					
	Address#	Street Name	Unit Type	Description	Net Rentable Area
Ground Floor	9101	Mt. Eve Road	B1-Alt ANSI	2 Bed / 2 Bath - ANSI Type A	958 SF
	9102	Mt. Eve Road	B1-Alt	2 Bed / 2 Bath	958 SF
	9103	Mt. Eve Road	A1	1 Bed / 1 Bath	677 SF
	9104	Mt. Eve Road	B2	2 Bed / 2 Bath	1,010 SF
	9105	Mt. Eve Road	A1	1 Bed / 1 Bath	677 SF
	9106	Mt. Eve Road	A1	1 Bed / 1 Bath	677 SF
	9107	Mt. Eve Road	A1	1 Bed / 1 Bath	677 SF
	9108	Mt. Eve Road	B2	2 Bed / 2 Bath	1,010 SF
	9109	Mt. Eve Road	A1	1 Bed / 1 Bath	677 SF
	9110	Mt. Eve Road	B2	2 Bed / 2 Bath	1,010 SF
	9111	Mt. Eve Road	B1-Alt	2 Bed / 2 Bath	958 SF
	9112	Mt. Eve Road	B1-Alt	2 Bed / 2 Bath	958 SF
	9113	Mt. Eve Road	A1	1 Bed / 1 Bath	677 SF
9114	Mt. Eve Road	B2	2 Bed / 2 Bath	1,010 SF	
9115	Mt. Eve Road	B1-Alt	2 Bed / 2 Bath	958 SF	
9116	Mt. Eve Road	B1-Alt	2 Bed / 2 Bath	958 SF	
2nd Floor	9201	Mt. Eve Road	B1-Alt	2 Bed / 2 Bath	958 SF
	9202	Mt. Eve Road	B1-Alt	2 Bed / 2 Bath	958 SF
	9203	Mt. Eve Road	A1	1 Bed / 1 Bath	677 SF
	9204	Mt. Eve Road	B2	2 Bed / 2 Bath	1,010 SF
	9205	Mt. Eve Road	A1	1 Bed / 1 Bath	677 SF
	9206	Mt. Eve Road	A1	1 Bed / 1 Bath	677 SF
	9207	Mt. Eve Road	A1	1 Bed / 1 Bath	677 SF
	9208	Mt. Eve Road	B2	2 Bed / 2 Bath	1,010 SF
	9209	Mt. Eve Road	A1	1 Bed / 1 Bath	677 SF
	9210	Mt. Eve Road	B2	2 Bed / 2 Bath	1,010 SF
	9211	Mt. Eve Road	B1-Alt	2 Bed / 2 Bath	958 SF
	9212	Mt. Eve Road	B1-Alt	2 Bed / 2 Bath	958 SF
	9213	Mt. Eve Road	A1	1 Bed / 1 Bath	677 SF
9214	Mt. Eve Road	B2	2 Bed / 2 Bath	1,010 SF	
9215	Mt. Eve Road	B1-Alt	2 Bed / 2 Bath	958 SF	
9216	Mt. Eve Road	B1-Alt	2 Bed / 2 Bath	958 SF	
3rd Floor	9301	Mt. Eve Road	B1-Alt	2 Bed / 2 Bath	958 SF
	9302	Mt. Eve Road	B1-Alt	2 Bed / 2 Bath	958 SF
	9303	Mt. Eve Road	A1	1 Bed / 1 Bath	677 SF
	9304	Mt. Eve Road	B2	2 Bed / 2 Bath	1,010 SF
	9305	Mt. Eve Road	A1	1 Bed / 1 Bath	677 SF
	9306	Mt. Eve Road	A1	1 Bed / 1 Bath	677 SF
	9307	Mt. Eve Road	A1	1 Bed / 1 Bath	677 SF
	9308	Mt. Eve Road	B2	2 Bed / 2 Bath	1,010 SF
	9309	Mt. Eve Road	A1	1 Bed / 1 Bath	677 SF
	9310	Mt. Eve Road	B2	2 Bed / 2 Bath	1,010 SF
	9311	Mt. Eve Road	B1-Alt	2 Bed / 2 Bath	958 SF
	9312	Mt. Eve Road	B1-Alt	2 Bed / 2 Bath	958 SF
	9313	Mt. Eve Road	A1	1 Bed / 1 Bath	677 SF
9314	Mt. Eve Road	B2	2 Bed / 2 Bath	1,010 SF	
9315	Mt. Eve Road	B1-Alt	2 Bed / 2 Bath	958 SF	
9316	Mt. Eve Road	B1-Alt	2 Bed / 2 Bath	958 SF	

BUILDING #9		
ADP GROSS BUILDING AREA SCHEDULE - (APARTMENTS) -...		
FLOOR LEVEL	AREA NAME	AREA S.F.
BUILDING #9		
GROUND LEVEL	BALCONY	621 SF
GROUND LEVEL	CORRIDOR	591 SF
GROUND LEVEL	COVERED ENTRY	194 SF
GROUND LEVEL	STAIRS	1,341 SF
GROUND LEVEL	STORAGES	297 SF
GROUND LEVEL	UNITS	13,838 SF
		16,882 SF
LEVEL 2	BALCONY	621 SF
LEVEL 2	CORRIDOR	591 SF
LEVEL 2	STAIRS	1,341 SF
LEVEL 2	STORAGES	127 SF
LEVEL 2	UNITS	13,838 SF
		16,518 SF
LEVEL 3	BALCONY	621 SF
LEVEL 3	CORRIDOR	591 SF
LEVEL 3	STAIRS	228 SF
LEVEL 3	STORAGES	127 SF
LEVEL 3	UNITS	13,838 SF
		15,406 SF
		48,806 SF



3 BUILDING #9 - LEVEL 3.
1/16" = 1'-0"

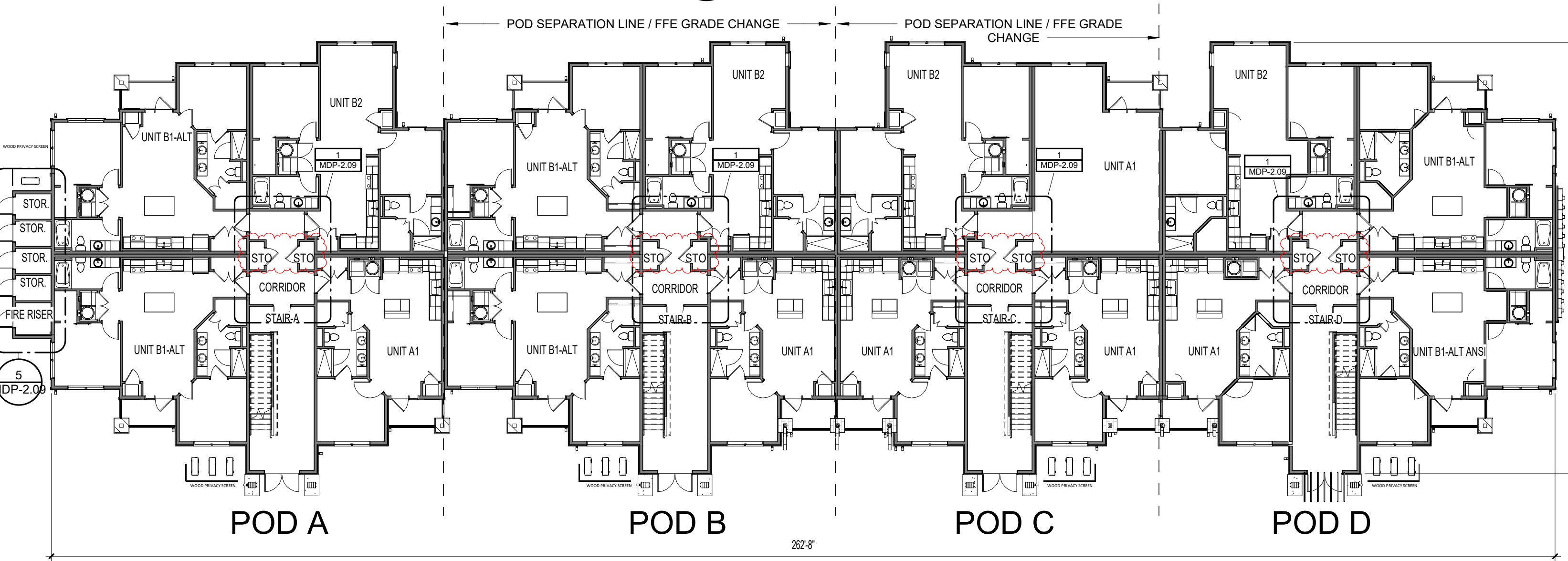


2 BUILDING #9 - LEVEL 2.
1/16" = 1'-0"

BUILDING 9	STUDIO-S	1 BED-A1	1 BED-A2	1 BED-B2 ANSI TYPE A	1 Bed-A3	1 Bed-A3 ANSI Type A	2 Bed-B1	2 Bed-B1 Alt	2 Bed-B1 Alt ANSI TYPE A	2 Bed-B2	4 BED- CO-LIVING-TH1 ANSI TYPE A	4 BED MIDDLE UNIT TOWNHOME-TH1	4 BED END UNIT TOWNHOME-TH2	UNIT TOTALS	BUILDING 9	GROSS BUILDING AREA
LEVEL 1	-	6	-	-	-	-	-	5	1	4	-	-	-	16	LEVEL 1	16,882
LEVEL 2	-	6	-	-	-	-	-	6	-	4	-	-	-	16	LEVEL 2	16,518
LEVEL 3	-	6	-	-	-	-	-	6	1	4	-	-	-	16	LEVEL 3	15,406
UNITS PER BUILDING	-	18	-	-	-	-	-	17	1	12	-	-	-	48	UNITS PER BUILDING	
BUILDING UNIT GSF	-	33,000	-	-	-	-	-	37,336	1,000	32,330	-	-	-	48,250	BUILDING UNIT GSF	48,806

MAXIMUM BUILDING HEIGHTS			
	PROPOSED FFE	MAX BUILDING HT	MAX ELEVATION
BUILDING 9			
POD A	6,579.12	45'	6,624.12
POD B	6,580.12	45'	6,625.12
POD C	6,580.12	45'	6,625.12
POD D	6,578.62	45'	6,623.62

Storage Unit/Bike Storage Summary				
Direct MF Building, 396 bedrooms, results in 198 long term and short term storage units +2 = 200 long term spots				
Long Term Bike Storage Unit				
	Exterior Building Storage	Interior Building Storage	Unit Balcony	Unit Patio
Building 6	2	24	24	12
Building 7	1	6	12	6
Building 8	0	11	12	6
Building 9	4	24	24	12
Building 10	4	18	18	9
Building 11	0	0	12	6
Total	11	83	102	51
247				
* Garage Units (Townhomes) exempt from calculation				
NOTE: STORAGE CLOSETS ARE LOCATED WITHIN THE INTERIOR OF THE BUILDINGS ADJACENT TO THE UNIT ENTRY DOORS AND ON THE GROUND FLOOR AT THE END OF BUILDINGS 6, 9, AND 10. SEE MDP2.09 FOR LAYOUTS				



1 BUILDING #9 - GROUND LEVEL.
1/16" = 1'-0"

BUILDING #9 FLOOR PLANS | HOCKETT GULCH APTS. (PHASE 1B & 2) | MDP-2.04



BUILDING 10					
	Address#	Street Name	Unit Type	Description	Net Rentable Area
Ground Floor	10101	Middle Mountain Road	B1-Alt	2 Bed / 2 Bath	958 SF
	10102	Middle Mountain Road	B1-Alt	2 Bed / 2 Bath	958 SF
	10103	Middle Mountain Road	A1	1 Bed / 1 Bath	677 SF
	10104	Middle Mountain Road	B2	2 Bed / 2 Bath	1,010 SF
	10105	Middle Mountain Road	A1	1 Bed / 1 Bath	677 SF
	10106	Middle Mountain Road	B2	2 Bed / 2 Bath	1,010 SF
	10107	Middle Mountain Road	A1	1 Bed / 1 Bath	677 SF
	10108	Middle Mountain Road	A1	1 Bed / 1 Bath	677 SF
	10109	Middle Mountain Road	A1	1 Bed / 1 Bath	677 SF
	10110	Middle Mountain Road	B2	2 Bed / 2 Bath	1,010 SF
	10111	Middle Mountain Road	B1-Alt ANSI	2 Bed / 2 Bath - ANSI Type A	958 SF
	10112	Middle Mountain Road	B1-Alt	2 Bed / 2 Bath	958 SF
2nd Floor	10201	Middle Mountain Road	B1-Alt	2 Bed / 2 Bath	958 SF
	10202	Middle Mountain Road	B1-Alt	2 Bed / 2 Bath	958 SF
	10203	Middle Mountain Road	A1	1 Bed / 1 Bath	677 SF
	10204	Middle Mountain Road	B2	2 Bed / 2 Bath	1,010 SF
	10205	Middle Mountain Road	A1	1 Bed / 1 Bath	677 SF
	10206	Middle Mountain Road	B2	2 Bed / 2 Bath	1,010 SF
	10207	Middle Mountain Road	A1	1 Bed / 1 Bath	677 SF
	10208	Middle Mountain Road	A1	1 Bed / 1 Bath	677 SF
	10209	Middle Mountain Road	A1	1 Bed / 1 Bath	677 SF
	10210	Middle Mountain Road	B2	2 Bed / 2 Bath	1,010 SF
	10211	Middle Mountain Road	B1-Alt	2 Bed / 2 Bath	958 SF
	10212	Middle Mountain Road	B1-Alt	2 Bed / 2 Bath	958 SF
3rd Floor	10301	Middle Mountain Road	B1-Alt	2 Bed / 2 Bath	958 SF
	10302	Middle Mountain Road	B1-Alt	2 Bed / 2 Bath	958 SF
	10303	Middle Mountain Road	A1	1 Bed / 1 Bath	677 SF
	10304	Middle Mountain Road	B2	2 Bed / 2 Bath	1,010 SF
	10305	Middle Mountain Road	A1	1 Bed / 1 Bath	677 SF
	10306	Middle Mountain Road	B2	2 Bed / 2 Bath	1,010 SF
	10307	Middle Mountain Road	A1	1 Bed / 1 Bath	677 SF
	10308	Middle Mountain Road	A1	1 Bed / 1 Bath	677 SF
	10309	Middle Mountain Road	A1	1 Bed / 1 Bath	677 SF
	10310	Middle Mountain Road	B2	2 Bed / 2 Bath	1,010 SF
	10311	Middle Mountain Road	B1-Alt	2 Bed / 2 Bath	958 SF
	10312	Middle Mountain Road	B1-Alt	2 Bed / 2 Bath	958 SF

BUILDING #10		
ADP GROSS BUILDING AREA SCHEDULE - (APARTMENTS) -...		
FLOOR LEVEL	AREA NAME	AREA S.F.
BUILDING #10		
GROUND LEVEL	BALCONY	479 SF
GROUND LEVEL	CORRIDOR	443 SF
GROUND LEVEL	COVERED ENTRY	146 SF
GROUND LEVEL	STAIRS	1,005 SF
GROUND LEVEL	STORAGES	273 SF
GROUND LEVEL	UNITS	10,237 SF
		12,584 SF
LEVEL 2	BALCONY	462 SF
LEVEL 2	CORRIDOR	443 SF
LEVEL 2	STAIRS	1,005 SF
LEVEL 2	STORAGES	95 SF
LEVEL 2	UNITS	10,237 SF
		12,243 SF
LEVEL 3	BALCONY	462 SF
LEVEL 3	CORRIDOR	443 SF
LEVEL 3	STAIRS	172 SF
LEVEL 3	STORAGES	95 SF
LEVEL 3	UNITS	10,237 SF
		11,410 SF
		36,238 SF



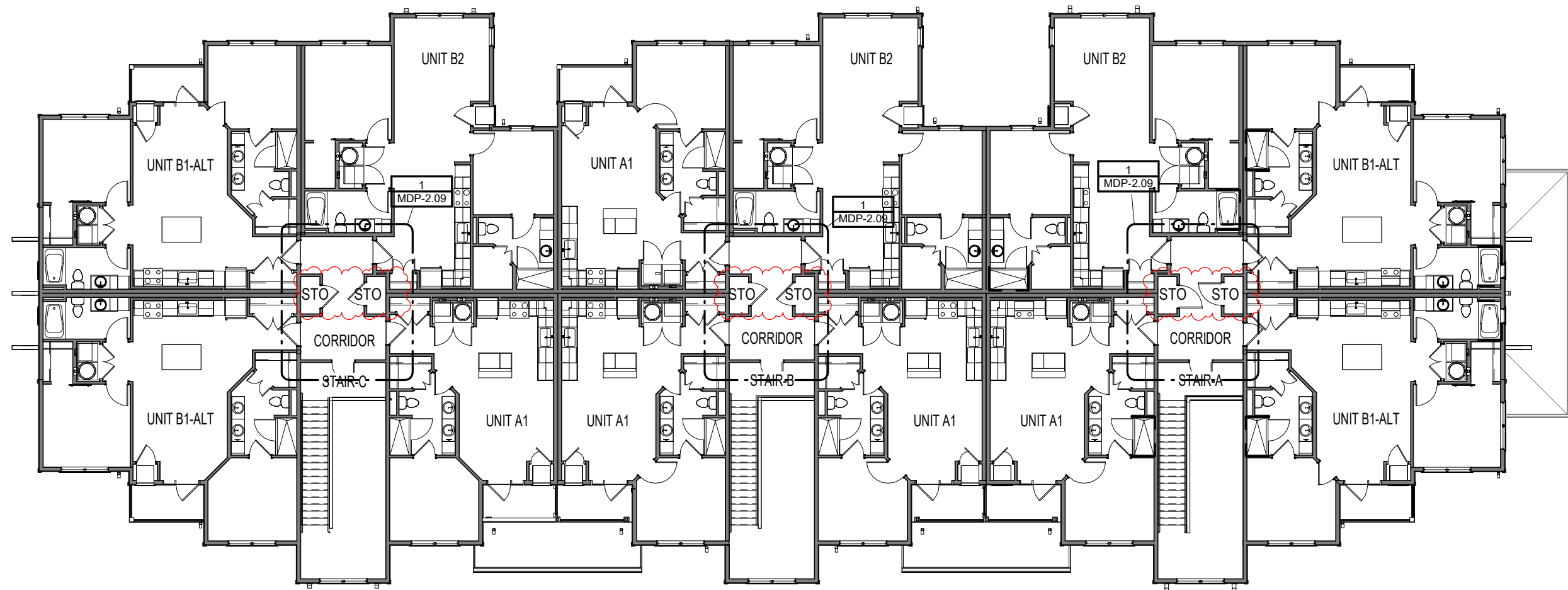
BUILDING 10	STUDIO-S	1 BED-A1	1 BED-A2	1 BED-A2 ANSI Type A	1 Bed-A3	1 Bed-A3 ANSI Type A	2 Bed-B1	2 Bed-B1 Alt	2 Bed-B1 Alt ANSI Type A	2 Bed-B2	4 BED-ESPLANADE-DE	4 BED-LO-LIVING-TW ANSI TYPE A	4 BED MIDDLE UNIT TOWNHOME-TH1	4 BED END UNIT TOWNHOME-TH2	UNIT TOTALS	BUILDING 10	GROSS BUILDING AREA
LEVEL 1	-	5	-	-	-	-	-	3	1	3	-	-	-	-	12	LEVEL 1	12,584
LEVEL 2	-	5	-	-	-	-	-	4	-	3	-	-	-	-	12	LEVEL 2	12,243
LEVEL 3	-	5	-	-	-	-	-	4	-	3	-	-	-	-	12	LEVEL 3	11,410
UNITS PER BUILDING	-	15	-	-	-	-	-	11	1	9	-	-	-	-	36	UNITS PER BUILDING	
BUILDING UNIT GSF	-	30,905	-	-	-	-	-	11,080	1,000	9,000	-	-	-	-	32,000	BUILDING UNIT GSF	36,237

MAXIMUM BUILDING HEIGHTS			
	PROPOSED FFE	MAX BUILDING HT	MAX ELEVATION
BUILDING 10			
POD A	6,562.59	45'	6,607.59
POD B	6,564.73	45'	6,609.73
POD C	6,567.04	45'	6,612.04

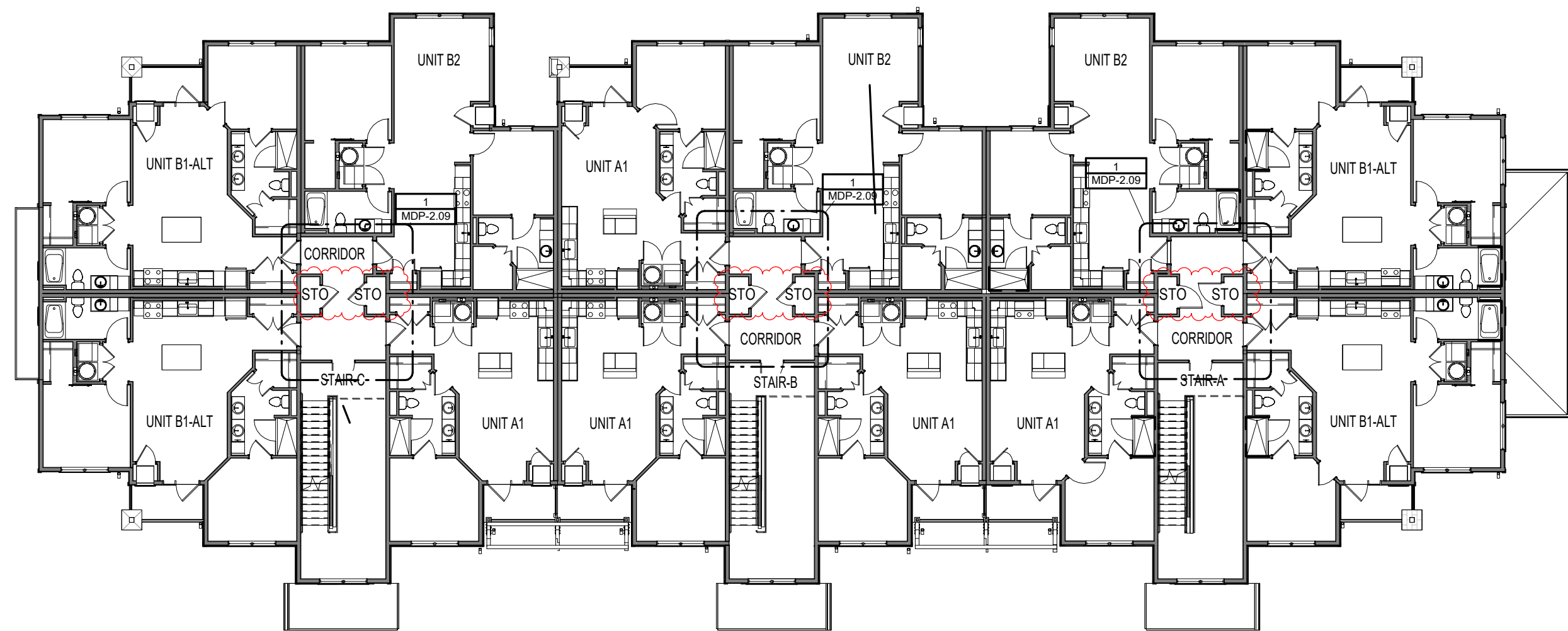
Storage Unit/Bike Storage Summary					
Direct MF Building, 396 bedrooms, results in 198 long term and short term storage units +2 = 200 long term spots					
Long Term Bike Storage Unit					
	Exterior Building Storage	Interior Building Storage	Unit Balcony	Unit Patio	Total
Building 6	2	24	24	12	62
Building 7	1	6	12	6	25
Building 8	0	11	12	6	29
Building 9	4	24	24	12	64
Building 10	4	18	18	9	49
Building 11	0	0	12	6	18
Total	11	83	102	51	247

* Garage Units (Townhomes) exempt from calculation

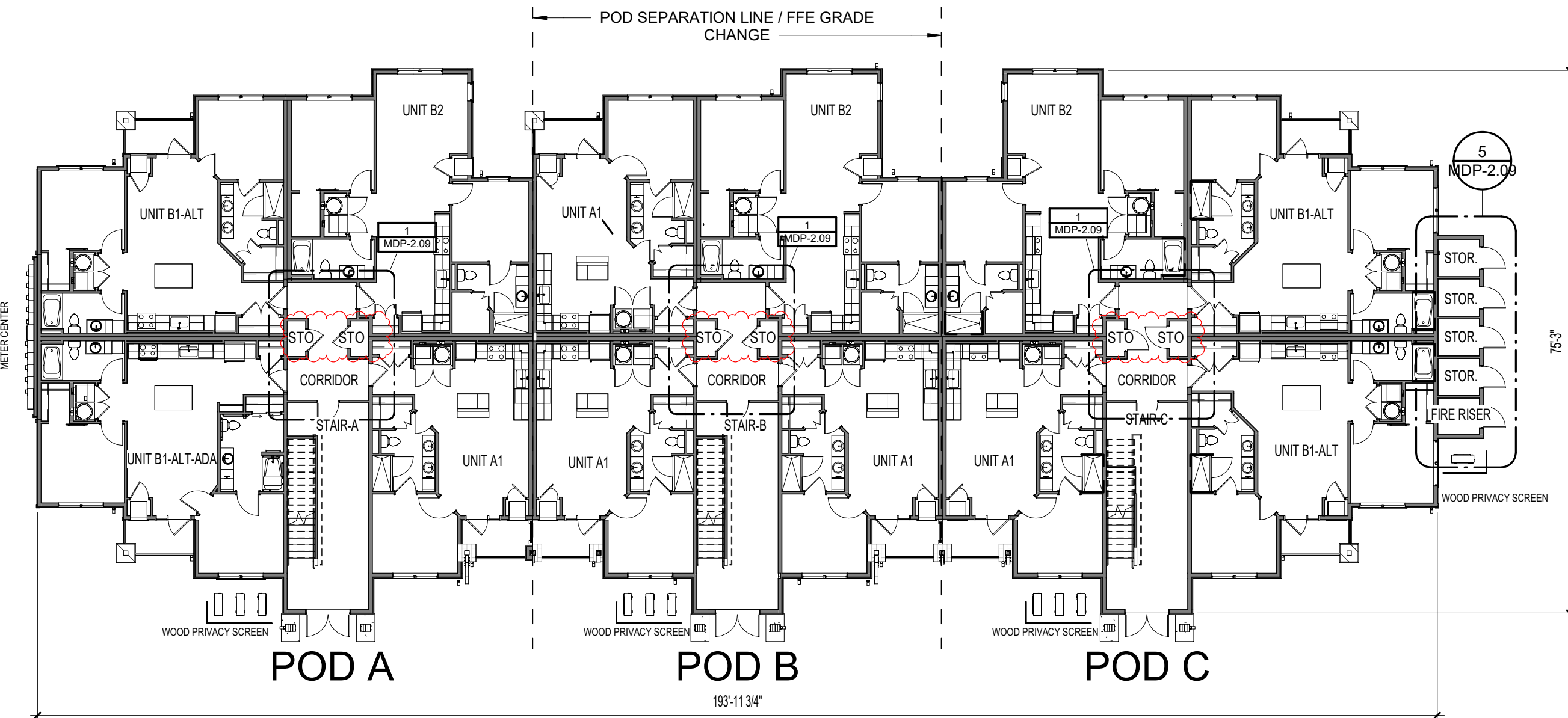
NOTE: STORAGE CLOSETS ARE LOCATED WITHIN THE INTERIOR OF THE BUILDINGS ADJACENT TO THE UNIT ENTRY DOORS AND ON THE GROUND FLOOR AT THE END OF BUILDINGS 6, 9, AND 10. SEE MDP2.09 FOR LAYOUTS



3 BUILDING #10 - LEVEL 3.
1/16" = 1'-0"



2 BUILDING #10 - LEVEL 2.
1/16" = 1'-0"



1 BUILDING #10 - GROUND LEVEL.
1/16" = 1'-0"

BUILDING #10 FLOOR PLANS | HOCKETT GULCH APTS. (PHASE 1B & 2)

MDP-2.05

BUILDING #11					
	Address#	Street Name	Unit Type	Description	Net Rentable Area
Ground Floor	11101	Winter Ridge Spur	A2 ANSI	1 Bed / 1 Bath - ANSI Type A	729 SF
	11102	Winter Ridge Spur	B1	2 Bed / 2 Bath	958 SF
	11103	Winter Ridge Spur	S1	Studio	551 SF
	11104	Winter Ridge Spur	A2	1 Bed / 1 Bath	729 SF
	11105	Winter Ridge Spur	S1	Studio	551 SF
	11106	Winter Ridge Spur	S1	Studio	551 SF
	11107	Winter Ridge Spur	S1	Studio	551 SF
	11108	Winter Ridge Spur	S1	Studio	551 SF
	11109	Winter Ridge Spur	S1	Studio	551 SF
	11110	Winter Ridge Spur	A2	1 Bed / 1 Bath	729 SF
	11111	Winter Ridge Spur	A2	1 Bed / 1 Bath	729 SF
	11112	Winter Ridge Spur	B1	2 Bed / 2 Bath	958 SF
2nd Floor	11201	Winter Ridge Spur	A2	1 Bed / 1 Bath	729 SF
	11202	Winter Ridge Spur	B1	2 Bed / 2 Bath	958 SF
	11203	Winter Ridge Spur	S1	Studio	551 SF
	11204	Winter Ridge Spur	A2	1 Bed / 1 Bath	729 SF
	11205	Winter Ridge Spur	S1	Studio	551 SF
	11206	Winter Ridge Spur	S1	Studio	551 SF
	11207	Winter Ridge Spur	S1	Studio	551 SF
	11208	Winter Ridge Spur	S1	Studio	551 SF
	11209	Winter Ridge Spur	S1	Studio	551 SF
	11210	Winter Ridge Spur	A2	1 Bed / 1 Bath	729 SF
	11211	Winter Ridge Spur	A2	1 Bed / 1 Bath	729 SF
	11212	Winter Ridge Spur	B1	2 Bed / 2 Bath	958 SF
3rd Floor	11301	Winter Ridge Spur	A2	1 Bed / 1 Bath	729 SF
	11302	Winter Ridge Spur	B1	2 Bed / 2 Bath	958 SF
	11303	Winter Ridge Spur	S1	Studio	551 SF
	11304	Winter Ridge Spur	A2	1 Bed / 1 Bath	729 SF
	11305	Winter Ridge Spur	S1	Studio	551 SF
	11306	Winter Ridge Spur	S1	Studio	551 SF
	11307	Winter Ridge Spur	S1	Studio	551 SF
	11308	Winter Ridge Spur	S1	Studio	551 SF
	11309	Winter Ridge Spur	S1	Studio	551 SF
	11310	Winter Ridge Spur	A2	1 Bed / 1 Bath	729 SF
	11311	Winter Ridge Spur	A2	1 Bed / 1 Bath	729 SF
	11312	Winter Ridge Spur	B1	2 Bed / 2 Bath	958 SF

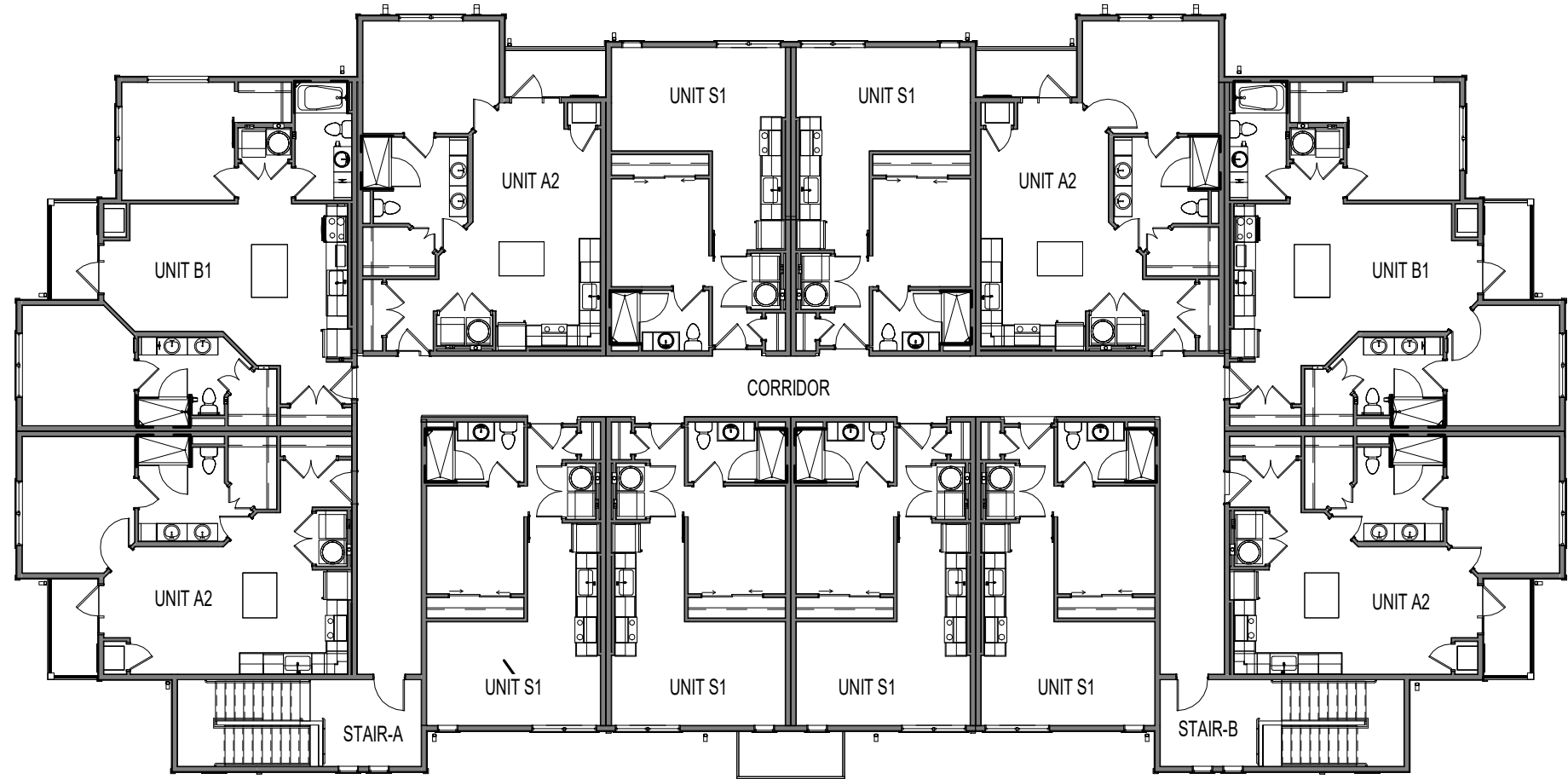
BUILDING #11		
ADP GROSS BUILDING AREA SCHEDULE - (APARTMENTS) -...		
FLOOR LEVEL	AREA NAME	AREA S.F.
BUILDING #11		
GROUND LEVEL	BALCONY	303 SF
GROUND LEVEL	CORRIDOR	857 SF
GROUND LEVEL	COVERED ENTRY	121 SF
GROUND LEVEL	STAIRS	442 SF
GROUND LEVEL	STORAGES	41 SF
GROUND LEVEL	UNITS	8,131 SF
		9,896 SF
LEVEL 2	BALCONY	303 SF
LEVEL 2	CORRIDOR	857 SF
LEVEL 2	STAIRS	442 SF
LEVEL 2	UNITS	8,131 SF
		9,734 SF
LEVEL 3	BALCONY	303 SF
LEVEL 3	CORRIDOR	857 SF
LEVEL 3	STAIRS	184 SF
LEVEL 3	UNITS	8,131 SF
		9,475 SF
		29,104 SF



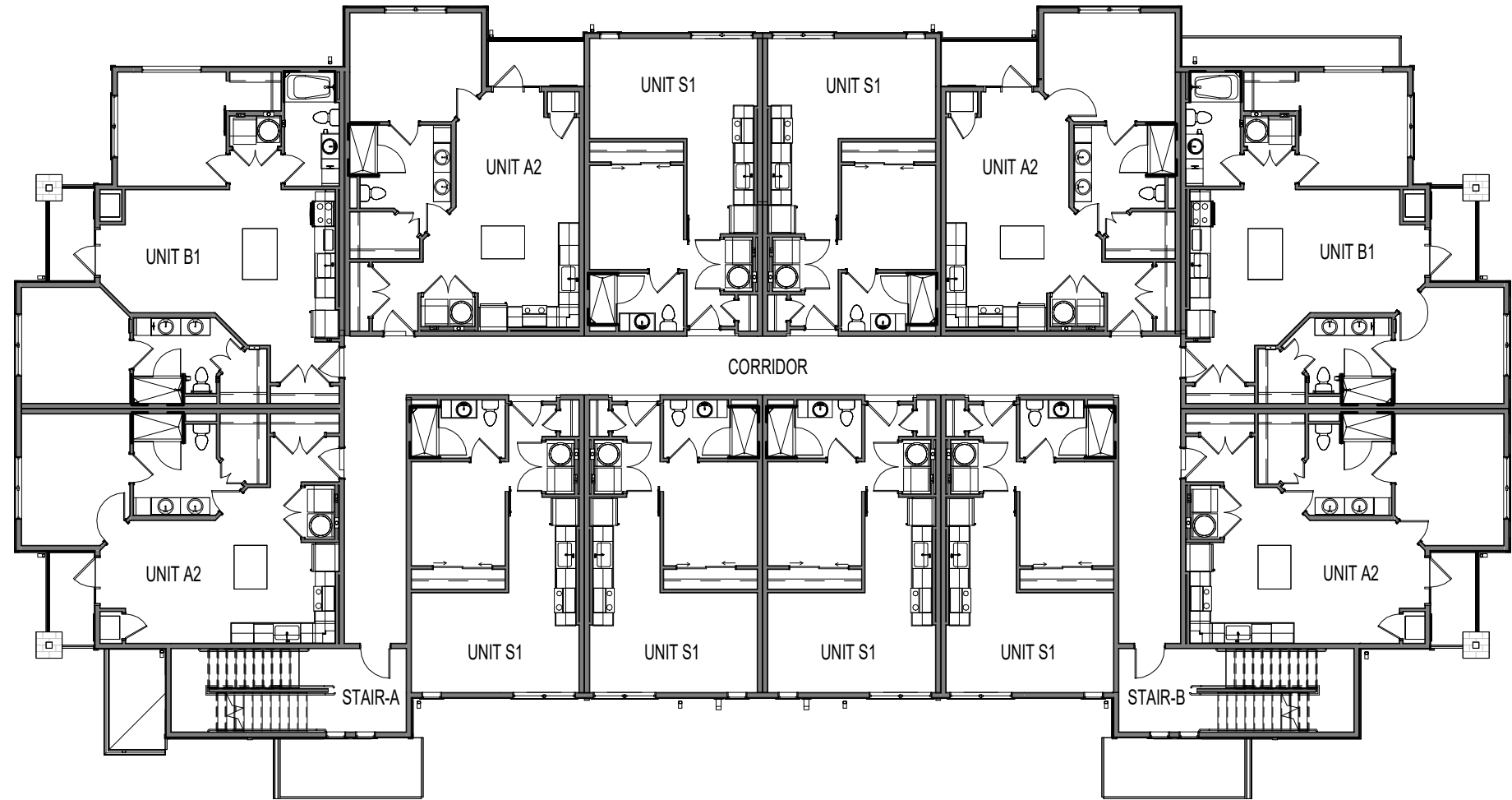
BUILDING 11 - W/ STUDIOS	STUDIO - S	1 BED - A1	1 BED - A2	1 BED - A2 ANSI TYPE A	1 Bed - A3	1 Bed - A3 ANSI Type A	2 Bed - B1	2 Bed - B1 Alt	2 Bed - B1 Alt ANSI TYPE A	2 Bed - B2	4 BED - CO-OPING - TH1 ANSI TYPE A	4 BED MIDDLE UNIT TOWNHOME- TH1	4 BED END UNIT TOWNHOME- TH2	UNIT TOTALS	BUILDING 11 - W/ STUDIOS	GROSS BUILDING AREA
LEVEL 1	6	-	3	1	-	-	2	-	-	-	-	-	-	12	LEVEL 1	9,896
LEVEL 2	6	-	4	-	-	-	2	-	-	-	-	-	-	12	LEVEL 2	9,734
LEVEL 3	6	-	4	-	-	-	2	-	-	-	-	-	-	12	LEVEL 3	9,475
UNITS PER BUILDING	18	-	11	1	-	-	6	-	-	-	-	-	-	36	UNITS PER BUILDING	
BUILDING UNIT GSF	9,901	-	8,568	729	-	-	6,048	-	-	-	-	-	-	25,214	BUILDING UNIT GSF	29,105

MAXIMUM BUILDING HEIGHTS			
	PROPOSED FFE	MAX BUILDING HT	MAX ELEVATION
BUILDING 11	6,563.28	45'	6,608.28

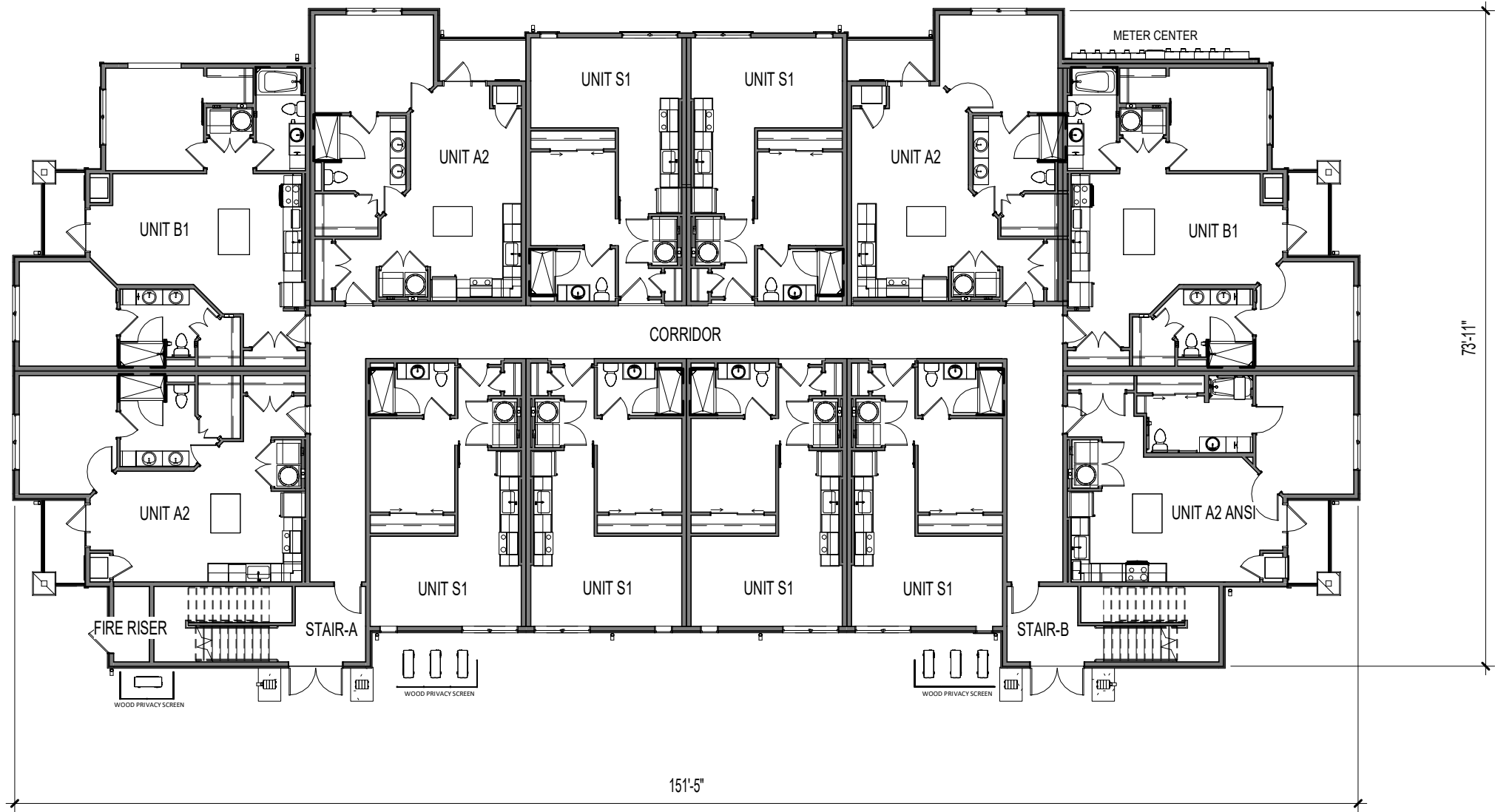
Storage Unit/Bike Storage Summary					
Direct MF Building, 396 bedrooms, results in 198 long term and short term storage units +2 = 200 long term spots					
Long Term Bike Storage Unit					
	Exterior Building Storage	Interior Building Storage	Unit Balcony	Unit Patio	Total
Building 6	2	24	24	12	62
Building 7	1	6	12	6	25
Building 8	0	11	12	6	29
Building 9	4	24	24	12	64
Building 10	4	18	18	9	49
Building 11	0	0	12	6	18
Total	11	83	102	51	247
* Garage Units (Townhomes) exempt from calculation					
NOTE: STORAGE CLOSETS ARE LOCATED WITHIN THE INTERIOR OF THE BUILDINGS ADJACENT TO THE UNIT ENTRY DOORS AND ON THE GROUND FLOOR AT THE END OF BUILDINGS 6, 9, AND 10. SEE MDP2.09 FOR LAYOUTS					



3 BUILDING #11 - LEVEL 3.
1/16" = 1'-0"



2 BUILDING #11 - LEVEL 2.
1/16" = 1'-0"



1 BUILDING #11 - GROUND LEVEL.
1/16" = 1'-0"

BUILDING 12				
Address#	Street Name	Unit Type	Description	Net Rentable Area
12101	Winter Ridge Road	TH-2	4 Bed 3 Bath End Unit Townhome	2,137 SF
12102	Winter Ridge Road	TH-1	4 Bed 3 Bath Middle Unit Townhome	2,256 SF
12103	Winter Ridge Road	TH-1	4 Bed 3 Bath Middle Unit Townhome	2,256 SF
12104	Winter Ridge Road	TH-1	4 Bed 3 Bath Middle Unit Townhome	2,256 SF
12105	Winter Ridge Road	TH-1	4 Bed 3 Bath Middle Unit Townhome	2,256 SF
12106	Winter Ridge Road	TH-1	4 Bed 3 Bath Middle Unit Townhome	2,256 SF
12107	Winter Ridge Road	TH-1	4 Bed 3 Bath Middle Unit Townhome	2,256 SF
12108	Winter Ridge Road	TH-2	4 Bed 3 Bath End Unit Townhome	2,137 SF

BUILDING 13				
Address#	Street Name	Unit Type	Description	Net Rentable Area
13101	Winter Ridge Road	TH-2	4 Bed 3 Bath End Unit Townhome	2,137 SF
13102	Winter Ridge Road	TH-1	4 Bed 3 Bath Middle Unit Townhome	2,256 SF
13103	Winter Ridge Road	TH-1	4 Bed 3 Bath Middle Unit Townhome	2,256 SF
13104	Winter Ridge Road	TH-1	4 Bed 3 Bath Middle Unit Townhome	2,256 SF
13105	Winter Ridge Road	TH-1	4 Bed 3 Bath Middle Unit Townhome	2,256 SF
13106	Winter Ridge Road	TH-1	4 Bed 3 Bath Middle Unit Townhome	2,256 SF
13107	Winter Ridge Road	TH-1	4 Bed 3 Bath Middle Unit Townhome	2,256 SF
13108	Winter Ridge Road	TH-2	4 Bed 3 Bath End Unit Townhome	2,137 SF

BUILDING 14				
Address#	Street Name	Unit Type	Description	Net Rentable Area
14101	Winter Ridge Road	TH-2	4 Bed 3 Bath End Unit Townhome	2,137 SF
14102	Winter Ridge Road	TH-1	4 Bed 3 Bath Middle Unit Townhome	2,256 SF
14103	Winter Ridge Road	TH-1	4 Bed 3 Bath Middle Unit Townhome	2,256 SF
14104	Winter Ridge Road	TH-1	4 Bed 3 Bath Middle Unit Townhome	2,256 SF
14105	Winter Ridge Road	TH-1	4 Bed 3 Bath Middle Unit Townhome	2,256 SF
14106	Winter Ridge Road	TH-1	4 Bed 3 Bath Middle Unit Townhome	2,256 SF
14107	Winter Ridge Road	TH-1	4 Bed 3 Bath Middle Unit Townhome	2,256 SF
14108	Winter Ridge Road	TH-2	4 Bed 3 Bath End Unit Townhome	2,137 SF

BUILDING - 12	STUDIO - S	1 BED - A1	1 BED - A2	1 BED - A2 ANS1 TYPE A	1 Bed - A3	1 Bed - A3 ANS1 Type A	2 Bed - B1	2 Bed - B1 Alt	2 Bed - B1 Alt ANS1 TYPE A	2 Bed - B2	4 BED - CO LIVING - D1	4 BED - CO LIVING - D1 ANS1 TYPE A	4 BED MIDDLE UNIT TOWNHOME - TH1	4 BED END UNIT TOWNHOME - TH2	UNIT TOTALS	BUILDING - 12	GROSS BUILDING AREA
2/3 Stories	--	--	--	--	--	--	--	--	--	--	--	--	6	2	8	2/3 Stories	
UNITS PER BUILDING	--	--	--	--	--	--	--	--	--	--	--	--	6	2	8	UNITS PER BUILDING	
BUILDING UNIT GSF	--	--	--	--	--	--	--	--	--	--	--	--	16,524	5,474	21,998	BUILDING UNIT GSF	22,524

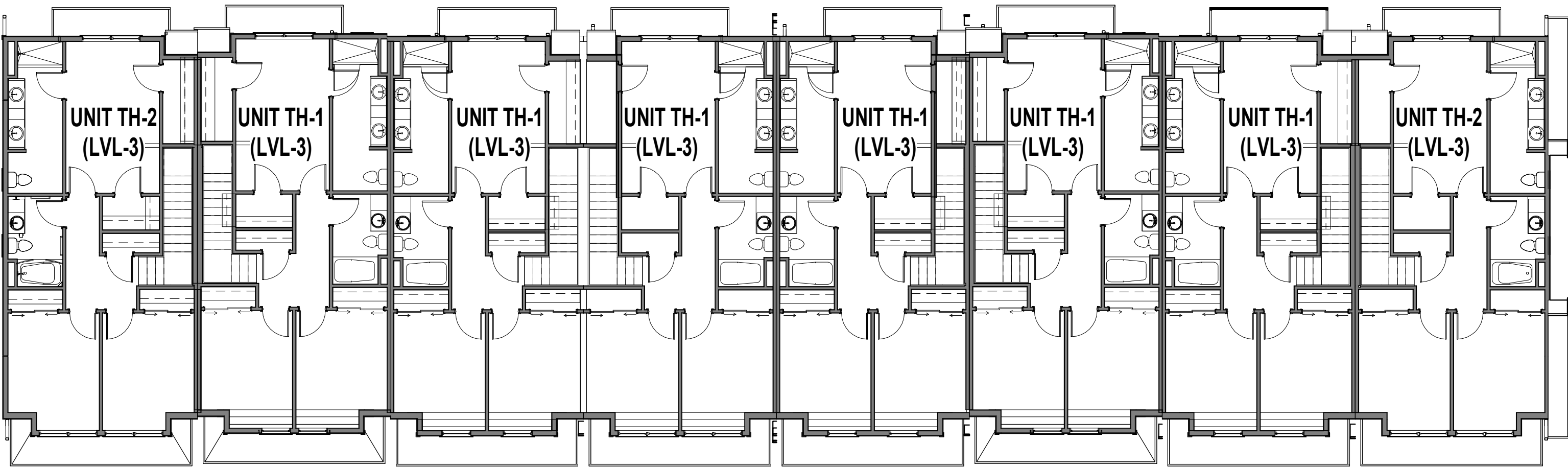
BUILDING - 13	STUDIO - S	1 BED - A1	1 BED - A2	1 BED - A2 ANS1 TYPE A	1 Bed - A3	1 Bed - A3 ANS1 Type A	2 Bed - B1	2 Bed - B1 Alt	2 Bed - B1 Alt ANS1 TYPE A	2 Bed - B2	4 BED - CO LIVING - D1	4 BED - CO LIVING - D1 ANS1 TYPE A	4 BED MIDDLE UNIT TOWNHOME - TH1	4 BED END UNIT TOWNHOME - TH2	UNIT TOTALS	BUILDING - 13	GROSS BUILDING AREA
2/3 Stories	--	--	--	--	--	--	--	--	--	--	--	--	6	2	8	2/3 Stories	
UNITS PER BUILDING	--	--	--	--	--	--	--	--	--	--	--	--	6	2	8	UNITS PER BUILDING	
BUILDING UNIT GSF	--	--	--	--	--	--	--	--	--	--	--	--	16,524	5,474	21,998	BUILDING UNIT GSF	22,524

BUILDING - 14	STUDIO - S	1 BED - A1	1 BED - A2	1 BED - A2 ANS1 TYPE A	1 Bed - A3	1 Bed - A3 ANS1 Type A	2 Bed - B1	2 Bed - B1 Alt	2 Bed - B1 Alt ANS1 TYPE A	2 Bed - B2	4 BED - CO LIVING - D1	4 BED - CO LIVING - D1 ANS1 TYPE A	4 BED MIDDLE UNIT TOWNHOME - TH1	4 BED END UNIT TOWNHOME - TH2	UNIT TOTALS	BUILDING - 14	GROSS BUILDING AREA
2/3 Stories	--	--	--	--	--	--	--	--	--	--	--	--	6	2	8	2/3 Stories	
UNITS PER BUILDING	--	--	--	--	--	--	--	--	--	--	--	--	6	2	8	UNITS PER BUILDING	
BUILDING UNIT GSF	--	--	--	--	--	--	--	--	--	--	--	--	16,524	5,474	21,998	BUILDING UNIT GSF	22,524

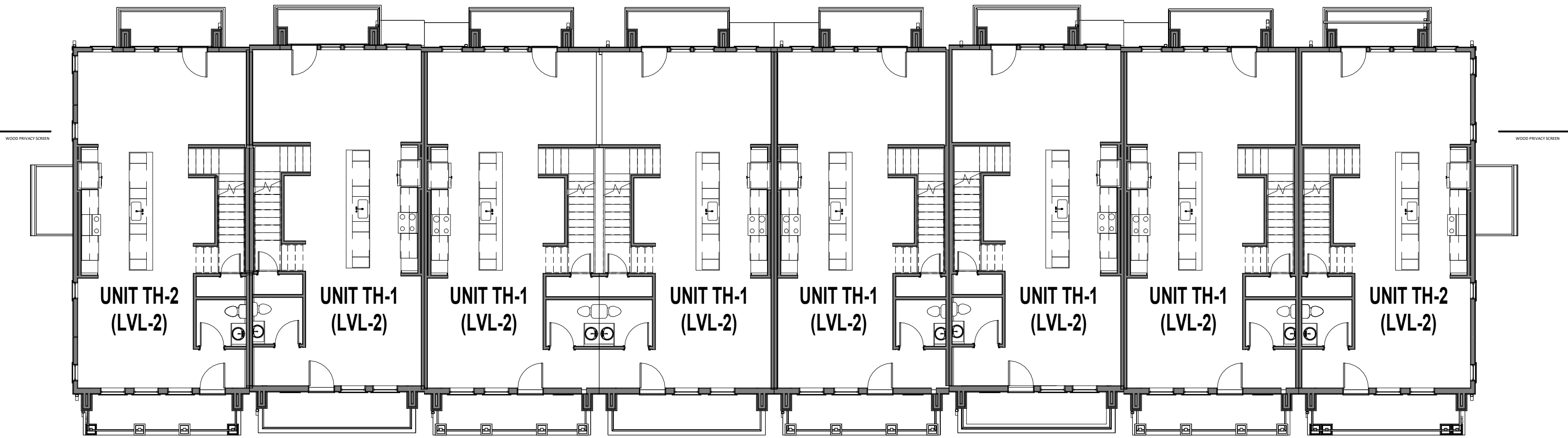
MAXIMUM BUILDING HEIGHTS			
BUILDING 12	PROPOSED FFE	MAX BUILDING HT	MAX ELEVATION
A	6,559.36	35'	6,694.36
B	6,559.86	35'	6,694.86
C	6,560.86	35'	6,695.86
D	6,561.86	35'	6,696.86
E	6,563.36	35'	6,698.36
F	6,563.36	35'	6,698.36
G	6,563.86	35'	6,698.86
H	6,564.36	35'	6,699.36

MAXIMUM BUILDING HEIGHTS			
BUILDING 14	PROPOSED FFE	MAX BUILDING HT	MAX ELEVATION
A	6,574.06	35'	6,609.06
B	6,575.06	35'	6,610.06
C	6,576.06	35'	6,611.06
D	6,577.06	35'	6,612.06
E	6,578.06	35'	6,613.06
F	6,579.06	35'	6,614.06
G	6,579.06	35'	6,614.06
H	6,579.56	35'	6,614.56

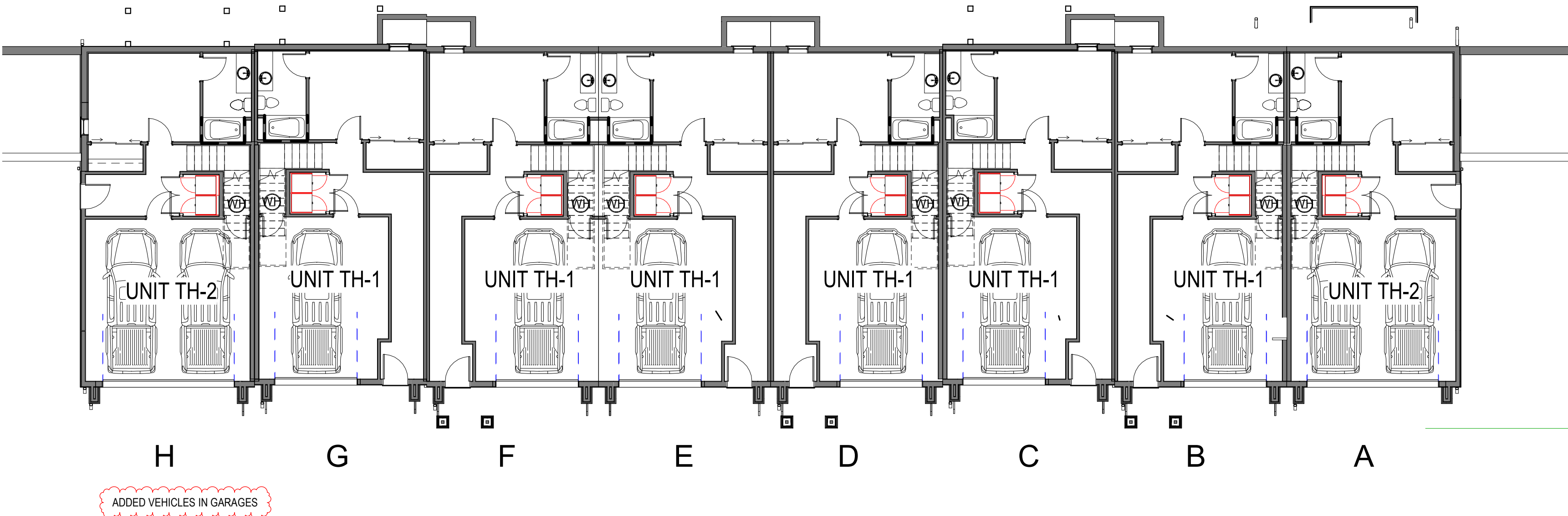
GROSS BUILDING AREA SCHEDULE - (TOWNHOME BUILDINGS #12-14)			
FLOOR LEVEL		AREA NAME	AREA S.F.
BUILDING #12-14			
GROUND LEVEL		GARAGE	2,883 SF
GROUND LEVEL		TOWNHOME	4,256 SF
			7,139 SF
LEVEL 2		BALCONIES	732 SF
LEVEL 2		COVERED PATIO	501 SF
LEVEL 2		TOWNHOME	7,007 SF
			8,240 SF
LEVEL 3		TOWNHOME	7,145 SF
			7,145 SF
BUILDING GROSS S.F.			22,524 SF



3 TOWNHOME #12-#14 - LEVEL 3
3/32" = 1'-0"



2 TOWNHOME #12-#14 - LEVEL 2
3/32" = 1'-0"



1 TOWNHOME #12-#14 - GROUND LEVEL
3/32" = 1'-0"

BUILDINGS #12-14 FLOOR PLANS | HOCKETT GULCH APTS. (PHASE 1B & 2)

MDP-2.07

DATE: 02/07/2025

PROJECT No: 5962



© 2024

A FUGLEBERG KOCH COMPANY

2555 TEMPLE TRAIL, WINTER PARK, FL 32789

TEL: (407) 629-0595

www.fkcompanies.com

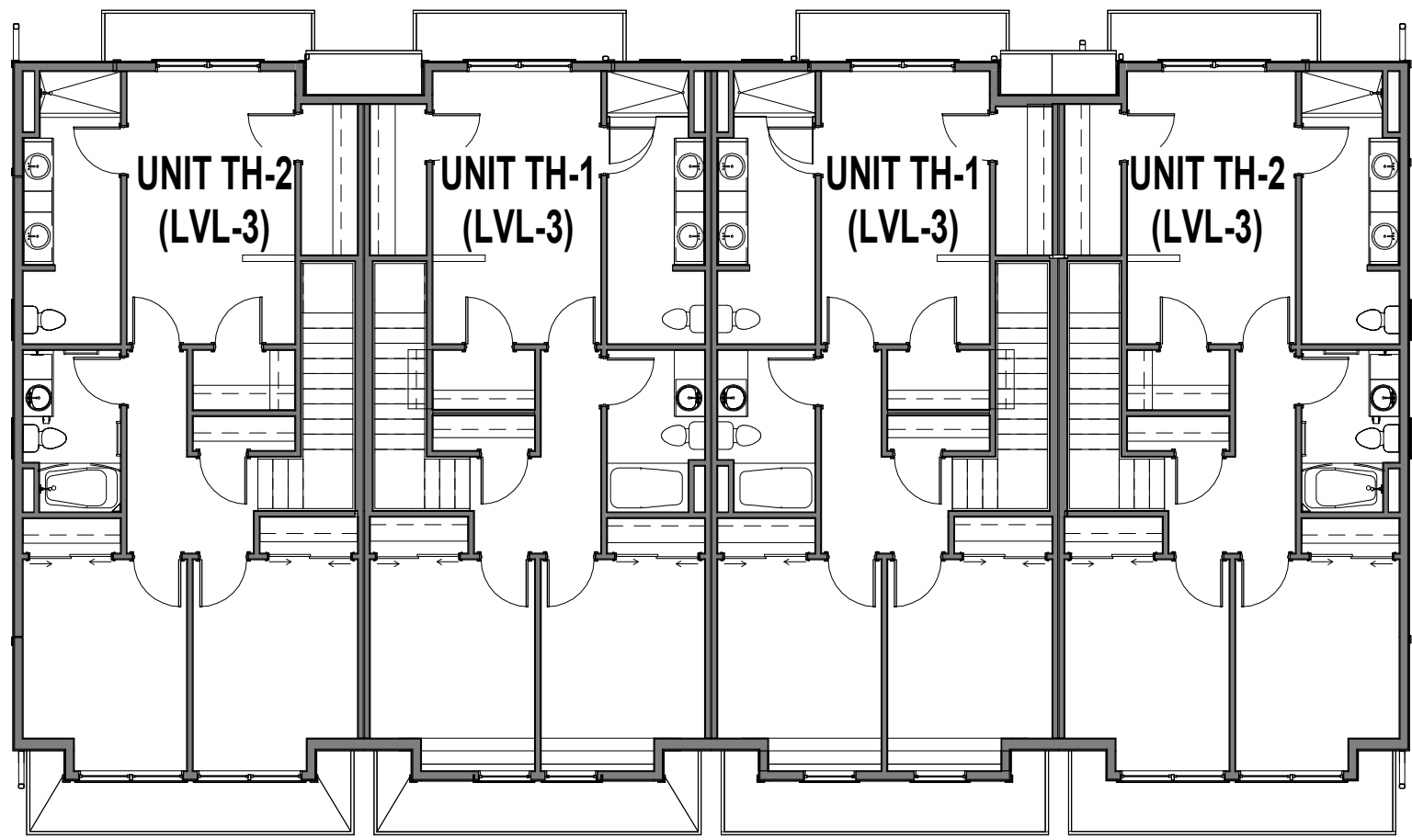
FL LICENSE # AR0017385

BUILDING 15				
Address#	Street Name	Unit Type	Description	Net Rentable Area
15101	Winter Ridge Road	TH-2	4 Bed 3 Bath End Unit Townhome	2,137 SF
15102	Winter Ridge Road	TH-1	4 Bed 3 Bath Middle Unit Townhome	2,256 SF
15103	Winter Ridge Road	TH-1	4 Bed 3 Bath Middle Unit Townhome	2,256 SF
15104	Winter Ridge Road	TH-2	4 Bed 3 Bath End Unit Townhome	2,137 SF

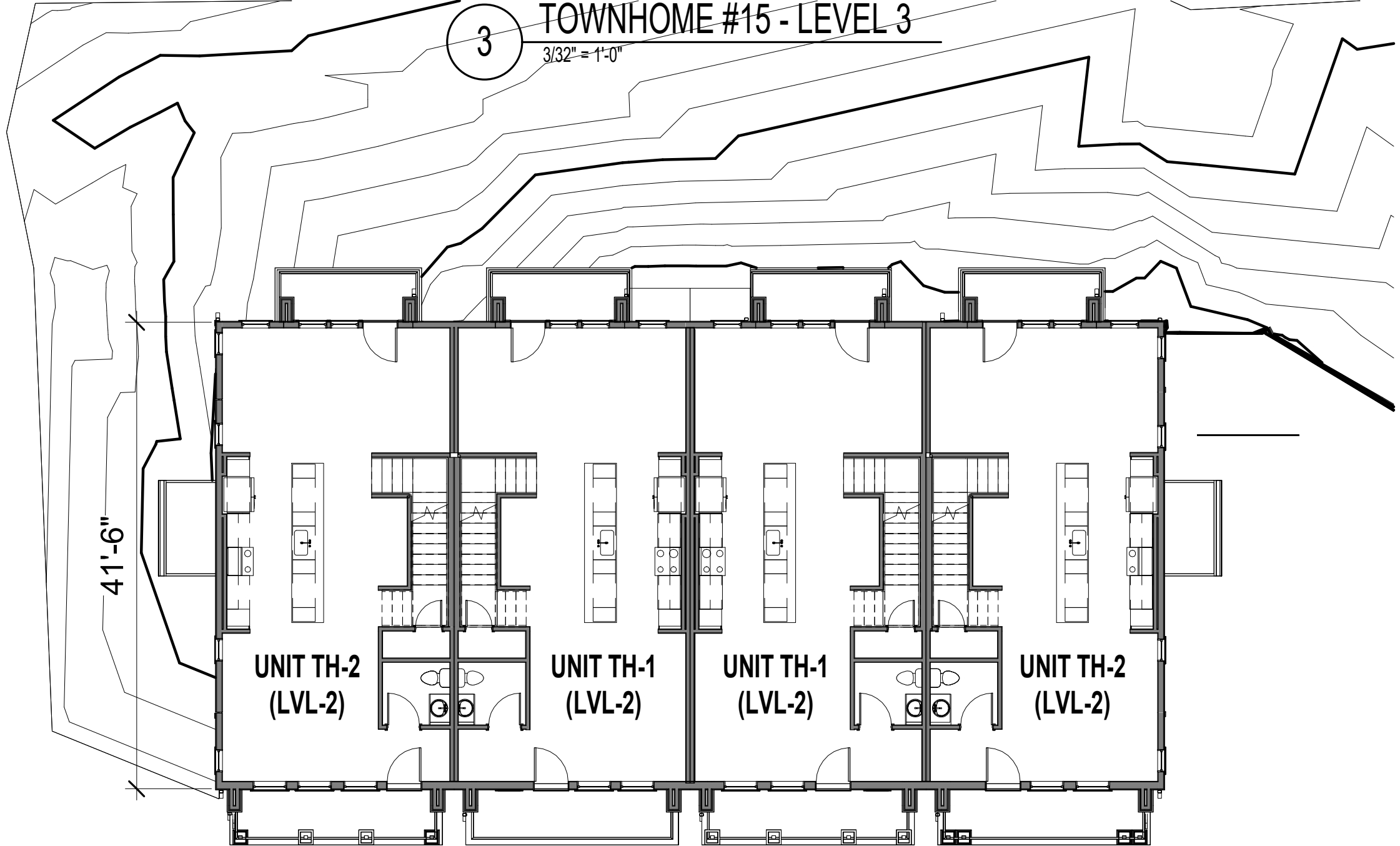
BUILDING #15			
GROSS BUILDING AREA SCHEDULE - (TOWNHOME BUILDING #15)			
FLOOR LEVEL		AREA NAME	AREA S.F.
BUILDING #15			
GROUND LEVEL		GARAGE	1,541 SF
GROUND LEVEL		TOWNHOME	2,011 SF
			3,553 SF
LEVEL 2		BALCONIES	366 SF
LEVEL 2		COVERED PATIO	251 SF
LEVEL 2		TOWNHOME	3,509 SF
			4,125 SF
LEVEL 3		TOWNHOME	3,578 SF
			3,578 SF
			11,256 SF
BUILDING GROSS S.F.			11,256 SF

BUILDING - 15	STUDIO - S	1 BED - A1	1 BED - A2	1 BED - A2 ANSI TYPE A	1 Bed - A3	1 Bed - A3 ANSI Type A	2 Bed - B1	2 Bed - B1 Alt	2 Bed - B1 Alt ANSI TYPE A	2 Bed - B2	4 BED - COLUMBIA - D1	4 BED - CO- LIVING - D1 ANSI TYPE A	4 BED MIDDLE UNIT TOWNHOME - TH1	4 BED END UNIT TOWNHOME - TH2	UNIT TOTALS	BUILDING - 15	GROSS BUILDING AREA
2/3 Stories	-	-	-	-	-	-	-	-	-	-	-	-	2	2	4	2/3 Stories	
UNITS PER BUILDING	-	-	-	-	-	-	-	-	-	-	-	-	2	2	4	UNITS PER BUILDING	
BUILDING UNIT GSF	-	-	-	-	-	-	-	-	-	-	-	-	5,508	5,474	10,982	BUILDING UNIT GSF	11,256

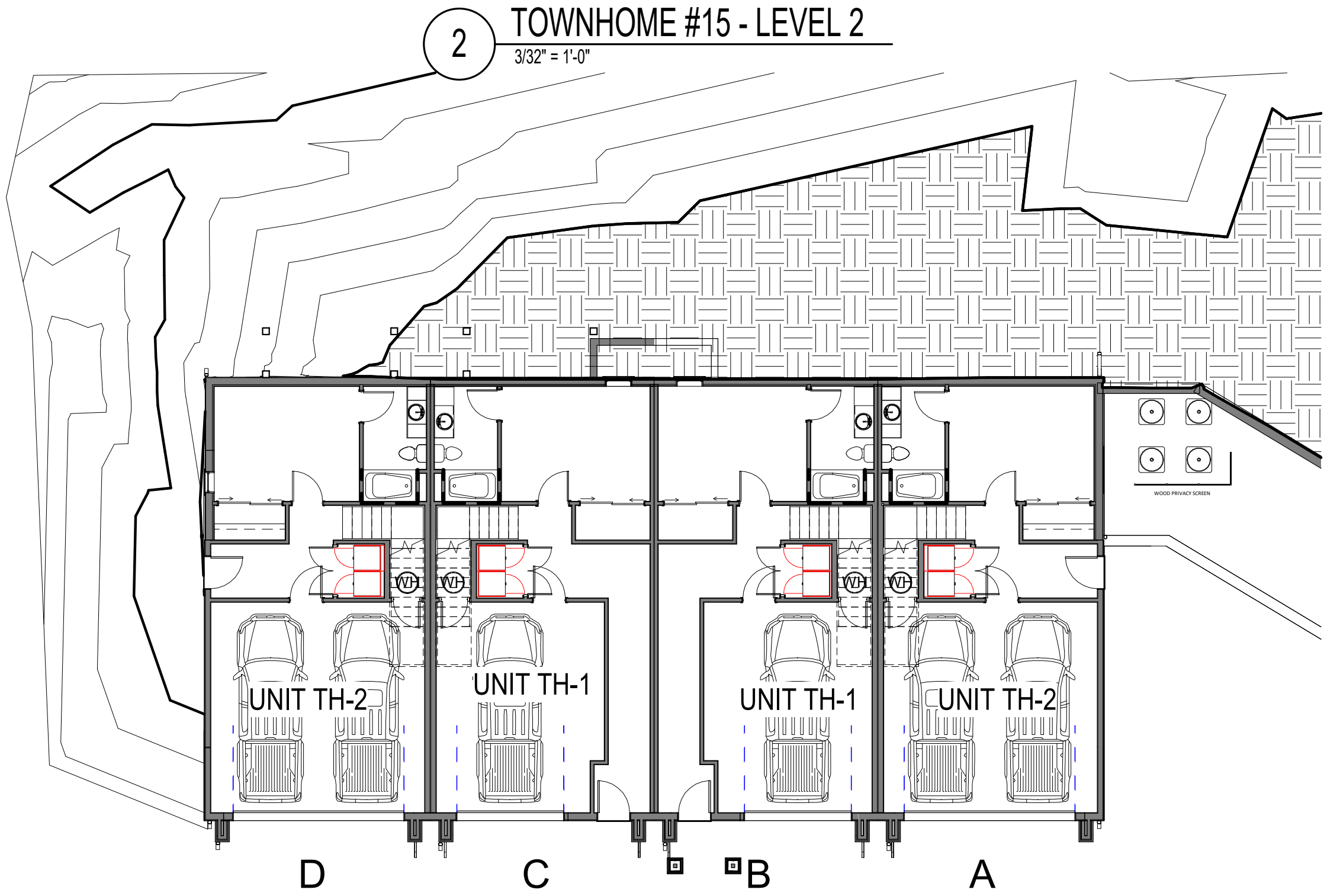
MAXIMUM BUILDING HEIGHTS			
	PROPOSED FFE	MAX BUILDING HT	MAX ELEVATION
BUILDING 15	6,580.16	35'	6,615.16



3 TOWNHOME #15 - LEVEL 3
3/32" = 1'-0"

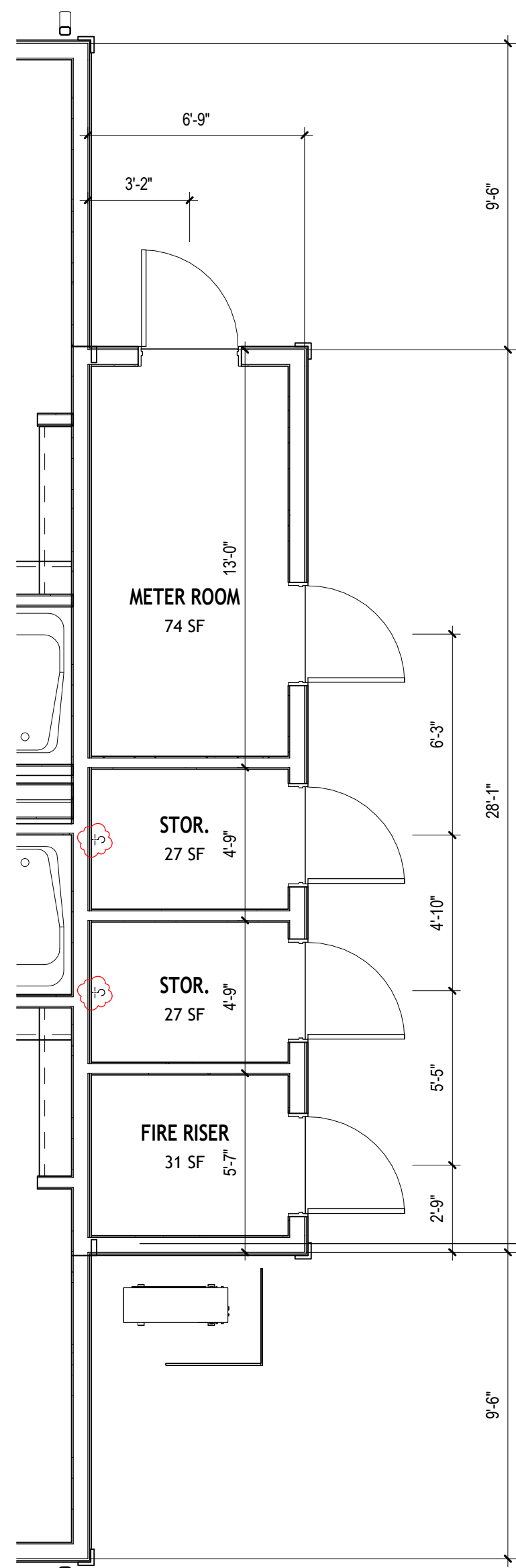


2 TOWNHOME #15 - LEVEL 2
3/32" = 1'-0"

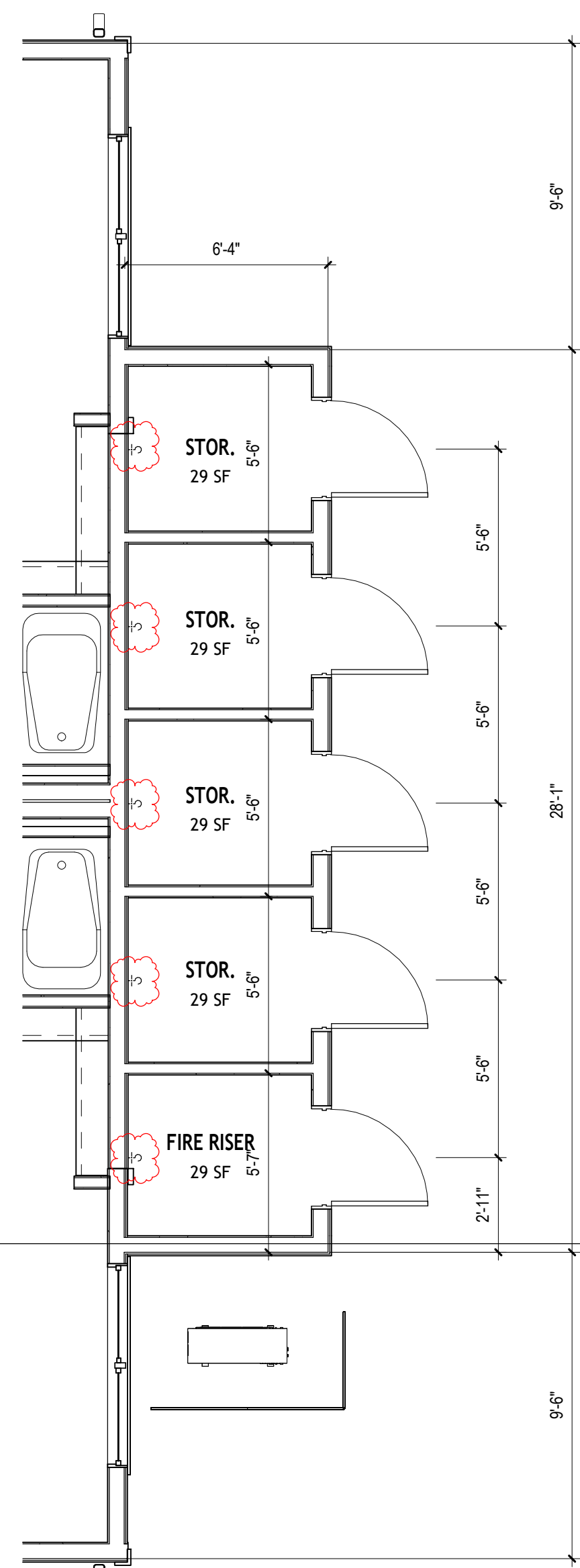


1 TOWNHOME #15 - GROUND LEVEL
3/32" = 1'-0"

ADDED VEHICLES IN GARAGES



4 EX. STORAGES - BLDG. #6 - GROUND LVL.
1/4" = 1'-0"



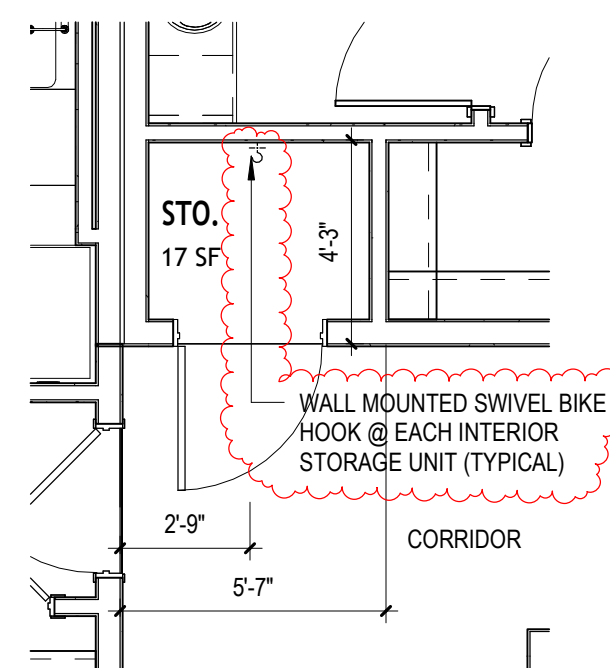
5 EX. STORAGES - BLDGS. #9 & 10 - GROUND LVL.
1/4" = 1'-0"



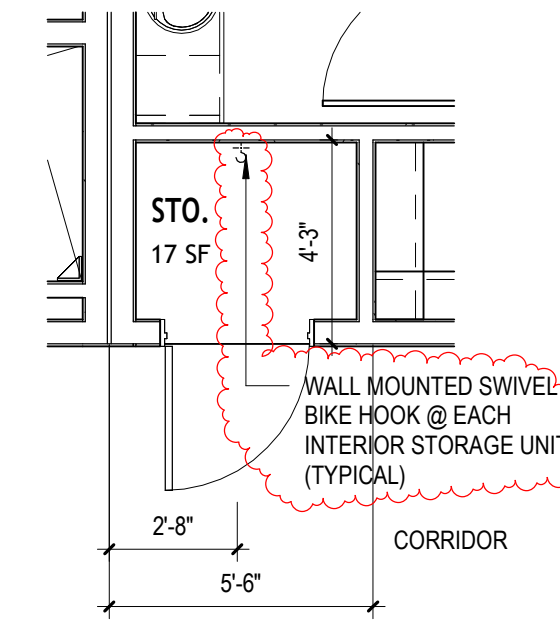
WALL MOUNTED SWIVEL BIKE HOOK
1/2" = 1'-0"



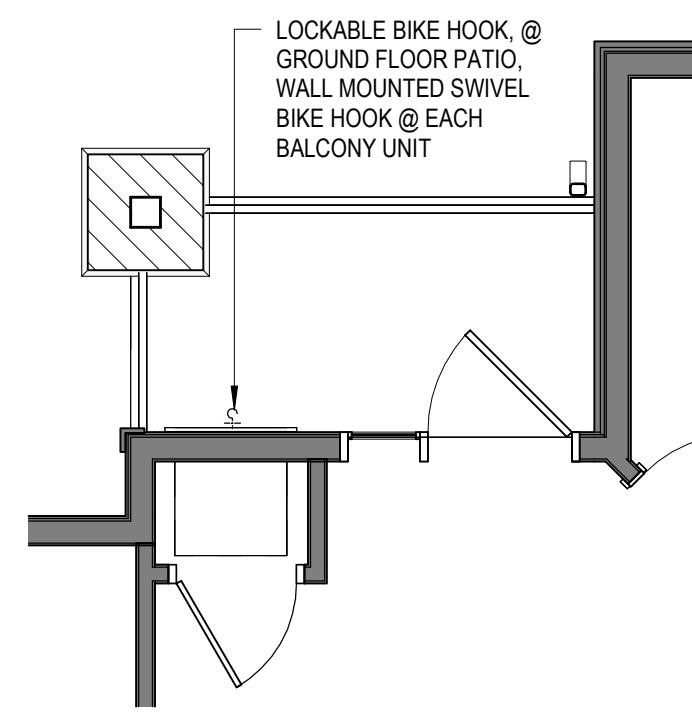
WALL MOUNTED - LOCKABLE BIKE HOOK @
GROUND FLOOR UNIT PATIOS
1/2" = 1'-0"



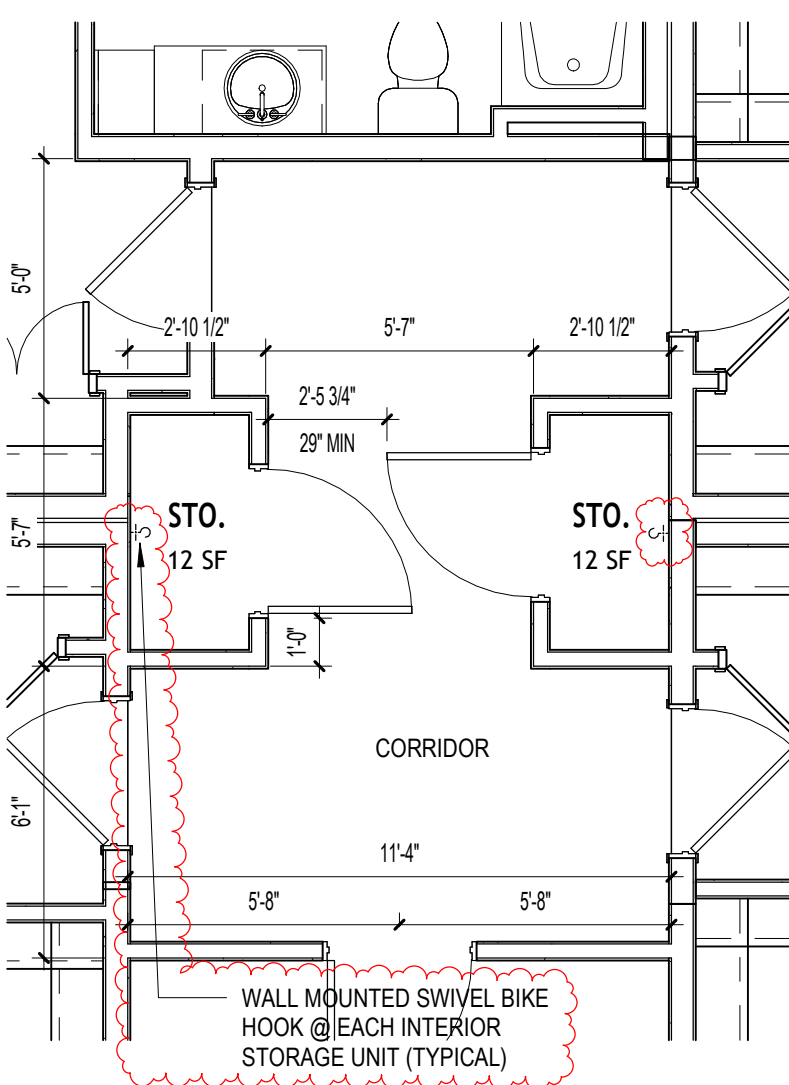
6 STORAGE 01 - BLDG. #8 - ALL LVLS
1/4" = 1'-0"



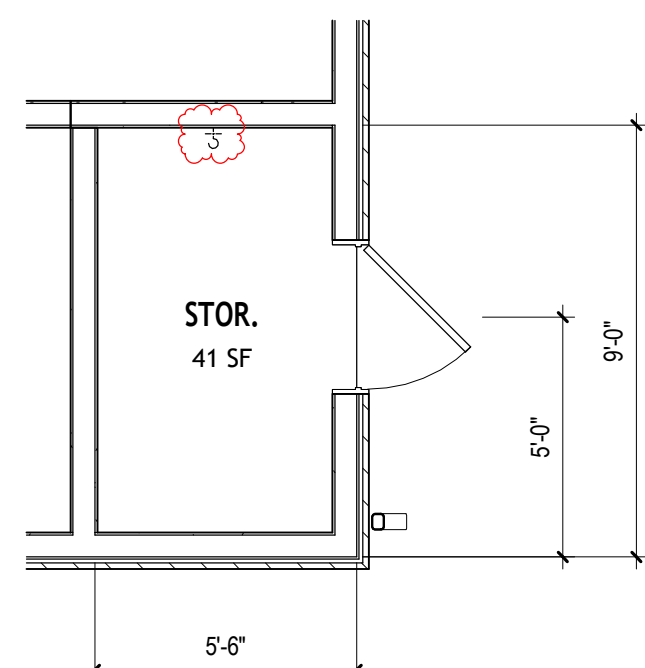
7 STORAGE 02 - BLDG. #8 - ALL LVLS
1/4" = 1'-0"



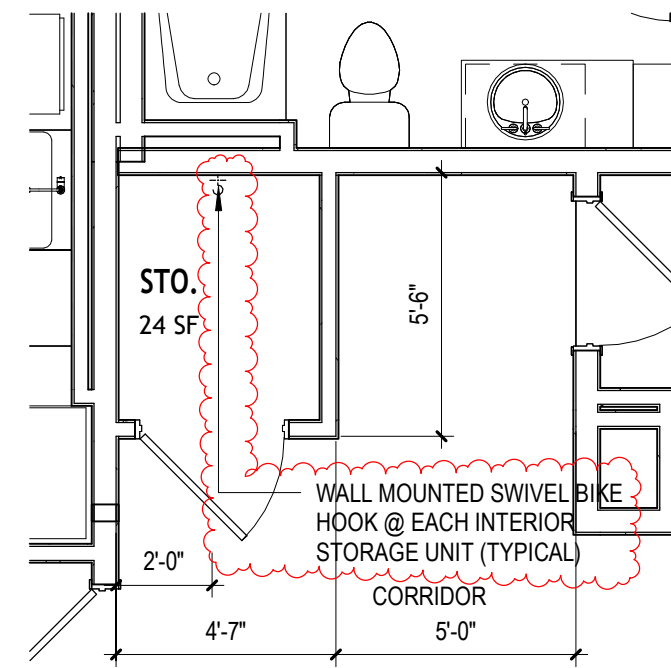
8 UNIT PATIO TYP. - BIKE STORAGE
1/4" = 1'-0"



1 STORAGE - BLDGS. #6,9 & 10 - ALL LVLS
1/4" = 1'-0"



2 EX. STORAGE - BLDGS. #7 - GROUND LVL.
1/4" = 1'-0"



3 INT. STORAGE - BLDGS. #7 - ALL LVLS.
1/4" = 1'-0"

Storage Unit/Bike Storage Summary					
Direct MF Building, 396 bedrooms, results in 198 long term and short term storage units +2 = 200 long term spots					
Long Term Bike Storage Unit					
	Exterior Building Storage	Interior Building Storage	Unit Balcony	Unit Patio	Total
Building 6	2	24	24	12	62
Building 7	1	6	12	6	25
Building 8	0	11	12	6	29
Building 9	4	24	24	12	64
Building 10	4	18	18	9	49
Building 11	0	0	12	6	18
Total	11	83	102	51	247

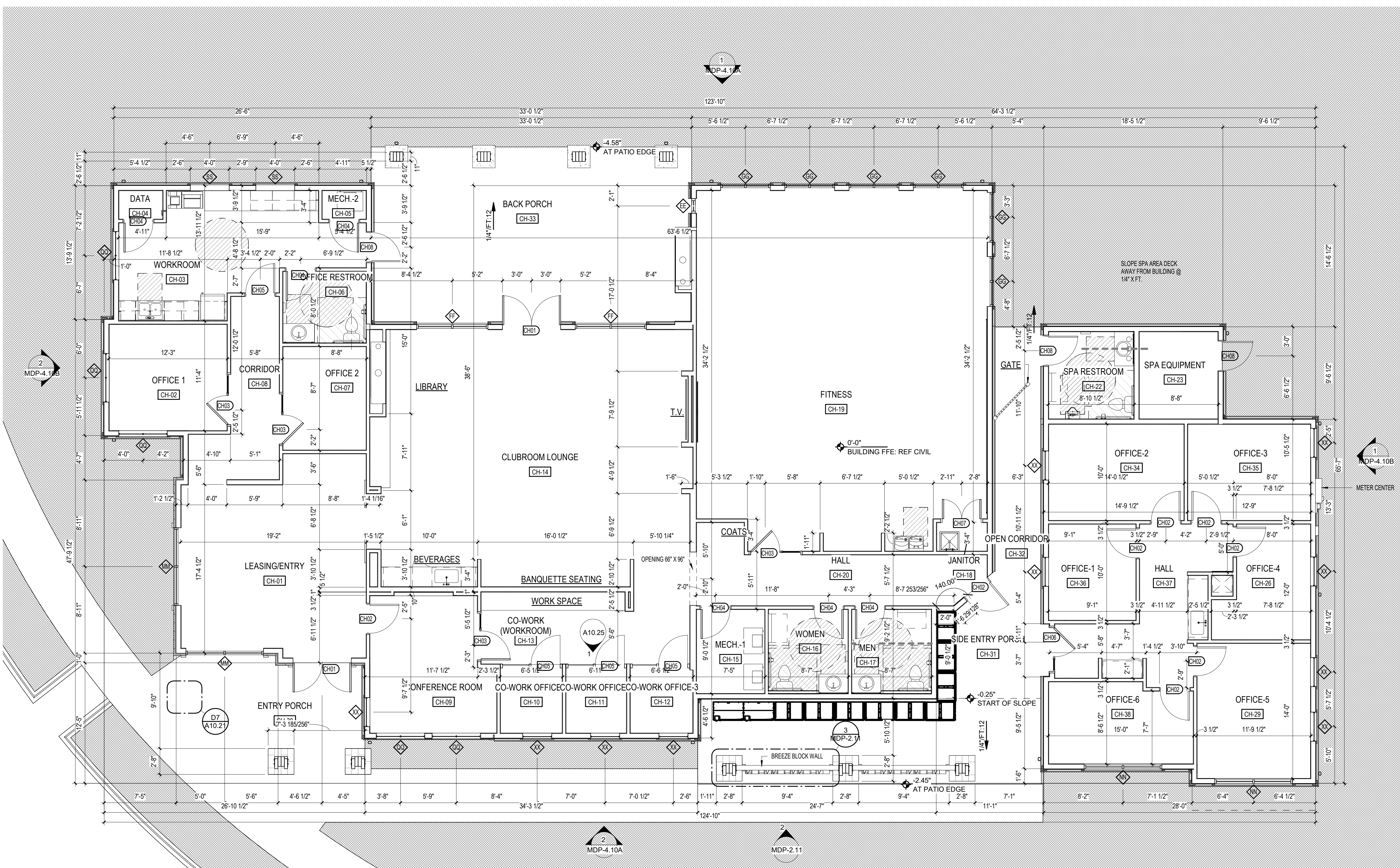
* Garage Units (Townhomes) exempt from calculation
NOTE: STORAGE CLOSETS ARE LOCATED WITHIN THE INTERIOR OF THE BUILDINGS ADJACENT TO THE UNIT ENTRY DOORS AND ON THE GROUND FLOOR AT THE END OF BUILDINGS 6, 9, AND 10. SEE MDP2.09 FOR LAYOUTS

STORAGE PLANS | HOCKETT GULCH APTS. (PHASE 1B & 2)

MDP-2.09

DATE: 02/07/2025 PROJECT No: 5962

CLUBHOUSE GROSS BUILDING AREA	
BUILDING AREA	AREA COUNT
BACK PORCH	606 SF
CLUBHOUSE	5,328 SF
ENTRY PORCH	141 SF
SIDE ENTRANCE & CORRIDOR	519 SF
CLUBHOUSE GROSS AREA	6,595 SF



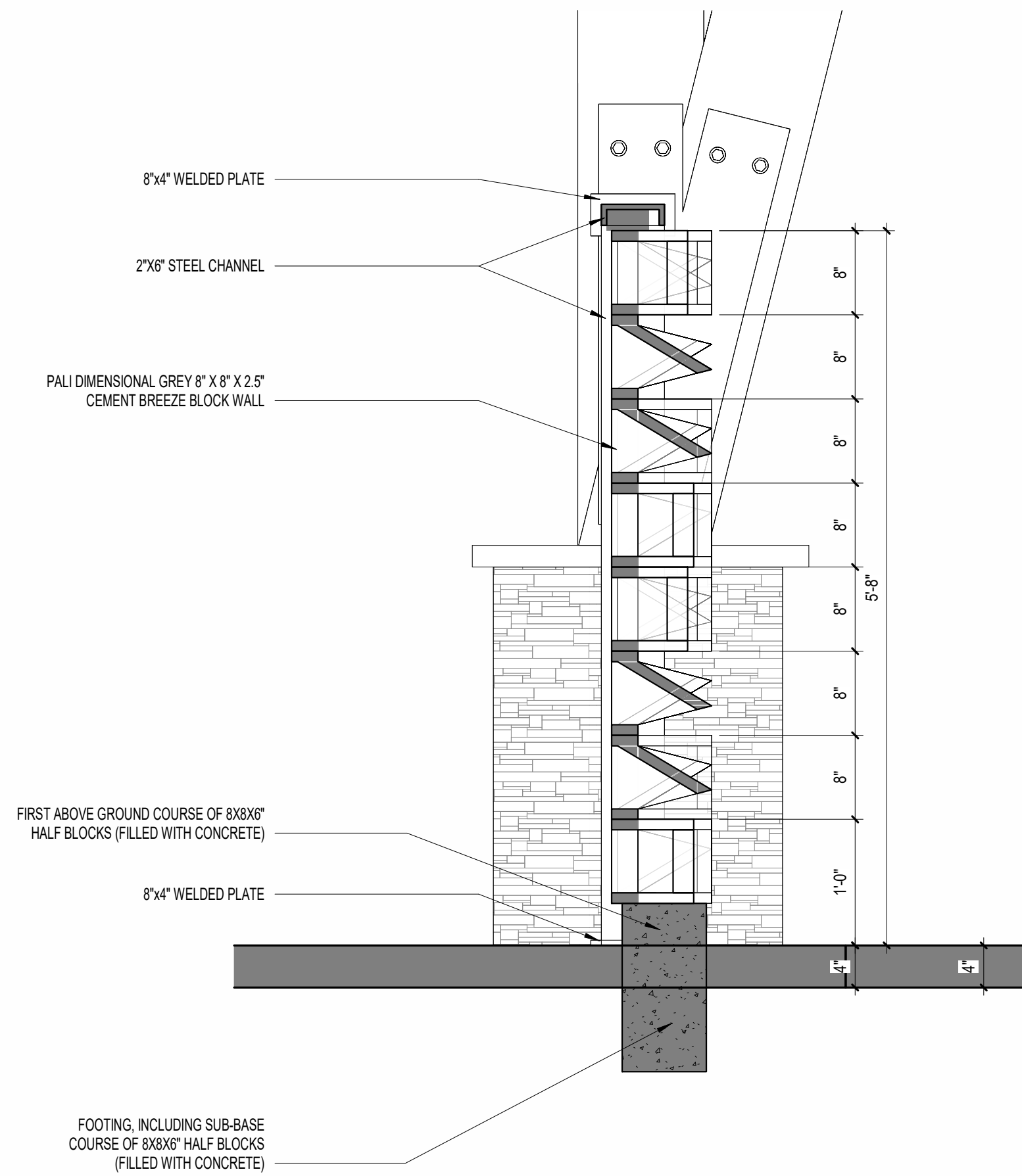
2 CLUBHOUSE - GROUND LEVEL - REFERENCE PLAN-A - MDP
3/16" = 1'-0"

CLUBHOUSE FLOOR PLAN | HOCKETT GULCH APTS. (PHASE 1B & 2)

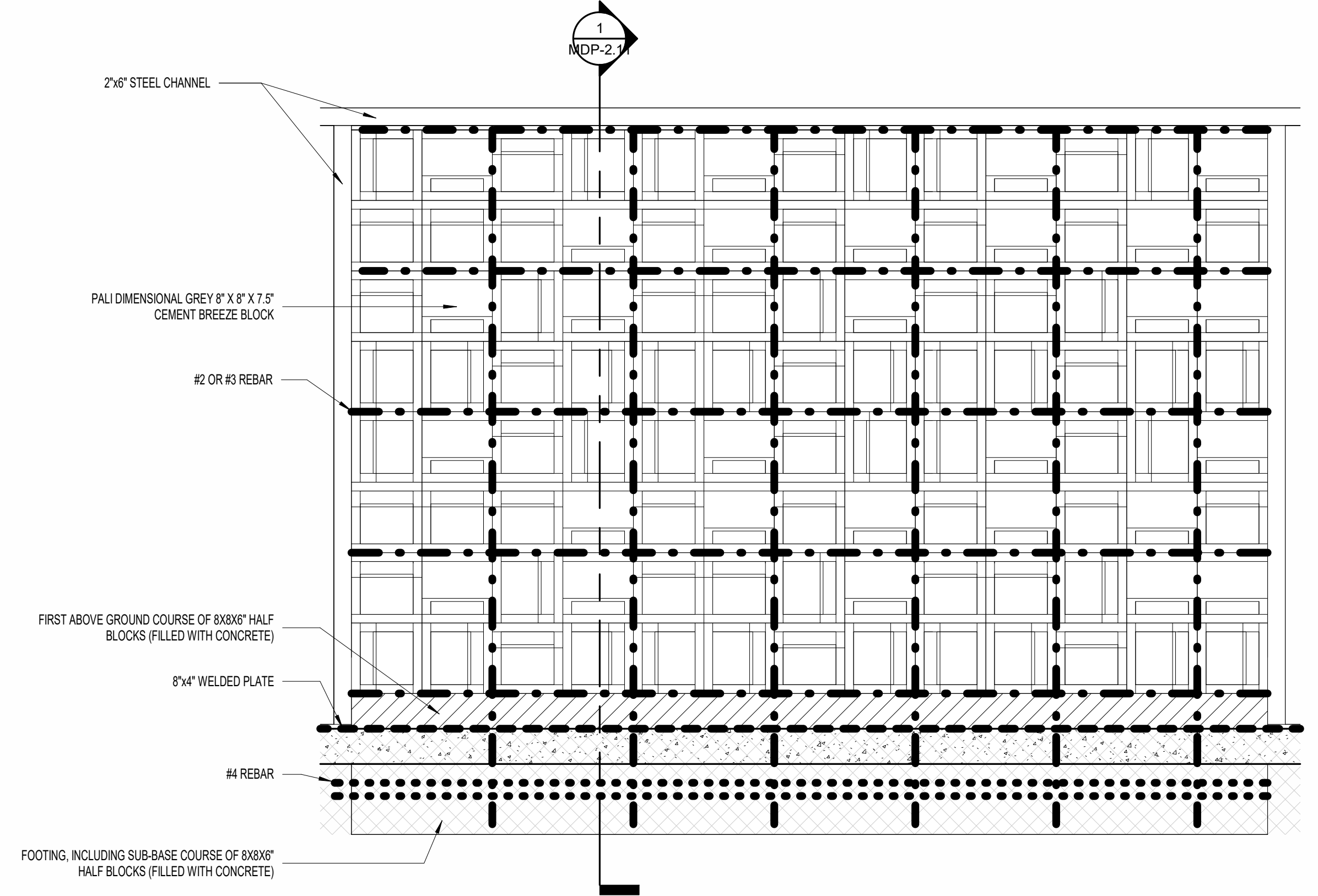
MDP-2.10

DATE: 02/07/2025 PROJECT No: 5962

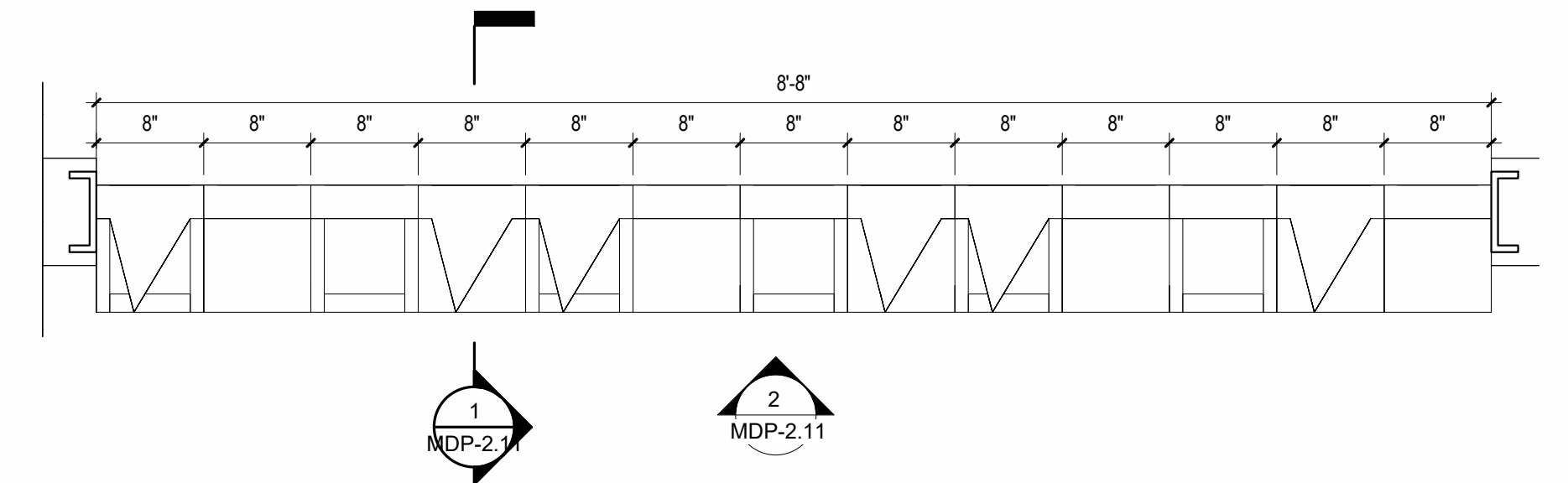
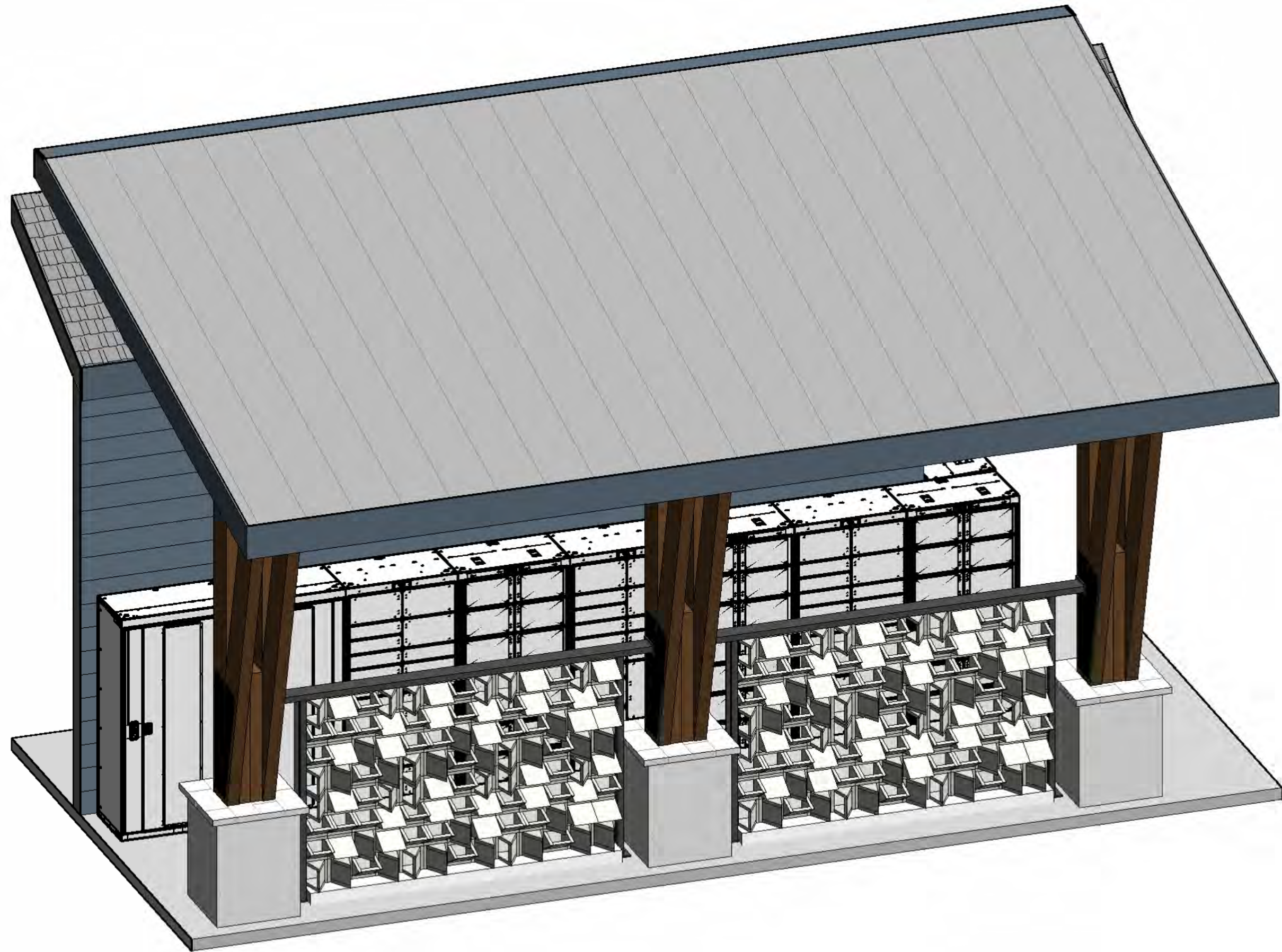




1 CLUBHOUSE BREEZE BLOCK WALL - SECTION
1" = 1'-0"



2 CLUBHOUSE - ELEMENTS OF BREEZE BLOCK WALL MDP
1" = 1'-0"



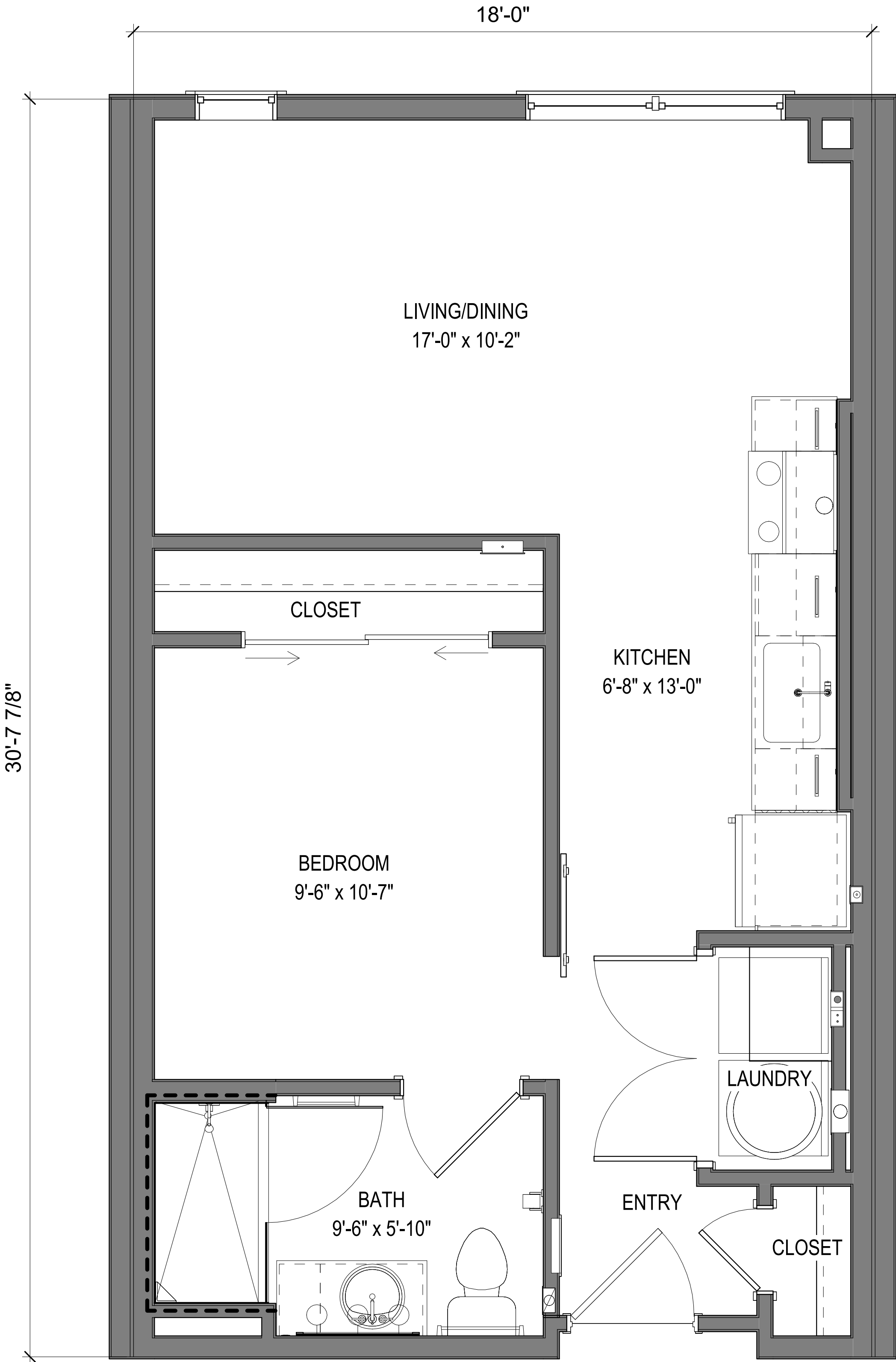
3 CLUBHOUSE BREEZE BLOCK WALL - ENLARGED PLAN MDP
1" = 1'-0"

CLUBHOUSE BREEZE BLOCK WALL | HOCKETT GULCH APTS. (PHASE 1B & 2)

MDP-2.11

DATE: 02/07/2025 PROJECT No: 5962

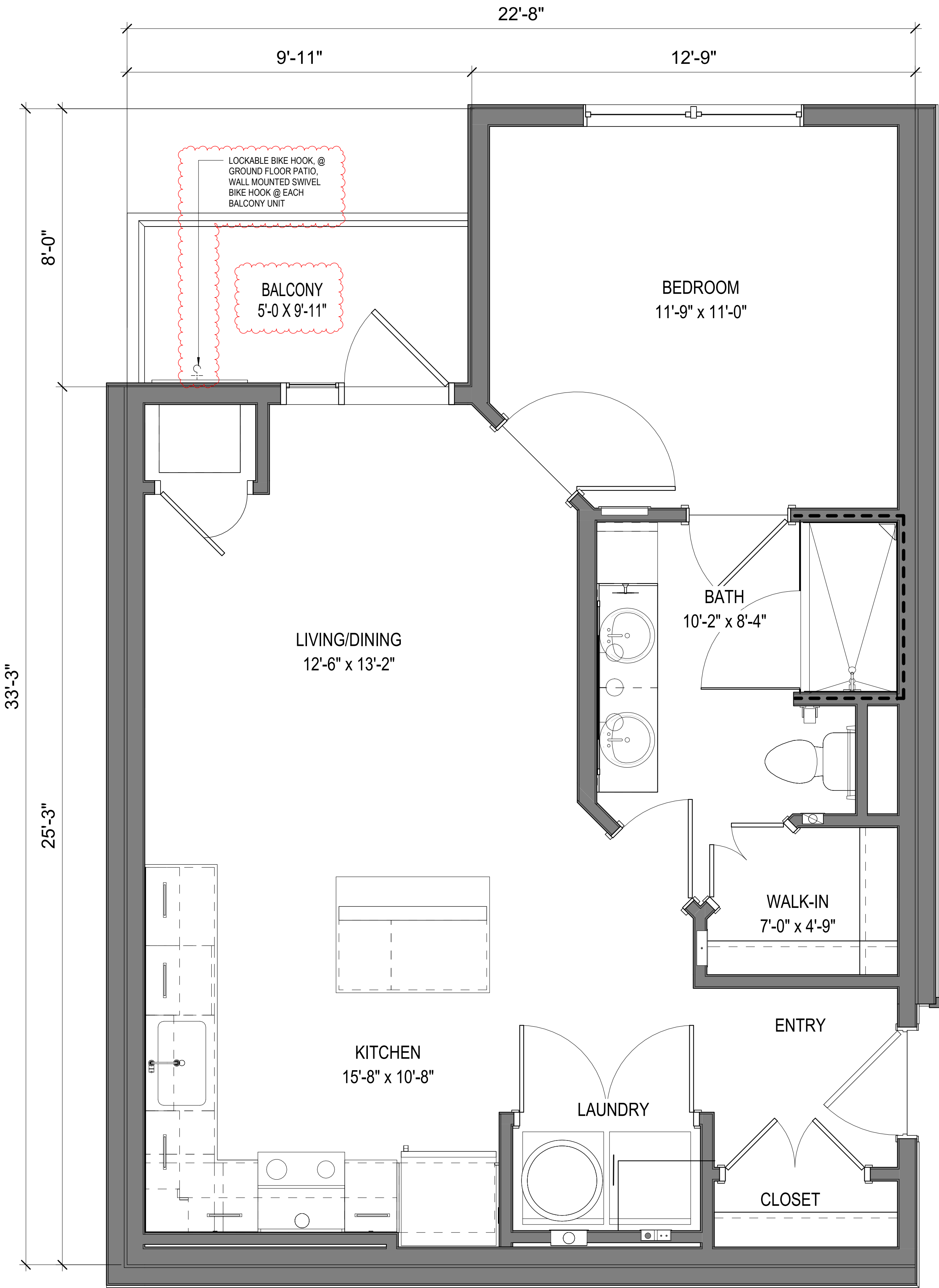
UNIT S1 - AREA			
UNIT NAME	UNIT TYPE	AREA	NUMBER OF UNITS
UNIT S1	STUDIO	551 SF	57
GROSS RENTABLE LIVING AREA		551 SF	



UNIT S1
STUDIO UNIT



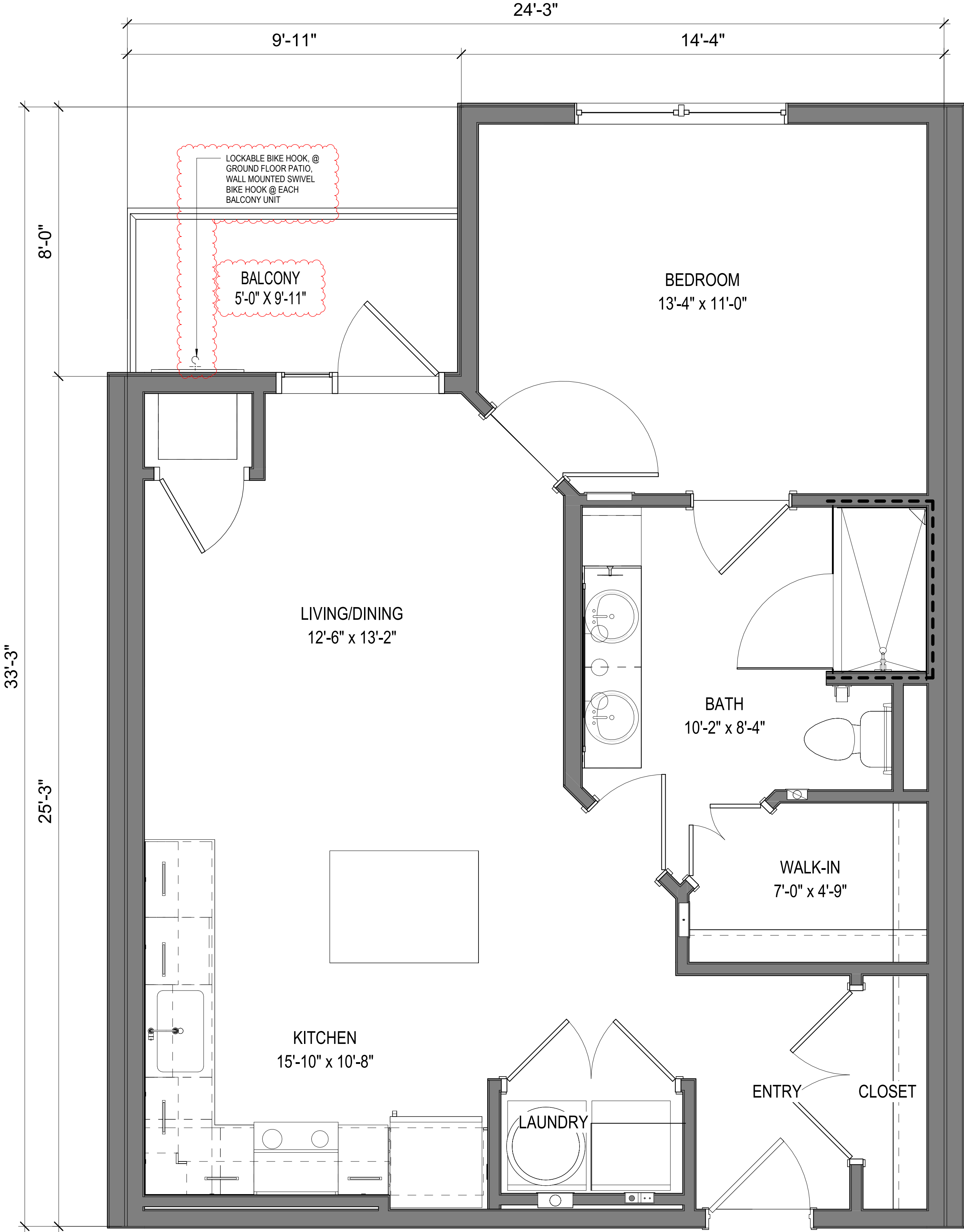
UNIT A1 - AREA			
UNIT NAME	UNIT TYPE	AREA	NUMBER OF UNITS
UNIT A1	1 BEDROOM / 1 BATH	677 SF	45
BALCONY		50 SF	
GROSS RENTABLE LIVING AREA		726 SF	



UNIT A1
ONE BEDROOM UNIT



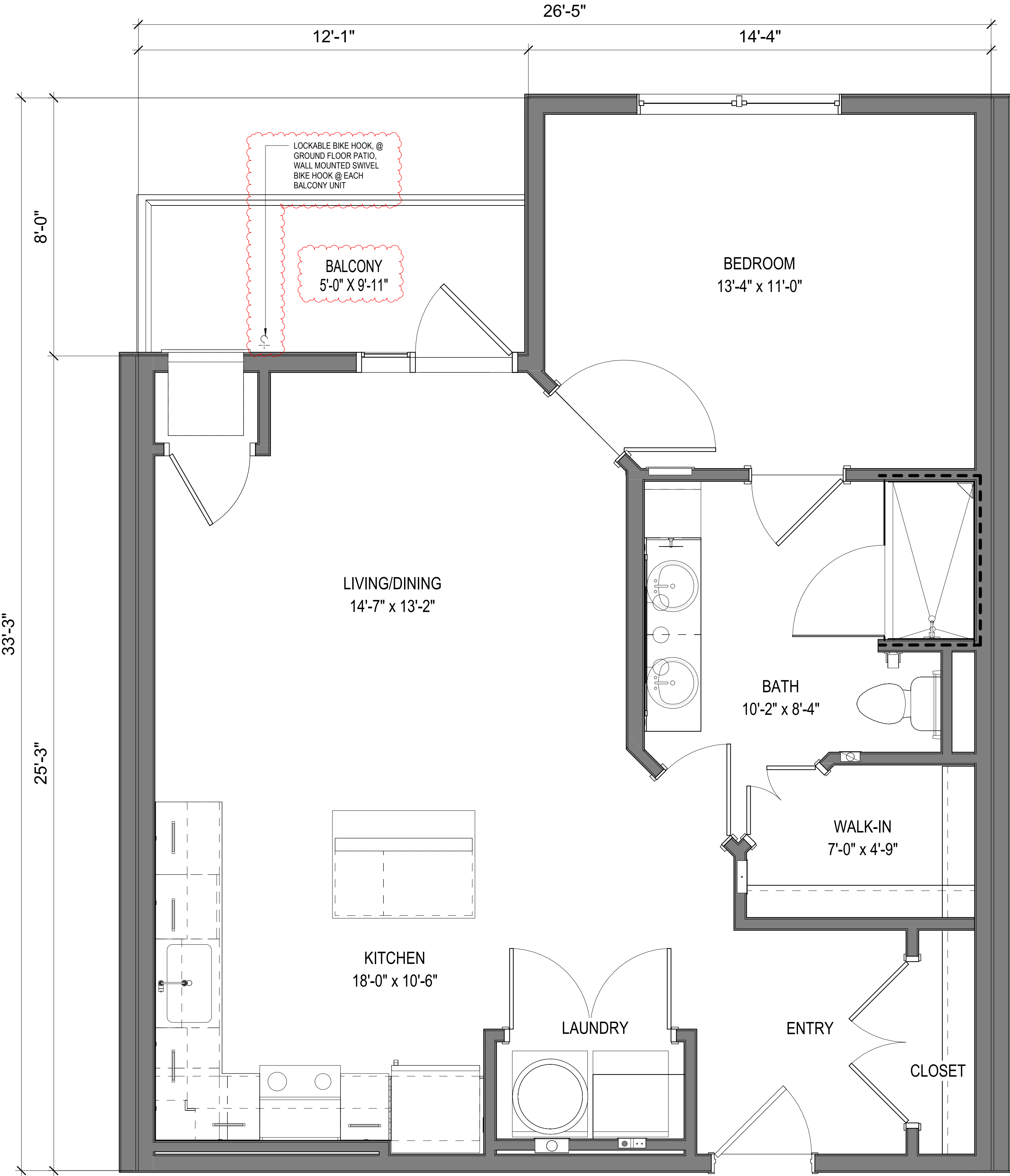
UNIT A2 - AREA			
UNIT NAME	UNIT TYPE	AREA	NUMBER OF UNITS
UNIT A2	1 BEDROOM / 1 BATH	729 SF	17
BALCONY		50 SF	
GROSS RENTABLE LIVING AREA		779 SF	



UNIT A2
ONE BEDROOM UNIT



UNIT A3 - AREA			
UNIT NAME	UNIT TYPE	AREA	NUMBER OF UNITS
UNIT A3	1 BEDROOM / 1 BATH	784 SF	5
BALCONY		50 SF	
GROSS RENTABLE LIVING AREA		834 SF	



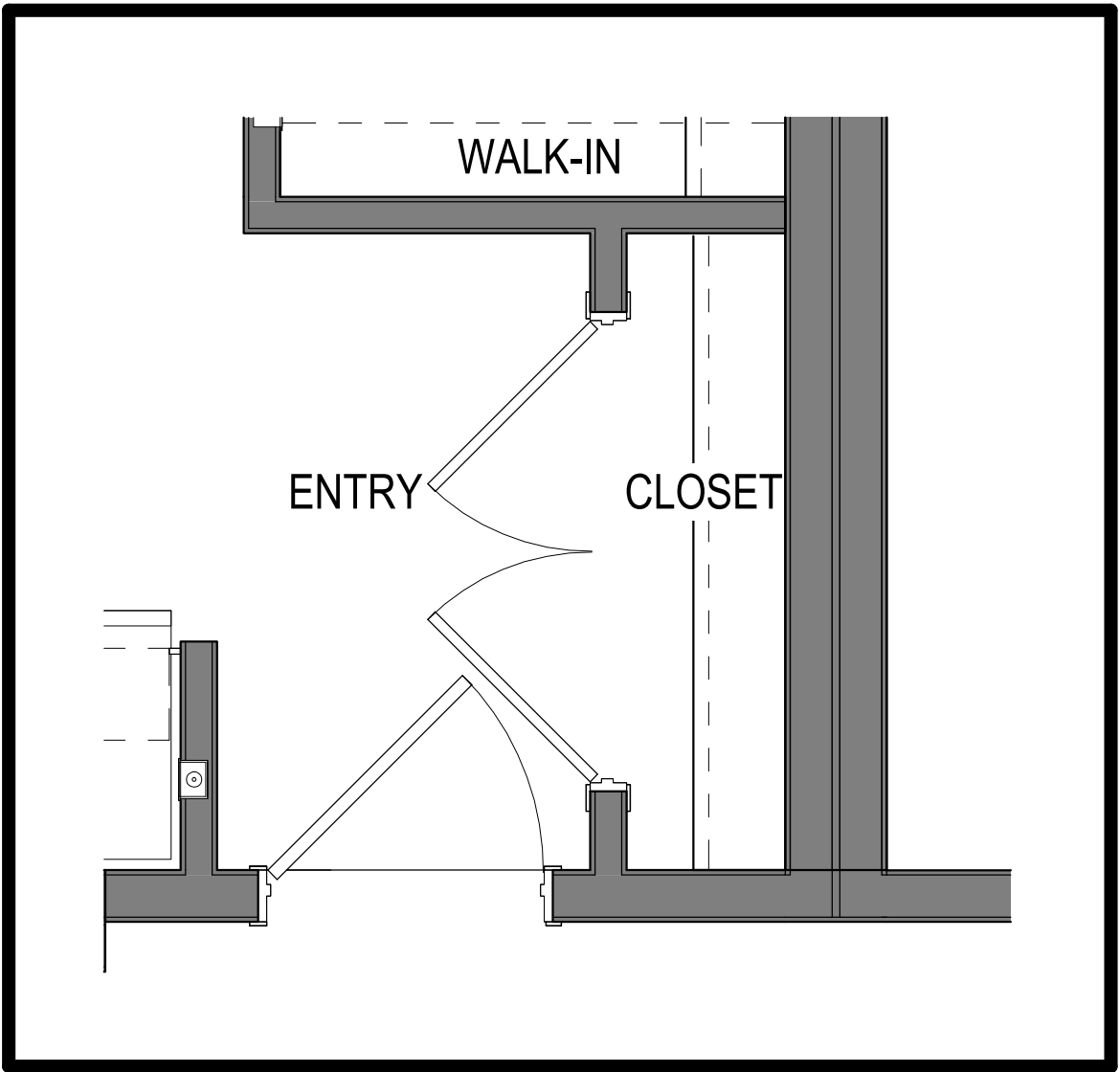
UNIT A3
ONE BEDROOM UNIT

UNIT B1 - AREA			
UNIT NAME	UNIT TYPE	AREA	NUMBER OF UNITS
UNIT B1	2 BEDROOM	958 SF	30
BALCONY		50 SF	
GROSS RENTABLE LIVING AREA		1,007 SF	

UNIT B1 ALT - AREA			
UNIT NAME	UNIT TYPE	AREA	NUMBER OF UNITS
UNIT B1-ALT	2 BEDROOM / 2 BATH	958 SF	51
BALCONY		50 SF	
GROSS RENTABLE LIVING AREA		1,007 SF	

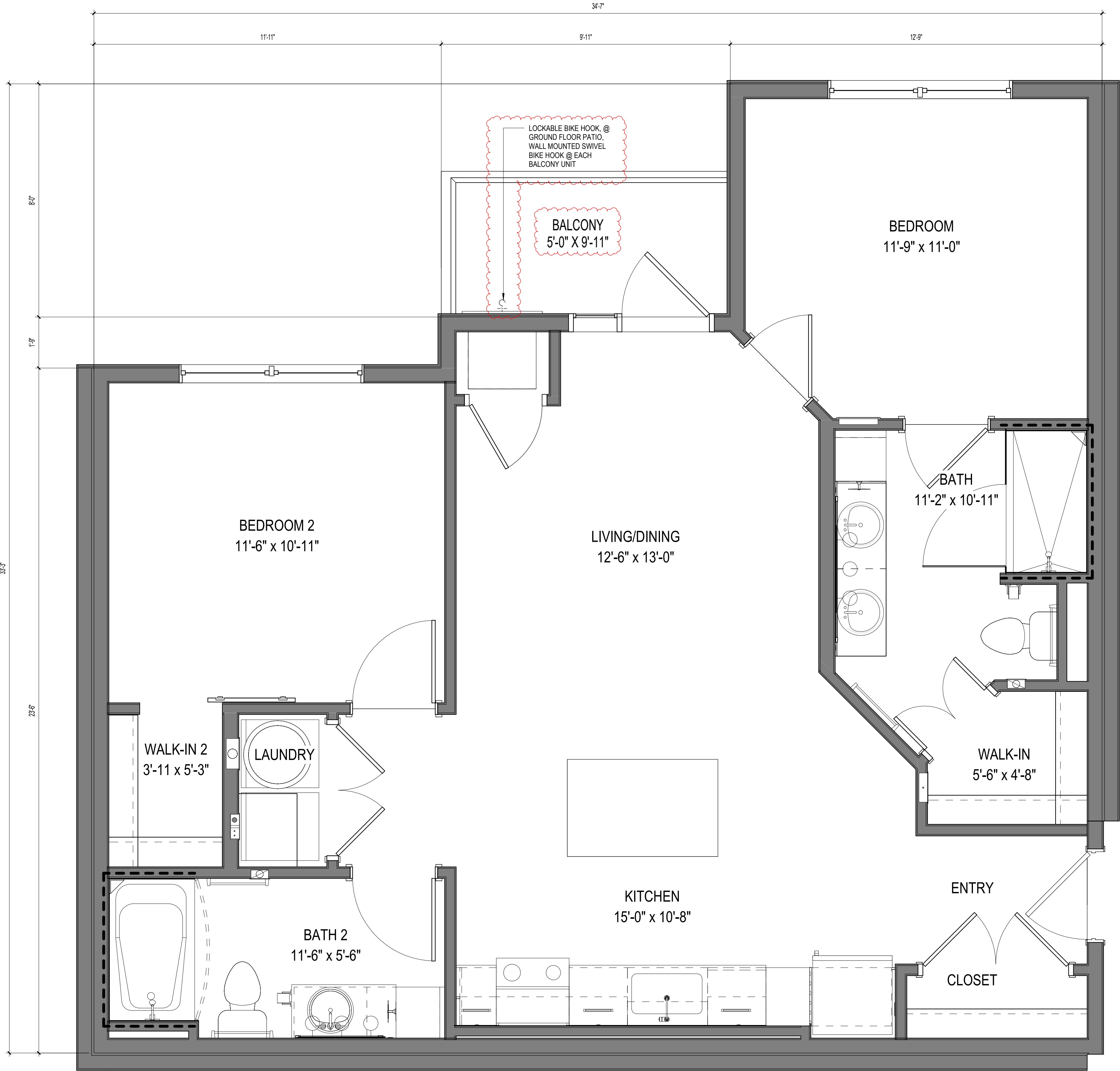


TYPICAL ENTRY



UNIT B1 (ENTRY)

NOTE: UNIT B1 AND B1 ALT ARE THE SAME UNIT, HOWEVER THEY HAVE DIFFERENT ENTRY ORIENTATIONS. B1 ALT IS SHOWN HERE AS IT IS THE PREDOMINANT VERSION USED.



UNIT B1 ALT
TWO BEDROOM UNIT

UNIT B2 - AREA			
UNIT NAME	UNIT TYPE	AREA	NUMBER OF UNITS
UNIT B2	2 BEDROOM / 2 BATH	1,010 SF	39
GROSS RENTABLE LIVING AREA		1,010 SF	



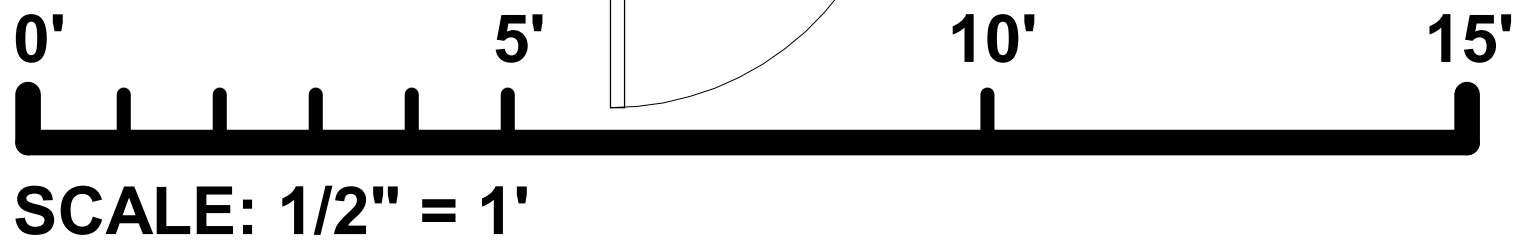
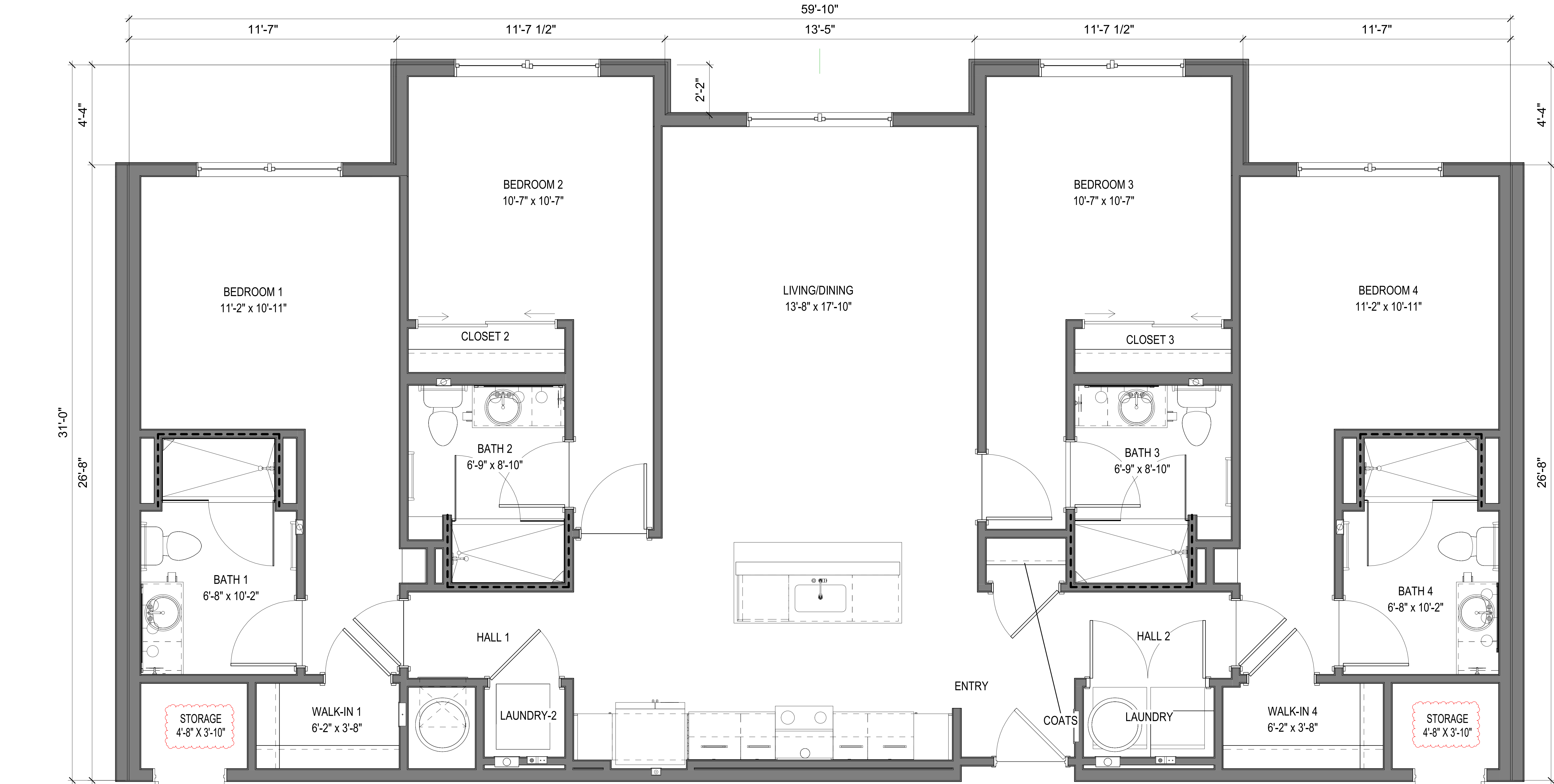
UNIT B2 TWO
BEDROOM UNIT

UNIT B2 | HOCKETT GULCH APTS. (PHASE 1B & 2)

MDP-3.06



UNIT D1 (CO-LIVING) - AREA			
UNIT NAME	UNIT TYPE	AREA	NUMBER OF UNITS
UNIT D1	4 BEDROOM / 4 BATH	1,680 SF	5
GROSS RENTABLE LIVING AREA		1,680 SF	



UNIT D1
FOUR BEDROOM (CO LIVING) UNIT

UNIT D1 | HOCKETT GULCH APTS. (PHASE 1B & 2)

MDP-3.07

DATE: 02/07/2025 | PROJECT No: 5962

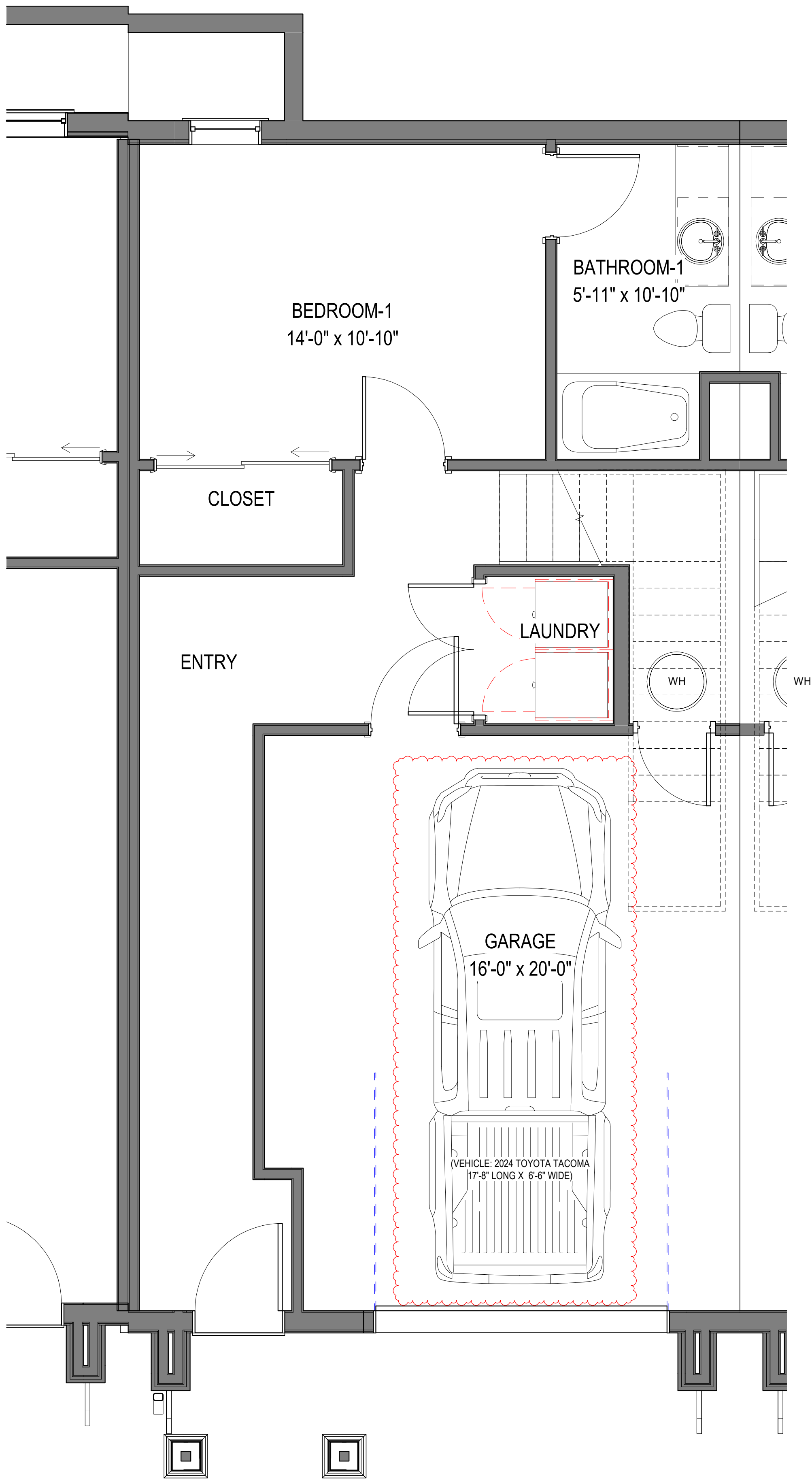


TOWNHOME UNIT TH-1 GROSS RENTABLE AREA			
UNIT SPACE	CONDITIONED SPACES	NON CONDITIONED SPACES	GROSS LIVING AREA (IBC)
GROUND LEVEL			
GARAGE	0 SF	330 SF	330 SF
GROUND LEVEL			
LEVEL 2			
BALCONY	0 SF	114 SF	114 SF
COVERED PATIO	0 SF	55 SF	55 SF
TOWNHOME	807 SF	0 SF	807 SF
LEVEL 2			976 SF
GROSS RENTABLE AREA			1,306 SF

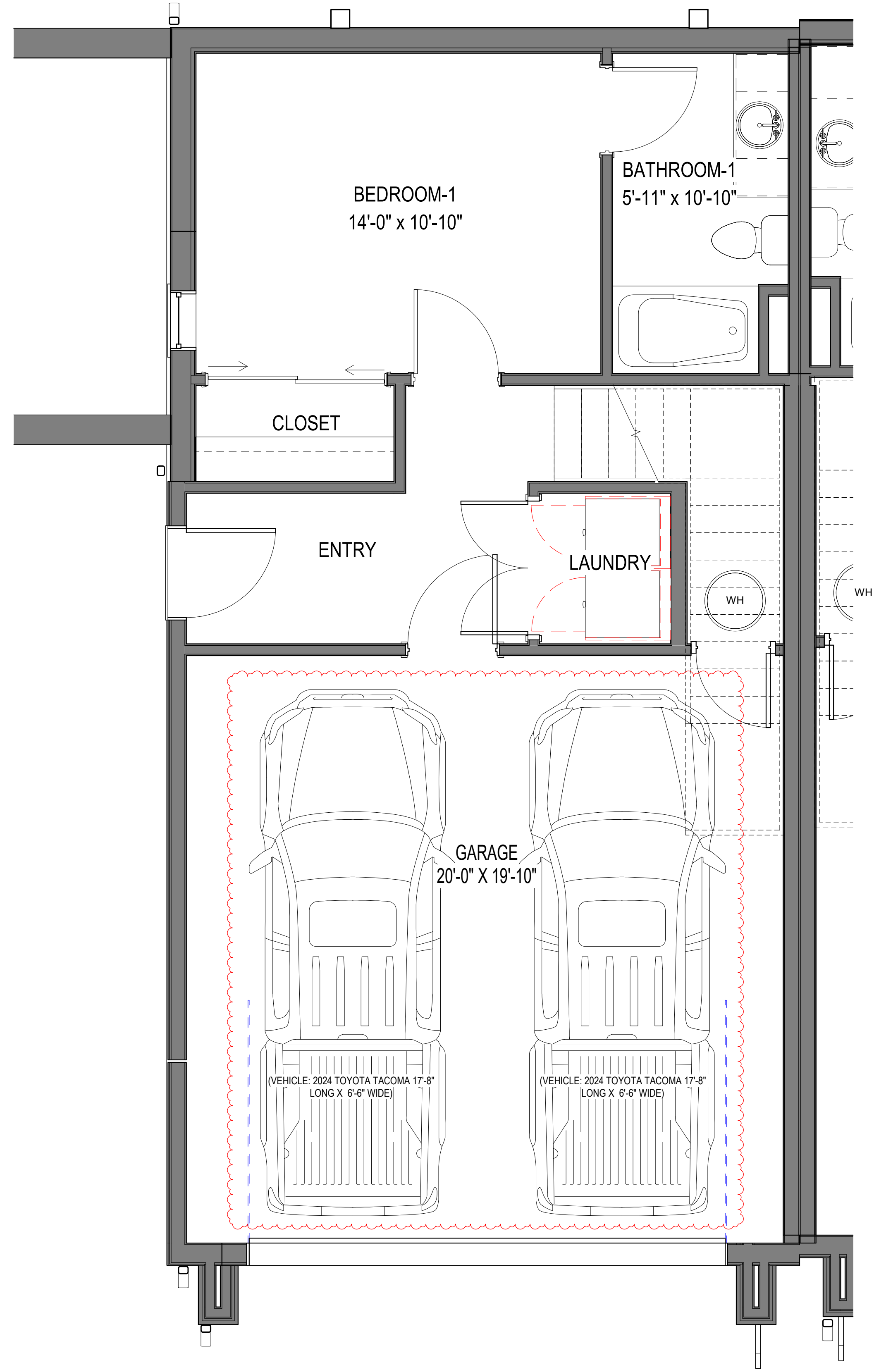
NUMBER OF UNITS IN PROJECT: 20

DIRECT ENTRY UNIT DE-2 GROSS RENTABLE AREA			
UNIT SPACE	CONDITIONED SPACES	NON CONDITIONED SPACES	GROSS LIVING AREA (IBC)
GROUND LEVEL			
GARAGE	0 SF	432 SF	432 SF
GROUND LEVEL			
LEVEL 2			
BALCONY	0 SF	114 SF	114 SF
COVERED PATIO	0 SF	59 SF	59 SF
TOWNHOME	807 SF	0 SF	807 SF
LEVEL 2			979 SF
GROSS RENTABLE AREA			1,412 SF

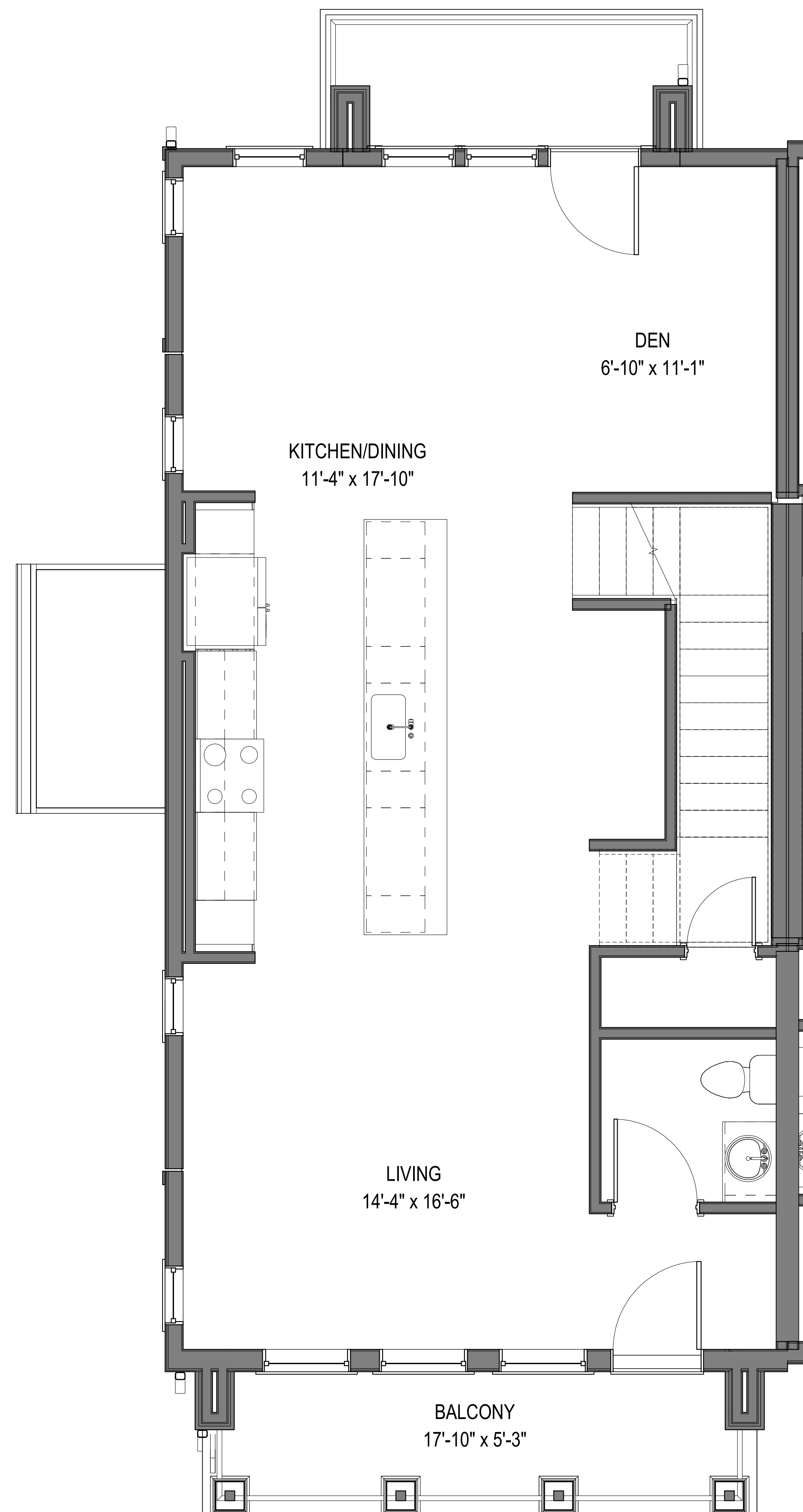
NUMBER OF UNITS IN PROJECT: 8



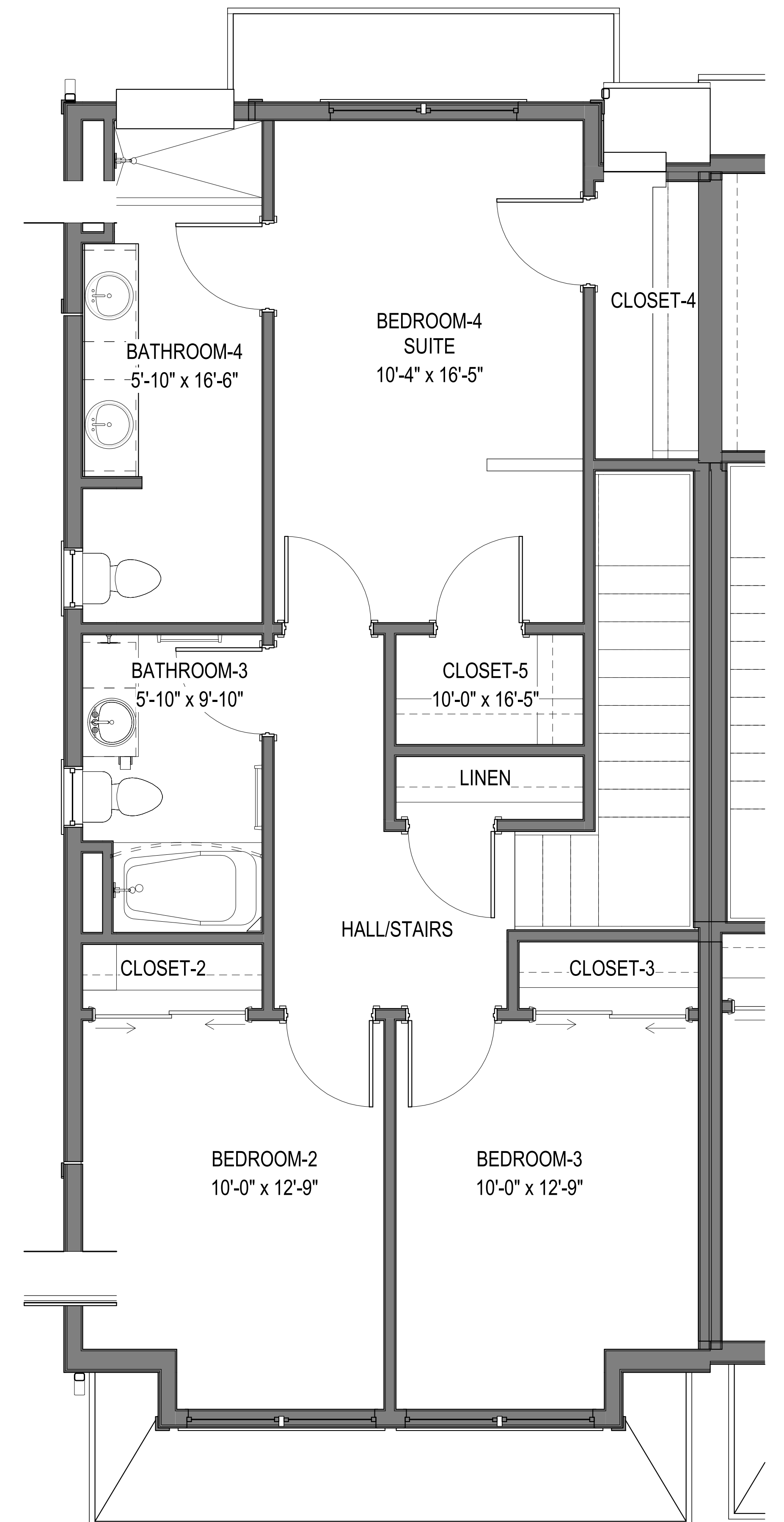
UNIT TH-1 GROUND FLOOR
FOUR BEDROOM TOWNHOME UNIT



UNIT TH-2 GROUND FLOOR
FOUR BEDROOM TOWNHOME UNIT



**UNIT TH-1 & TH-2
SECOND FLOOR**



**UNIT TH-1 & TH-2
THIRD FLOOR**

TOWNHOME UNITS | HOCKETT GULCH APTS. (PHASE 1B & 2)

MDP-3.08B

DATE: 02/07/2025 PROJECT No: 5962

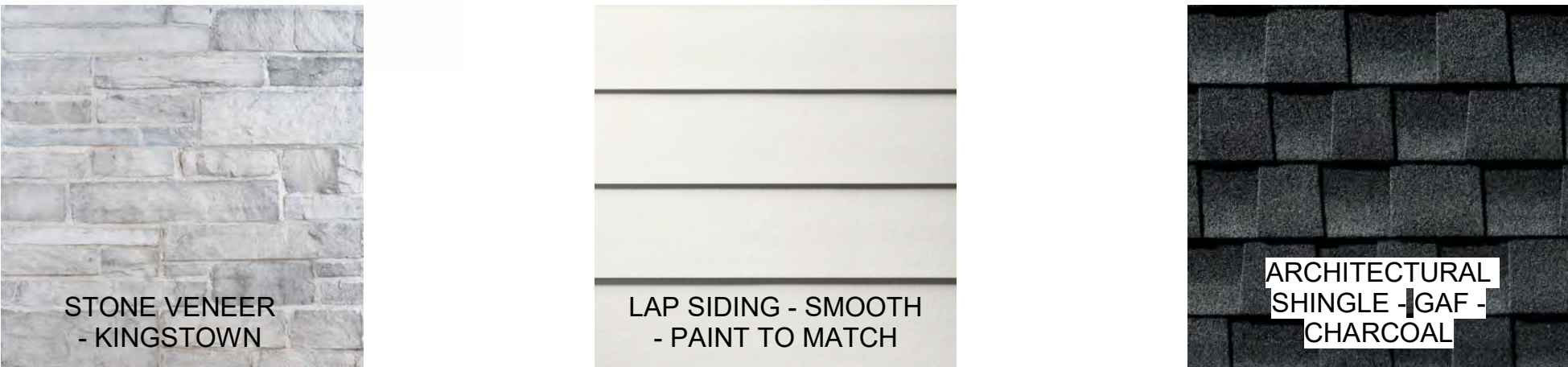


ENLARGED ELEVATION - APARTMENTS

COLOR PALETTE



ARCHITECTURAL MATERIALS

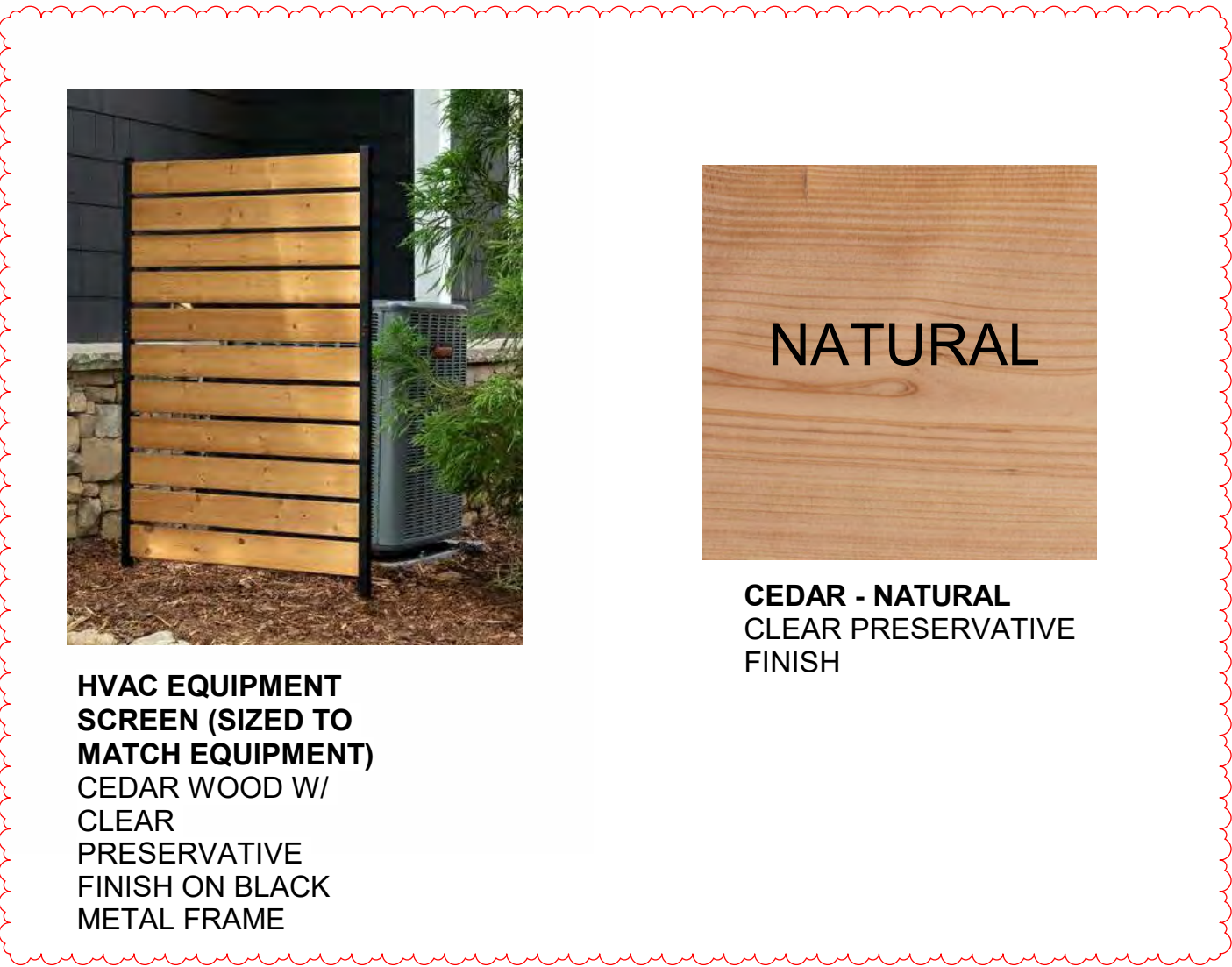


PAINT COLORS WATERLOO, WINDFRESH WHITE, AND FAWN BRINDLE OCCUR ON LAP SIDING OF THE APARTMENT BUILDINGS AS NOTED.

WINDOW TRIM PAINTED TO MATCH ADJACENT PAINT COLOR.

BLACK FOX IS THE COLOR OF ALL DOWNSPOUTS, ROOF FASCIA, AND RAILINGS

STONE VENEER, METAL SEAM ROOFS, AND ARCHITECTURAL ASPHALT SHINGLES INCLUDED ON ALL APARTMENT BUILDINGS



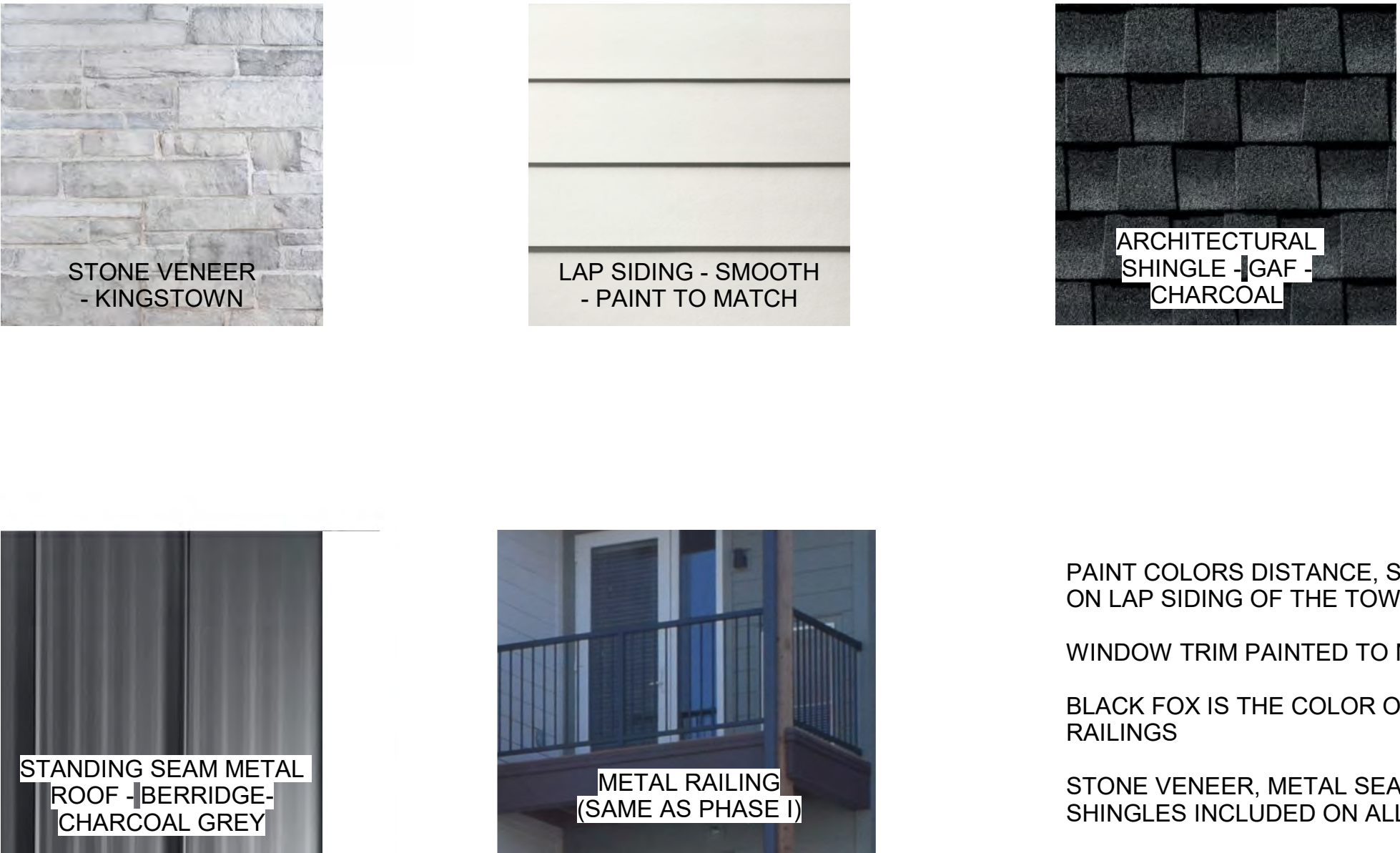


ENLARGED ELEVATION - TOWNHOME UNITS

COLOR PALETTE



ARCHITECTURAL MATERIALS



CEDAR - NATURAL
CLEAR PRESERVATIVE FINISH



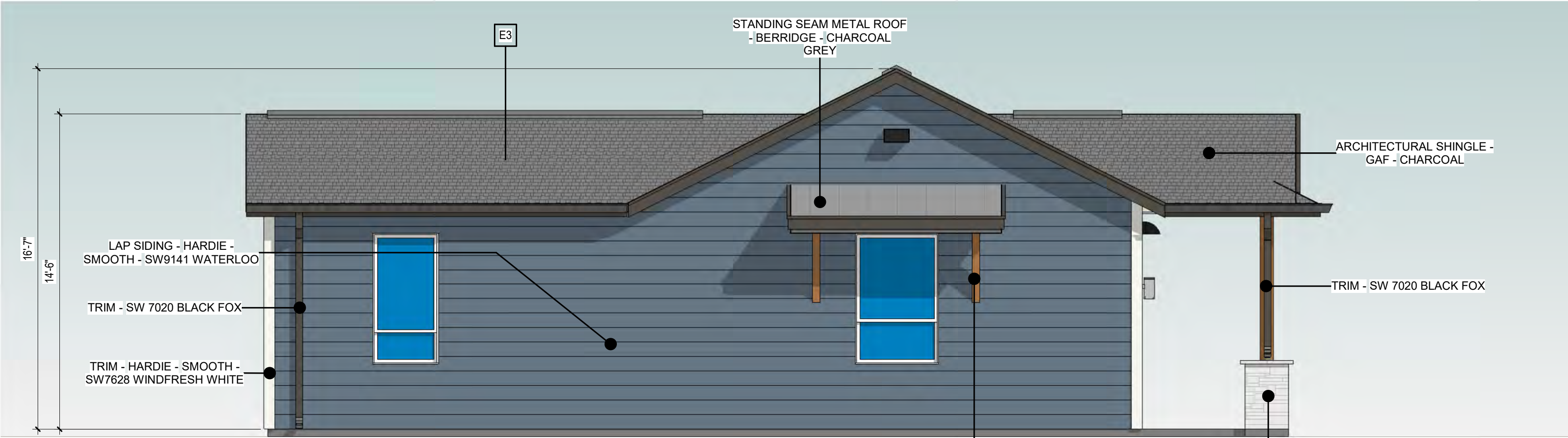
ENLARGED ELEVATION - CLUBHOUSE

COLOR PALETTE

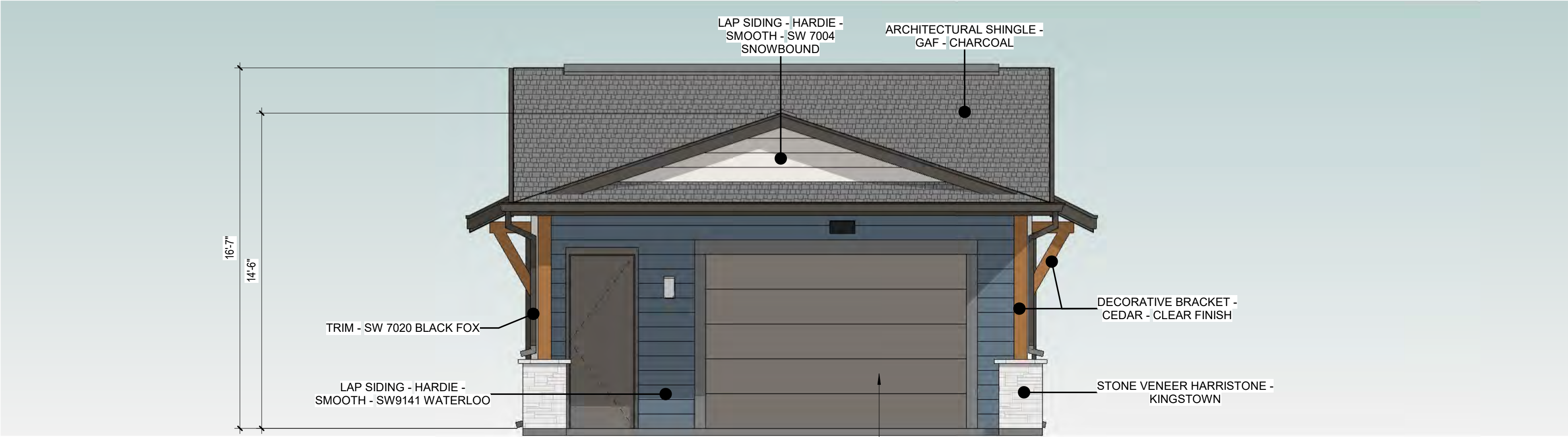


ARCHITECTURAL MATERIALS

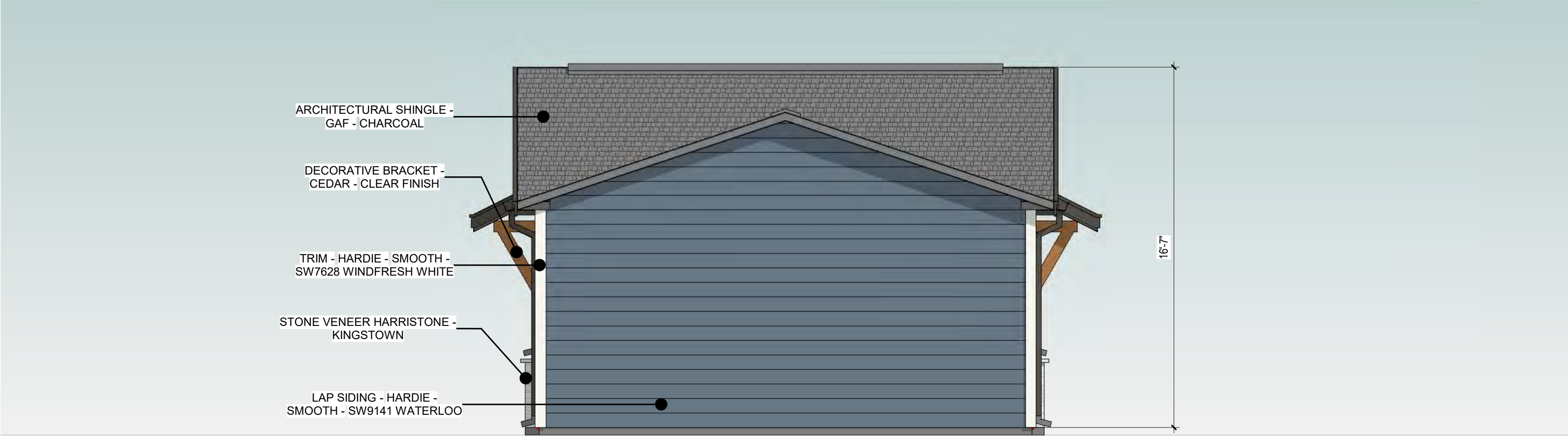




ENLARGED ELEVATION - MAINTENANCE BUILDING - SIDE



ENLARGED ELEVATION - MAINTENANCE BUILDING - FRONT

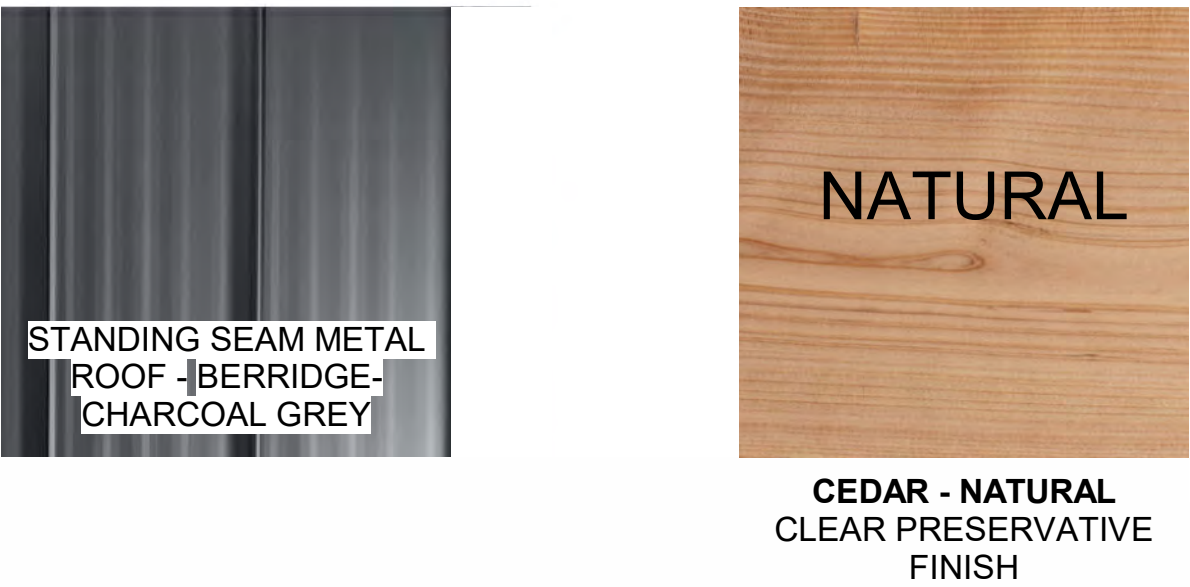
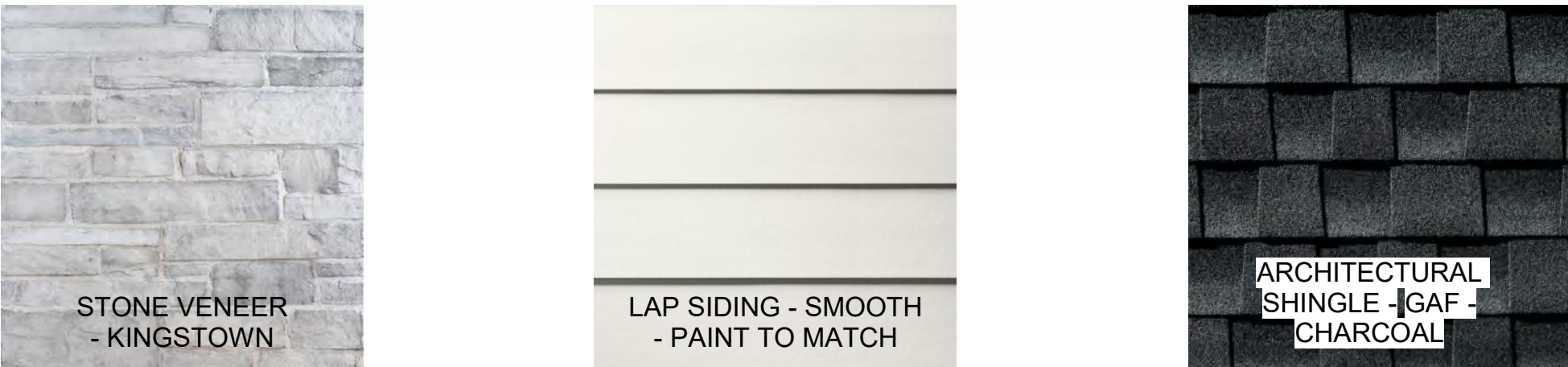


ENLARGED ELEVATION - MAINTENANCE BUILDING - REAR

COLOR PALETTE



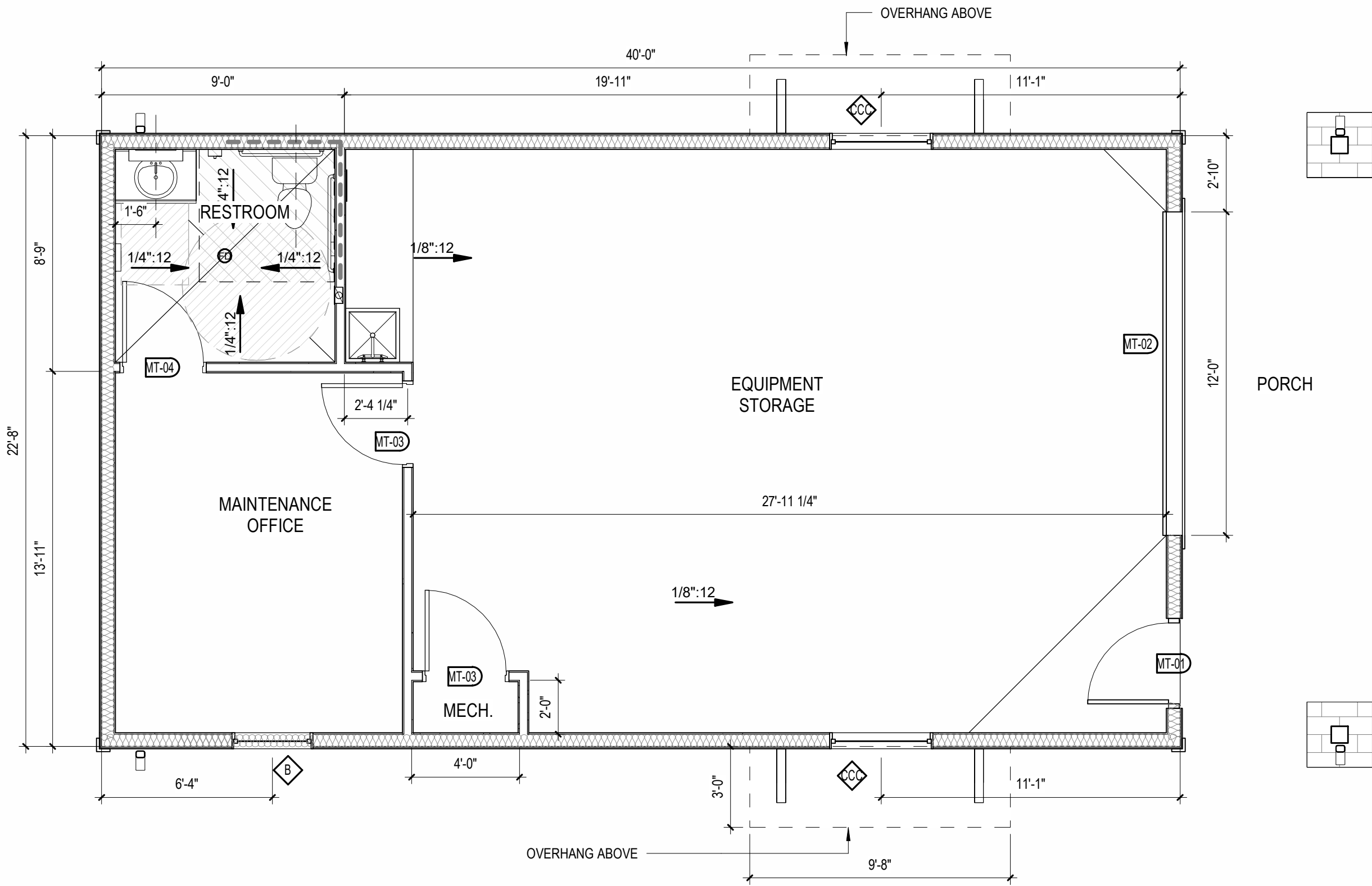
ARCHITECTURAL MATERIALS

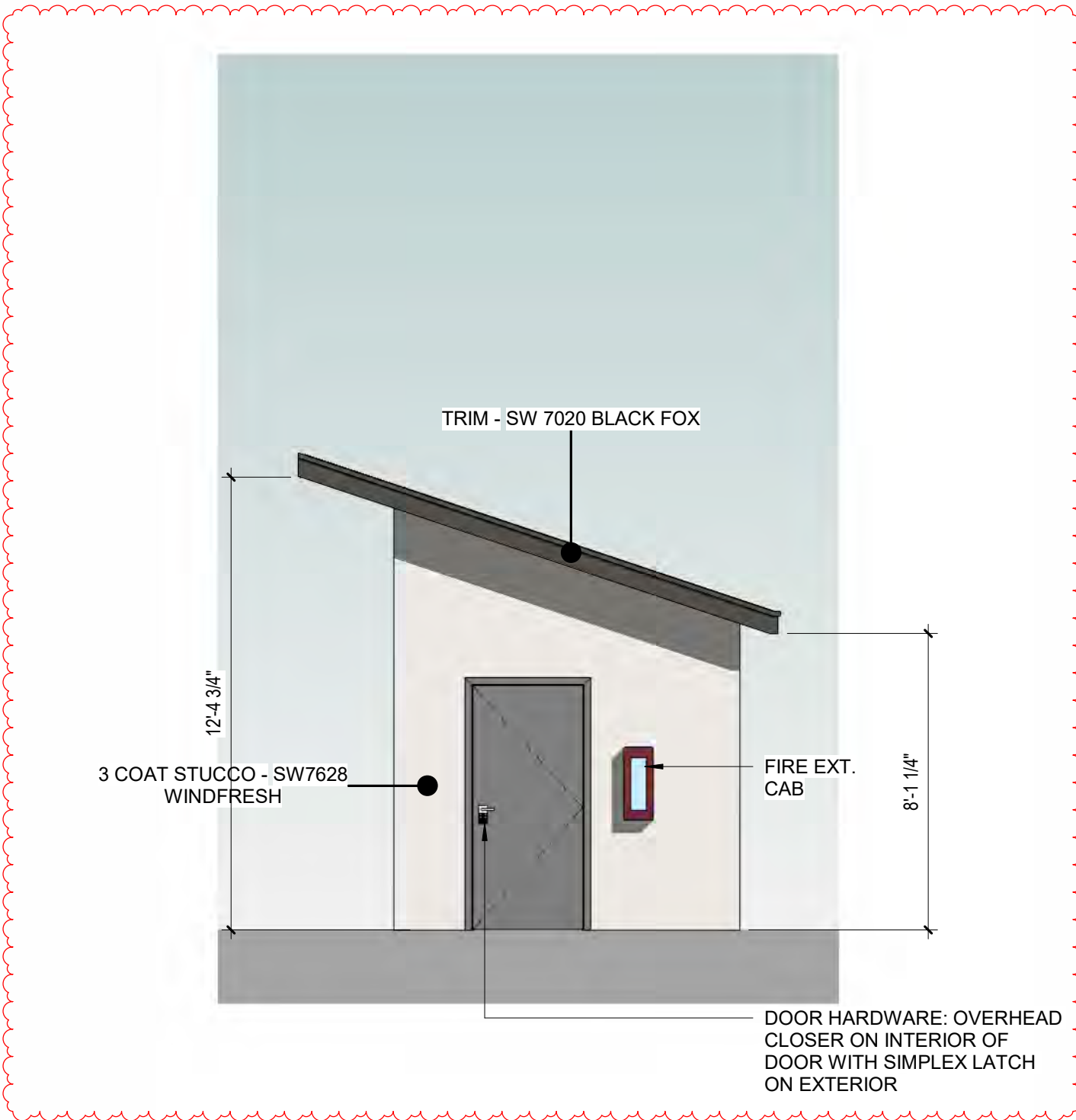
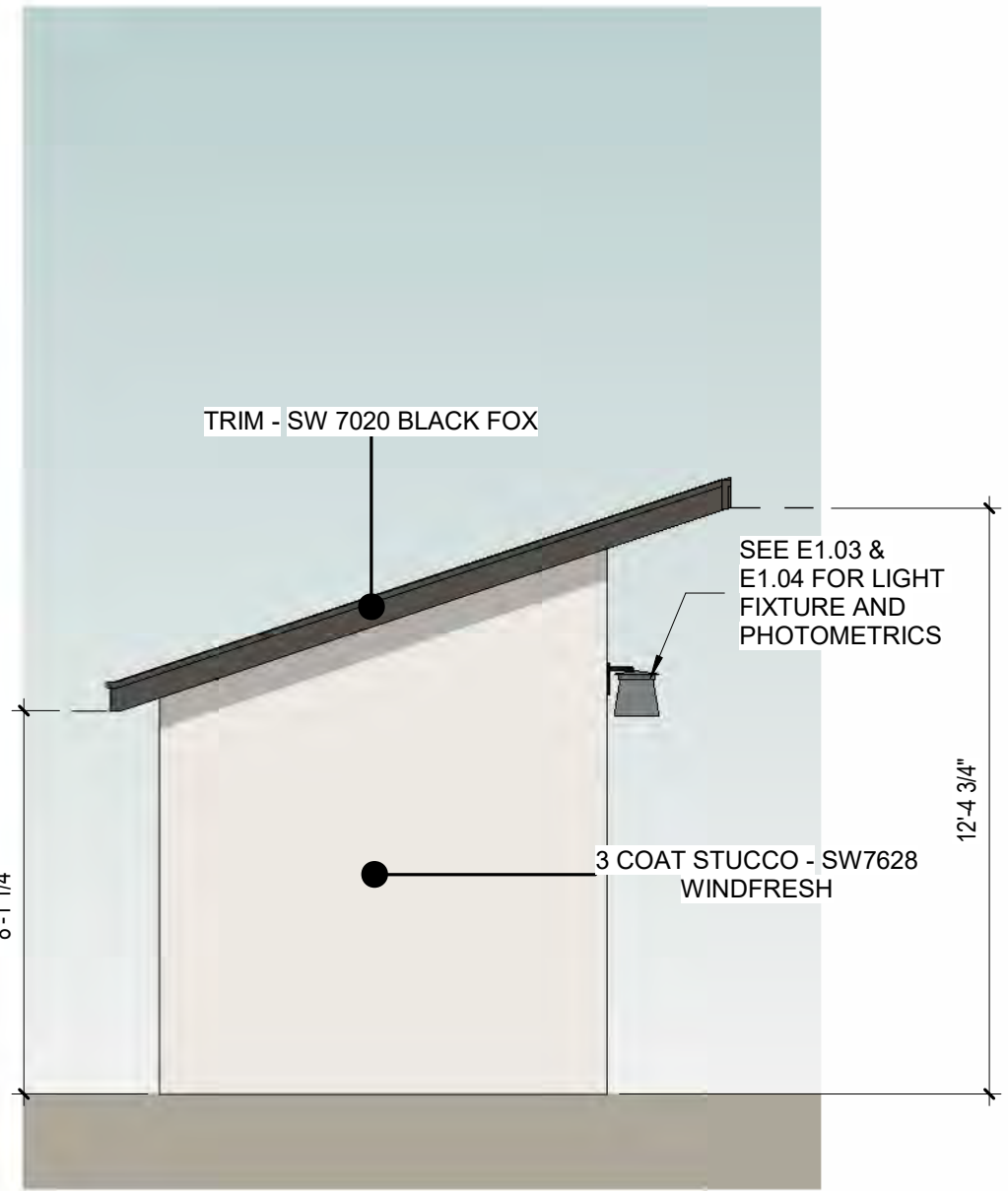
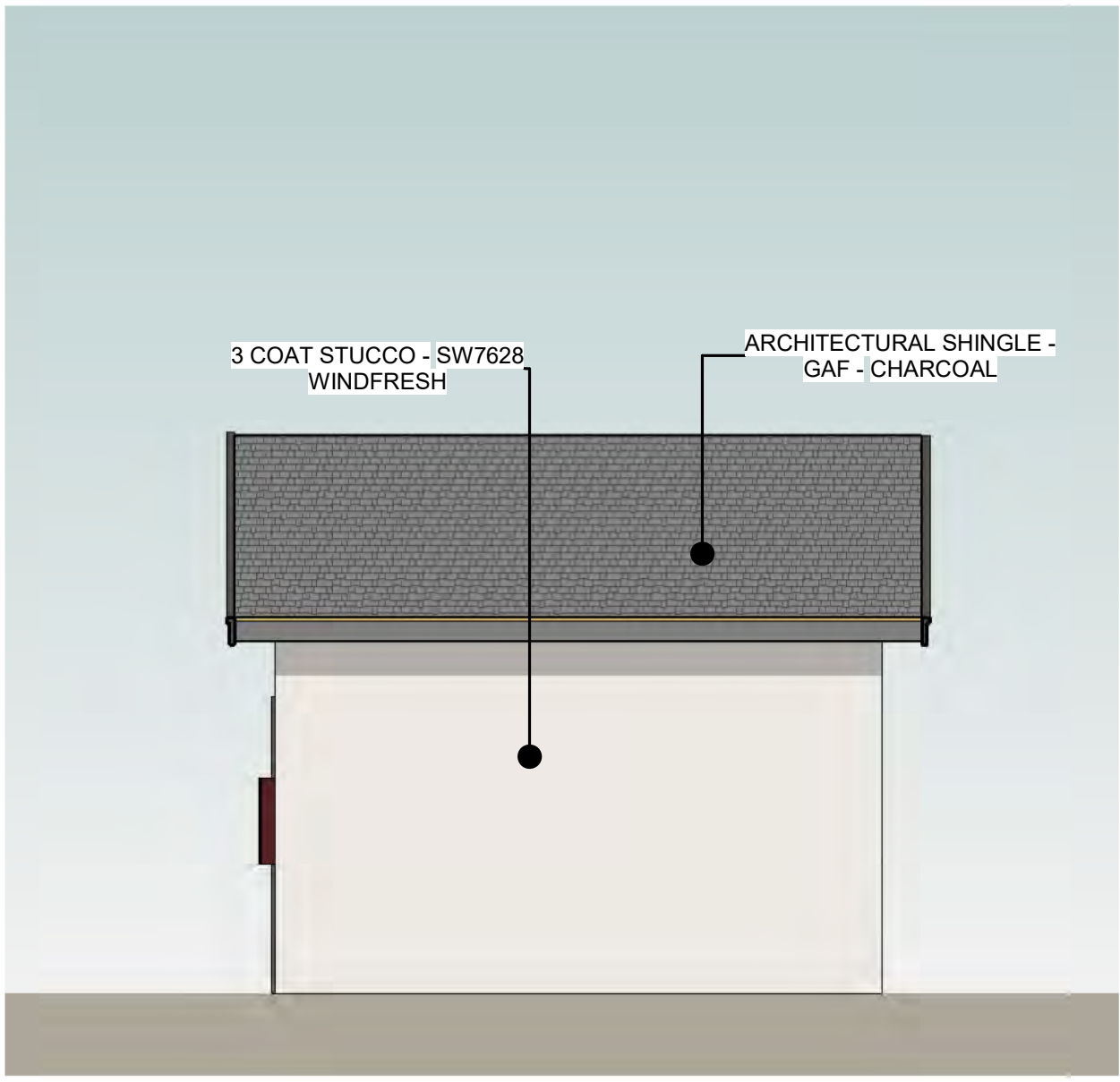
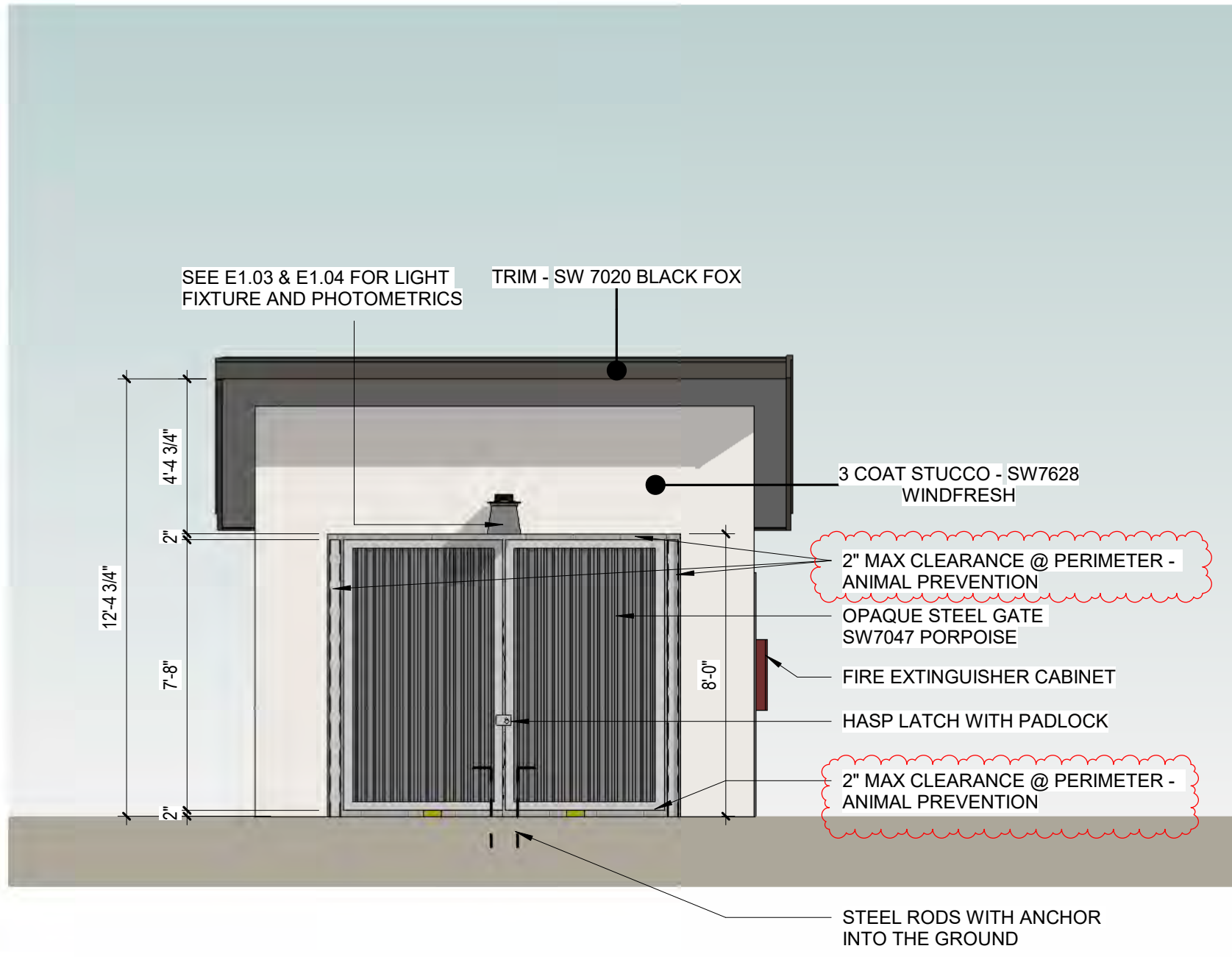


PAINT COLORS WATERLOO, WINDFRESH WHITE, AND FAWN BRINDLE OCCUR ON LAP SIDING OF THE MAINTENANCE BUILDING AS NOTED.

BLACK FOX IS THE COLOR OF ALL DOWNSPOUTS, ROOF FASCIA, AND RAILINGS

STONE VENEER, METAL SEAM ROOFS, AND ARCHITECTURAL ASPHALT SHIGLES INCLUDED ON ALL APARTMENT BUILDINGS





ENLARGED ELEVATION - TRASH ENCLOSURE

COLOR PALETTE

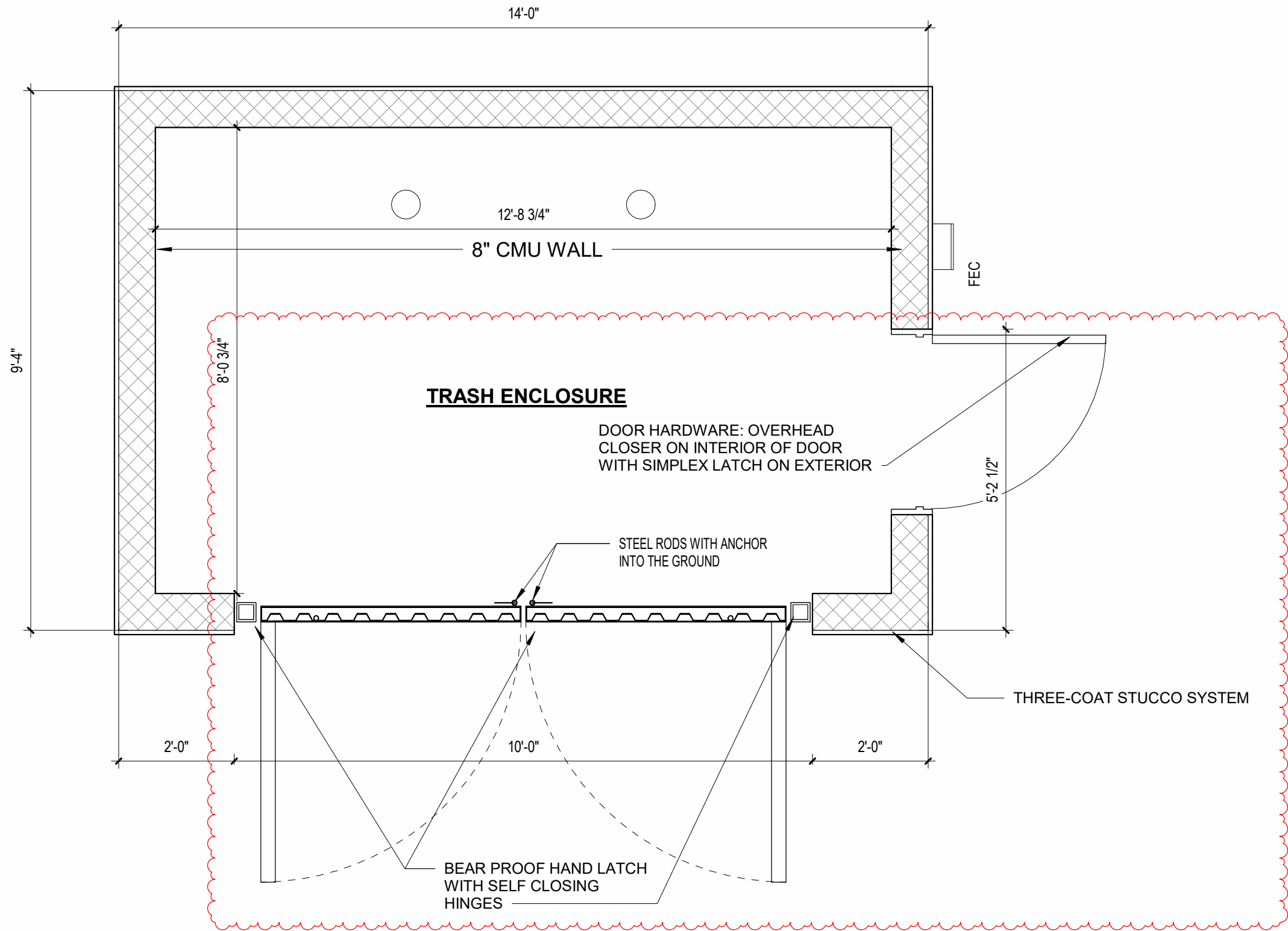


BLACK FOX IS THE COLOR OF ALL DOWNSPOUTS & ROOF FASCIA

ARCHITECTURAL MATERIALS



STUCCO (THREE-COAT SYSTEM) PAINTED WINDFRESH WHITE AS NOTED.



TRASH ENCLOSURE - GROUND LEVEL MDP

1/2" = 1'-0"

MATERIAL & COLOR - TRASH ENCLOSURE | HOCKETT GULCH APTS. (PHASE 1B & 2)

MDP-4.00E

DATE: 02/07/2025 PROJECT No: 5962



© 2024

A FUGLEBERG KOCH COMPANY

2555 TEMPLE TRAIL, WINTER PARK, FL 32789

TEL: (407) 629-0595

www.fkcompanies.com

FL LICENSE # AR0017385



1 BUILDING TYPE 6 - FRONT ELEVATION (COLOR) MDP
3/32" = 1'-0"

BUILDING #6

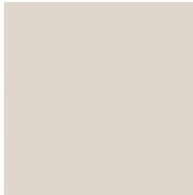
MATERIAL PALETTE



STONE VENEER
HARRISTONE -
KINGSTOWN



EXTERIOR PAINT
SW9141 - WATERLOO



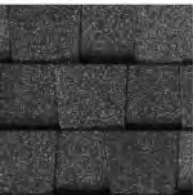
EXTERIOR PAINT
SW7628 -
WINDFRESH WHITE



EXTERIOR PAINT
SW7640 - FAWN
BRINDLE



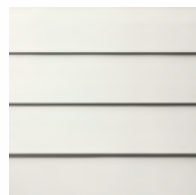
GUTTERS,
DOWNSPOUTS
CANOPIES, RAILINGS
& ROOF FASCIA
SW7020 - BLACK FOX



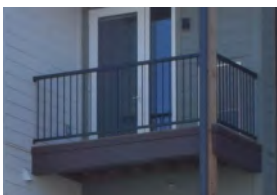
ARCHITECTURAL
SHINGLE
GAF - CHARCOAL



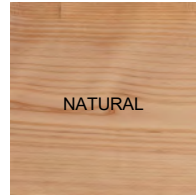
METAL ROOF
BERRIDGE-CHARCOAL
GREY



LAP SIDING
SMOOTH
PAINT TO MATCH



METAL
RAILING -
SAME AS
PHASE 1



CEDAR - NATURAL
CLEAR PRESERVATIVE
FINISH



HVAC EQUIPMENT
SCREEN (SIZED TO
MATCH EQUIPMENT)
CEDAR WOOD W/
CLEAR
PRESERVATIVE
FINISH ON BLACK
METAL FRAME

MAXIMUM BUILDING HEIGHTS			
	PROPOSED FFE	MAX BUILDING HT	MAX ELEVATION
BUILDING 6	6,561.92	45'	6,606.92

NOTE: BUILDING 6 IS BROKEN INTO 4 PODS, BUT EACH POD IS AT THE SAME FFE

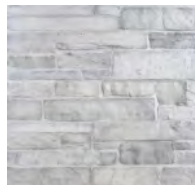


2 BUILDING TYPE 6 - BACK ELEVATION (COLOR) MDP
3/32" = 1'-0"

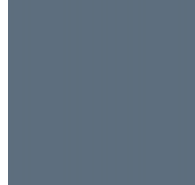
PROPOSED GRADE IS LOWER THAN EXISTING GRADE AT EVERY ROOF PEAK.
PROPOSED GRADE IS MORE RESTRICTIVE AND UTILIZED FOR THE HEIGHT
MEASUREMENT ON EVERY BUILDING.



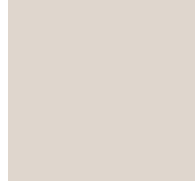
MATERIAL PALETTE



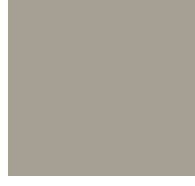
A.) STONE VENEER
HARRISTONE - KINGSTOWN



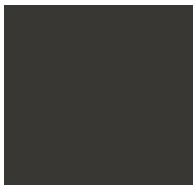
B.) EXTERIOR PAINT
SW9141 - WATERLOO




C.) EXTERIOR PAINT
SW7628 - WINDFRESH WHITE




D.) EXTERIOR PAINT
SW7640 - FAWN BRINDLE



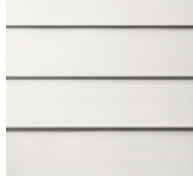
E.) GUTTERS, DOWNSPOUTS CANOPIES, RAILINGS & ROOF FASCIA
SW7020 - BLACK FOX




F.) ARCHITECTURAL SHINGLE
GAF - CHARCOAL



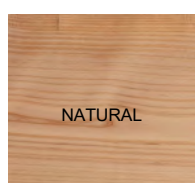
G.) METAL ROOF
BERRIDGE-CHARCOAL GREY




LAP SIDING
SMOOTH
PAINT TO MATCH



METAL RAILING - SAME AS PHASE 1



CEDAR - NATURAL
CLEAR PRESERVATIVE FINISH

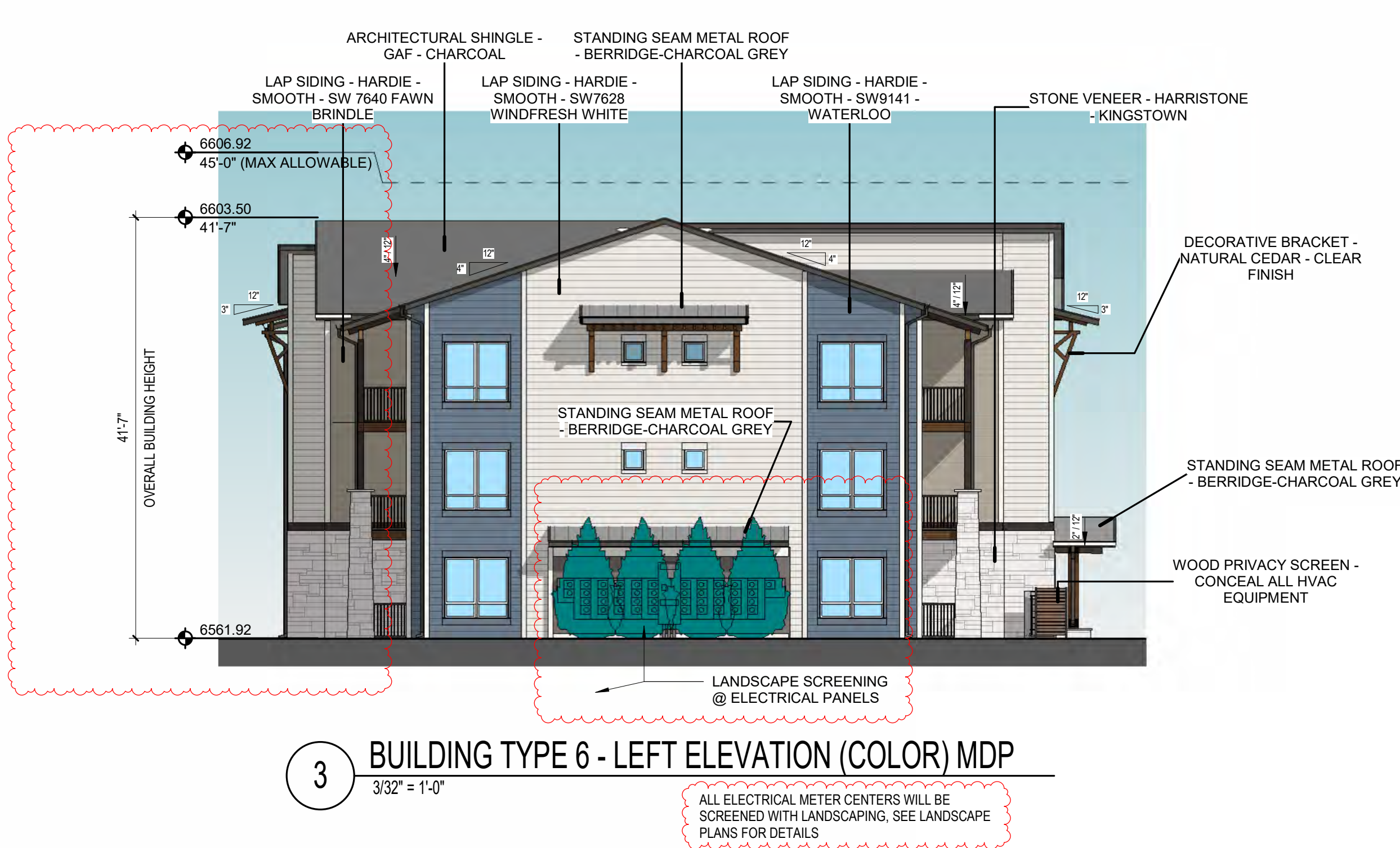


HVAC EQUIPMENT SCREEN (SIZED TO MATCH EQUIPMENT)
CEDAR WOOD W/ CLEAR PRESERVATIVE FINISH ON BLACK METAL FRAME

MAXIMUM BUILDING HEIGHTS			
	PROPOSED FFE	MAX BUILDING HT	MAX ELEVATION
BUILDING 6	6,561.92	45'	6,606.92

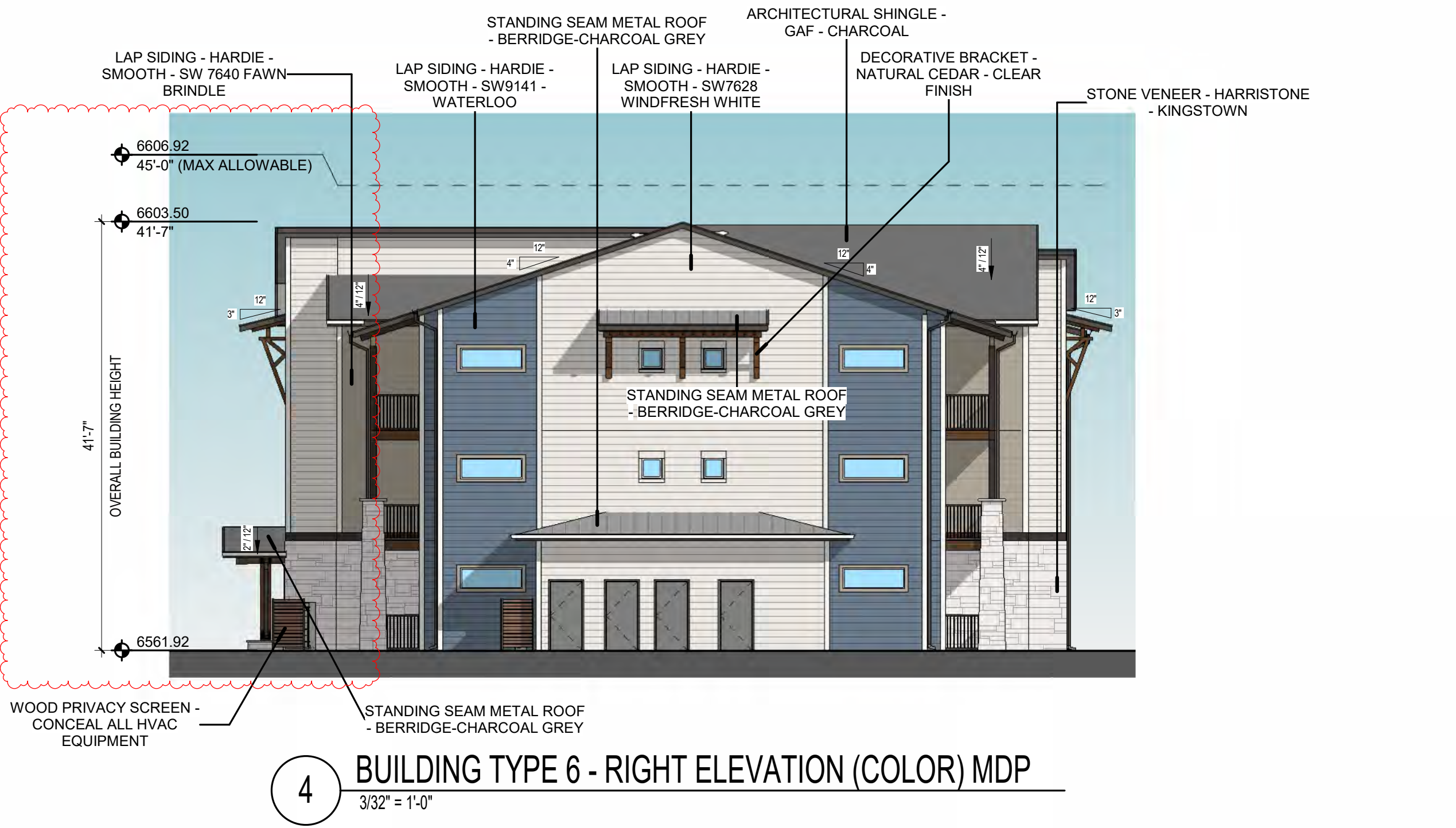
NOTE: BUILDING 6 IS BROKEN INTO 4 PODS, BUT EACH POD IS AT THE SAME FFE

BUILDING #6



3 BUILDING TYPE 6 - LEFT ELEVATION (COLOR) MDP
3/32" = 1'-0"

ALL ELECTRICAL METER CENTERS WILL BE SCREENED WITH LANDSCAPING. SEE LANDSCAPE PLANS FOR DETAILS



4 BUILDING TYPE 6 - RIGHT ELEVATION (COLOR) MDP
3/32" = 1'-0"

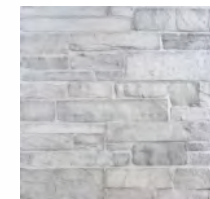
PROPOSED GRADE IS LOWER THAN EXISTING GRADE AT EVERY ROOF PEAK.
PROPOSED GRADE IS MORE RESTRICTIVE AND UTILIZED FOR THE HEIGHT MEASUREMENT ON EVERY BUILDING.



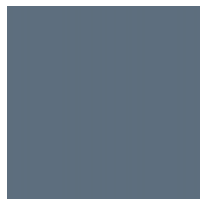
1 BUILDING #7 - FRONT ELEVATION - COLOR MDP
3/32" = 1'-0"

BUILDING #7

MATERIAL PALETTE



STONE VENEER
HARRISTONE -
KINGSTOWN



EXTERIOR PAINT
SW9141 - WATERLOO



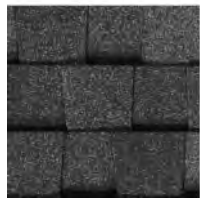
EXTERIOR PAINT
SW7628 -
WINDFRESH WHITE



EXTERIOR PAINT
SW7640 - FAWN
BRINDLE



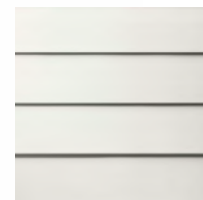
**GUTTERS,
DOWNSPOUTS
CANOPIES, RAILINGS
& ROOF FASCIA**
SW7020 - BLACK FOX



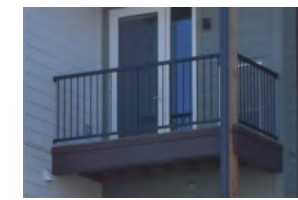
**ARCHITECTURAL
SHINGLE**
GAF - CHARCOAL



METAL ROOF
BERRIDGE-CHARCOAL
GREY



LAP SIDING
SMOOTH
PAINT TO MATCH



**METAL
RAILING -
SAME AS
PHASE 1**



CEDAR - NATURAL
CLEAR PRESERVATIVE
FINISH



**HVAC EQUIPMENT
SCREEN (SIZED TO
MATCH EQUIPMENT)**
CEDAR WOOD W/
CLEAR
PRESERVATIVE
FINISH ON BLACK
METAL FRAME

MAXIMUM BUILDING HEIGHTS			
	PROPOSED FFE	MAX BUILDING HT	MAX ELEVATION
BUILDING 7	6,568.68	45'	6,613.68



2 BUILDING #7 - BACK ELEVATION - COLOR MDP
3/32" = 1'-0"

ALL ELECTRICAL METER CENTERS WILL BE
SCREENED WITH LANDSCAPING, SEE LANDSCAPE
PLANS FOR DETAILS

PROPOSED GRADE IS LOWER THAN EXISTING GRADE AT EVERY ROOF PEAK.

PROPOSED GRADE IS MORE RESTRICTIVE AND UTILIZED FOR THE HEIGHT
MEASUREMENT ON EVERY BUILDING.

BUILDING #7 ELEVATIONS | HOCKETT GULCH APTS. (PHASE 1B & 2)

MDP-4.02A

DATE: 02/07/2025 PROJECT No: 5962



ARCHITECTURE

© 2024

A FUGLEBERG KOCH COMPANY

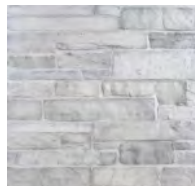
2555 TEMPLE TRAIL, WINTER PARK, FL 32789

TEL: (407) 629-0595

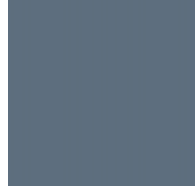
www.fkcompanies.com

FL LICENSE # AR0017385

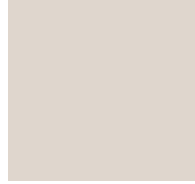
MATERIAL PALETTE



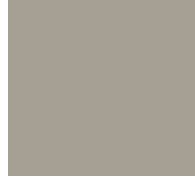
A.) STONE VENEER
HARRISTONE - KINGSTOWN




B.) EXTERIOR PAINT
SW9141 - WATERLOO




C.) EXTERIOR PAINT
SW7628 - WINDFRESH WHITE




D.) EXTERIOR PAINT
SW7640 - FAWN BRINDLE



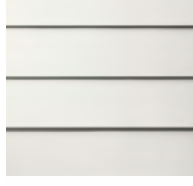
E.) GUTTERS, DOWNSPOUTS CANOPIES, RAILINGS & ROOF FASCIA
SW7020 - BLACK FOX




F.) ARCHITECTURAL SHINGLE
GAF - CHARCOAL



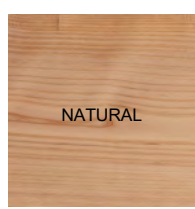
G.) METAL ROOF
BERRIDGE-CHARCOAL GREY




LAP SIDING
SMOOTH
PAINT TO MATCH



METAL RAILING - SAME AS PHASE 1



CEDAR - NATURAL
CLEAR PRESERVATIVE FINISH



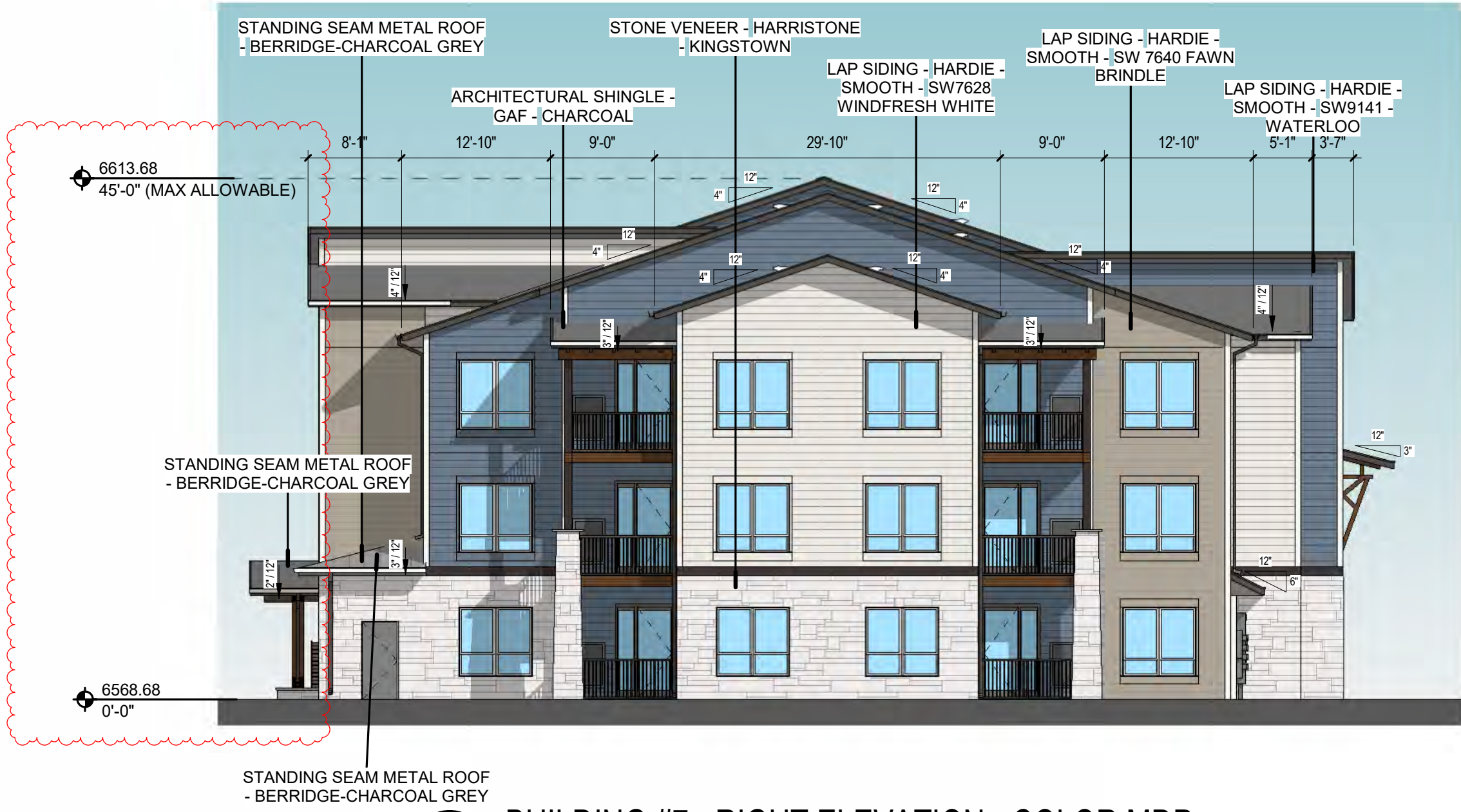
HVAC EQUIPMENT SCREEN (SIZED TO MATCH EQUIPMENT)
CEDAR WOOD W/ CLEAR PRESERVATIVE FINISH ON BLACK METAL FRAME

MAXIMUM BUILDING HEIGHTS			
	PROPOSED FFE	MAX BUILDING HT	MAX ELEVATION
BUILDING 7	6,568.68	45'	6,613.68

BUILDING #7



3 BUILDING #7 - LEFT ELEVATION - COLOR MDP
3/32" = 1'-0"



4 BUILDING #7 - RIGHT ELEVATION - COLOR MDP
3/32" = 1'-0"

PROPOSED GRADE IS LOWER THAN EXISTING GRADE AT EVERY ROOF PEAK.
PROPOSED GRADE IS MORE RESTRICTIVE AND UTILIZED FOR THE HEIGHT MEASUREMENT ON EVERY BUILDING.



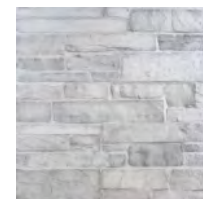
BUILDING #7 ELEVATIONS | HOCKETT GULCH APTS. (PHASE 1B & 2) | MDP-4.02B



1 BUILDING #8 - FRONT ELEVATION - COLOR MDP
3/32" = 1'-0"

BUILDING #8

MATERIAL PALETTE



STONE VENEER
HARRISTONE -
KINGSTOWN



EXTERIOR PAINT
SW9141 - WATERLOO



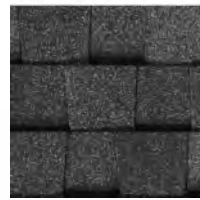
EXTERIOR PAINT
SW7628 -
WINDFRESH WHITE



EXTERIOR PAINT
SW7640 - FAWN
BRINDLE



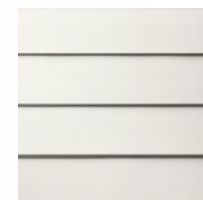
GUTTERS,
DOWNSPOUTS
CANOPIES, RAILINGS
& ROOF FASCIA
SW7020 - BLACK FOX



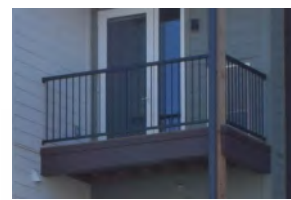
ARCHITECTURAL
SHINGLE
GAF - CHARCOAL



METAL ROOF
BERRIDGE-CHARCOAL
GREY



LAP SIDING
SMOOTH
PAINT TO MATCH



METAL
RAILING -
SAME AS
PHASE 1

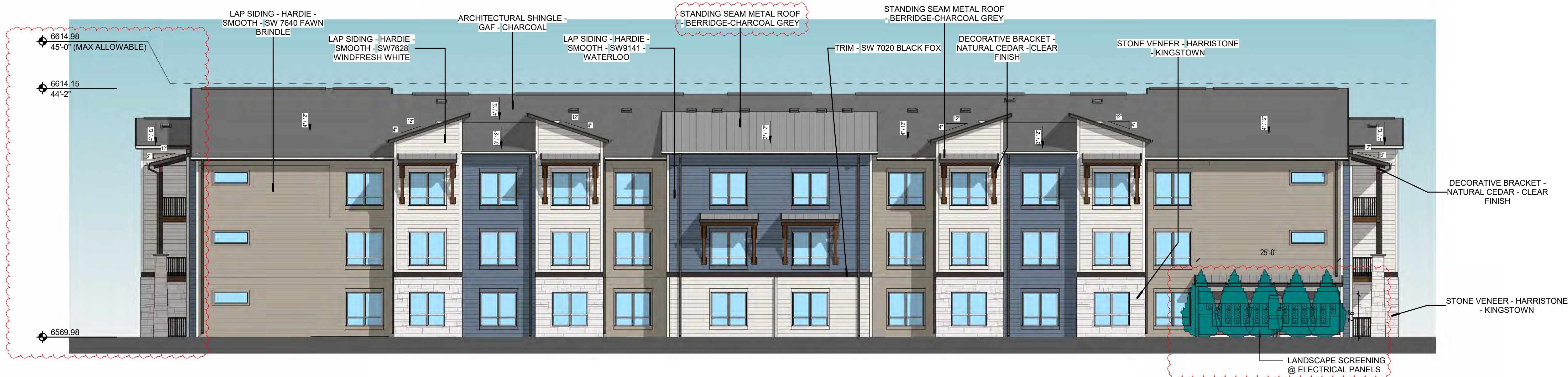


CEDAR - NATURAL
CLEAR PRESERVATIVE
FINISH



HVAC EQUIPMENT
SCREEN (SIZED TO
MATCH EQUIPMENT)
CEDAR WOOD W/
CLEAR
PRESERVATIVE
FINISH ON BLACK
METAL FRAME

MAXIMUM BUILDING HEIGHTS			
	PROPOSED FFE	MAX BUILDING HT	MAX ELEVATION
BUILDING 8	6,569.98	45'	6,614.98



2 BUILDING #8 - BACK ELEVATION - COLOR MDP
3/32" = 1'-0"

ALL ELECTRICAL METER CENTERS WILL BE
SCREENED WITH LANDSCAPING. SEE LANDSCAPE
PLANS FOR DETAILS

PROPOSED GRADE IS LOWER THAN EXISTING GRADE AT EVERY ROOF PEAK.

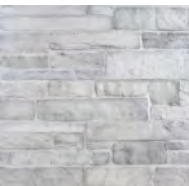
PROPOSED GRADE IS MORE RESTRICTIVE AND UTILIZED FOR THE HEIGHT
MEASUREMENT ON EVERY BUILDING.

BUILDING #8 ELEVATIONS | HOCKETT GULCH APTS. (PHASE 1B & 2)


MDP-4.03A

DATE: 02/07/2025 PROJECT No: 5962

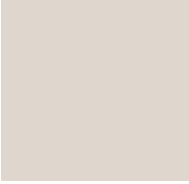
MATERIAL PALETTE




A.) STONE VENEER
HARRISTONE - KINGSTOWN




B.) EXTERIOR PAINT
SW9141 - WATERLOO




C.) EXTERIOR PAINT
SW7628 - WINDFRESH WHITE




D.) EXTERIOR PAINT
SW7640 - FAWN BRINDLE



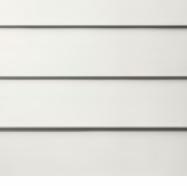
E.) GUTTERS, DOWNSPOUTS CANOPIES, RAILINGS & ROOF FASCIA
SW7020 - BLACK FOX




F.) ARCHITECTURAL SHINGLE
GAF - CHARCOAL



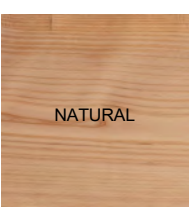
G.) METAL ROOF
BERRIDGE-CHARCOAL GREY




LAP SIDING
SMOOTH
PAINT TO MATCH



METAL RAILING - SAME AS PHASE 1



CEDAR - NATURAL
CLEAR PRESERVATIVE FINISH



HVAC EQUIPMENT SCREEN (SIZED TO MATCH EQUIPMENT)
CEDAR WOOD W/ CLEAR PRESERVATIVE FINISH ON BLACK METAL FRAME

MAXIMUM BUILDING HEIGHTS			
	PROPOSED FFE	MAX BUILDING HT	MAX ELEVATION
BUILDING 8	6,569.98	45'	6,614.98

BUILDING #8

Left elevation of Building #8. The elevation shows a three-story building with a gabled roof. Materials called out include: Lap Siding - Hardie - Smooth - SW7628 Windfresh White, Stone Veneer - Harristone - Kingstown, Trim - SW 7020 Black Fox, Lap Siding - Hardie - Smooth - SW9141 Waterloo, Architectural Shingle - GAF - Charcoal, Lap Siding - Hardie - Smooth - SW 7640 Fawn Brindle, Lap Siding - Hardie - Smooth - SW7628 Windfresh White, Downspouts - Black Fox, and Stone Veneer - Harristone - Kingstown. Dimensions include: Overall Building Height 44'-2", 45'-0" (MAX ALLOWABLE), and 6569.98.

2 BUILDING #8 - LEFT ELEVATION - COLOR MDP
3/32" = 1'-0"

Right elevation of Building #8. The elevation shows a three-story building with a gabled roof. Materials called out include: Trim - SW 7020 Black Fox, Lap Siding - Hardie - Smooth - SW9141 Waterloo, Stone Veneer - Harristone - Kingstown, Lap Siding - Hardie - Smooth - SW 7640 Fawn Brindle, Lap Siding - Hardie - Smooth - SW7628 Windfresh White, Architectural Shingle - GAF - Charcoal, Decorative Bracket - Natural Cedar - Clear Finish, and Stone Veneer - Harristone - Kingstown. Dimensions include: Overall Building Height 44'-2", 45'-0" (MAX ALLOWABLE), and 6569.98.

4 BUILDING #8 - RIGHT ELEVATION - COLOR MDP
3/32" = 1'-0"

PROPOSED GRADE IS LOWER THAN EXISTING GRADE AT EVERY ROOF PEAK.
PROPOSED GRADE IS MORE RESTRICTIVE AND UTILIZED FOR THE HEIGHT MEASUREMENT ON EVERY BUILDING.

FK
ARCHITECTURE

© 2024

A FUGLEBERG KOCH COMPANY

2555 TEMPLE TRAIL, WINTER PARK, FL 32789

TEL: (407) 629-0595

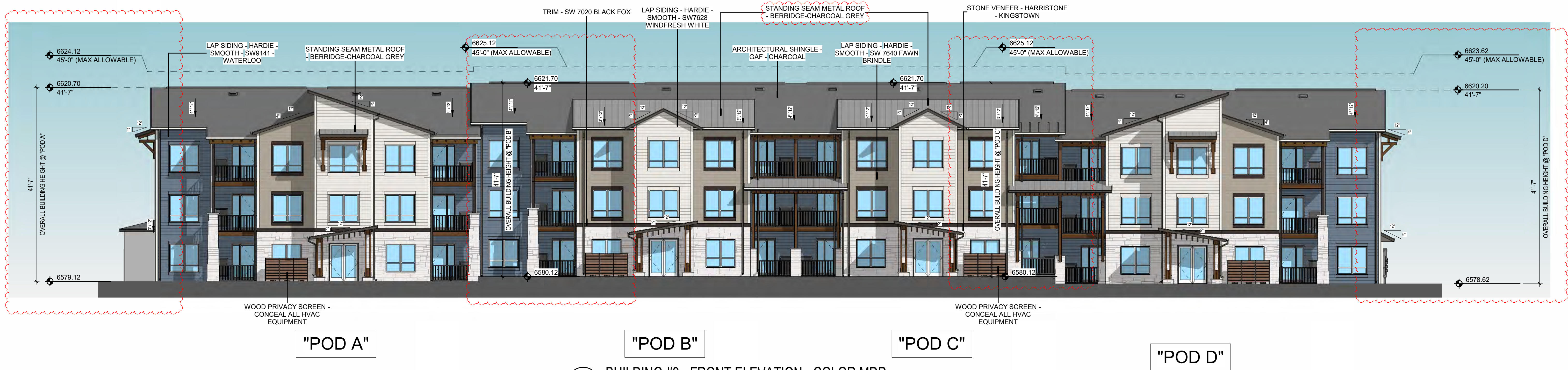
www.fkcompanies.com

FL LICENSE # AR0017385

BUILDING #8 ELEVATIONS | HOCKETT GULCH APTS. (PHASE 1B & 2)

MDP-4.03B

DATE: 02/07/2025 PROJECT No: 5962

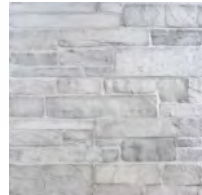


3 BUILDING #9 - FRONT ELEVATION - COLOR MDP
3/32" = 1'-0"

BUILDING #9

MATERIAL PALETTE

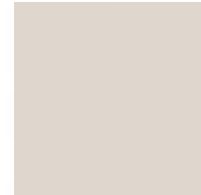
MAXIMUM BUILDING HEIGHTS			
	PROPOSED FFE	MAX BUILDING HT	MAX ELEVATION
BUILDING 9			
POD A	6,579.12	45'	6,624.12
POD B	6,580.12	45'	6,625.12
POD C	6,580.12	45'	6,625.12
POD D	6,578.62	45'	6,623.62



STONE VENEER
HARRISTONE -
KINGSTOWN



EXTERIOR PAINT
SW9141 - WATERLOO



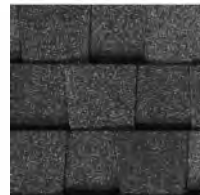
EXTERIOR PAINT
SW7628 -
WINDFRESH WHITE



EXTERIOR PAINT
SW7640 - FAWN
BRINDLE



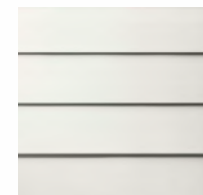
GUTTERS,
DOWNSPOUTS
CANOPIES, RAILINGS
& ROOF FASCIA
SW7020 - BLACK FOX



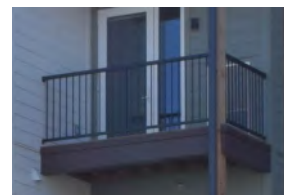
ARCHITECTURAL
SHINGLE
GAF - CHARCOAL



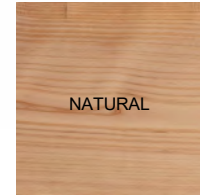
METAL ROOF
BERRIDGE-CHARCOAL
GREY



LAP SIDING
SMOOTH
PAINT TO MATCH



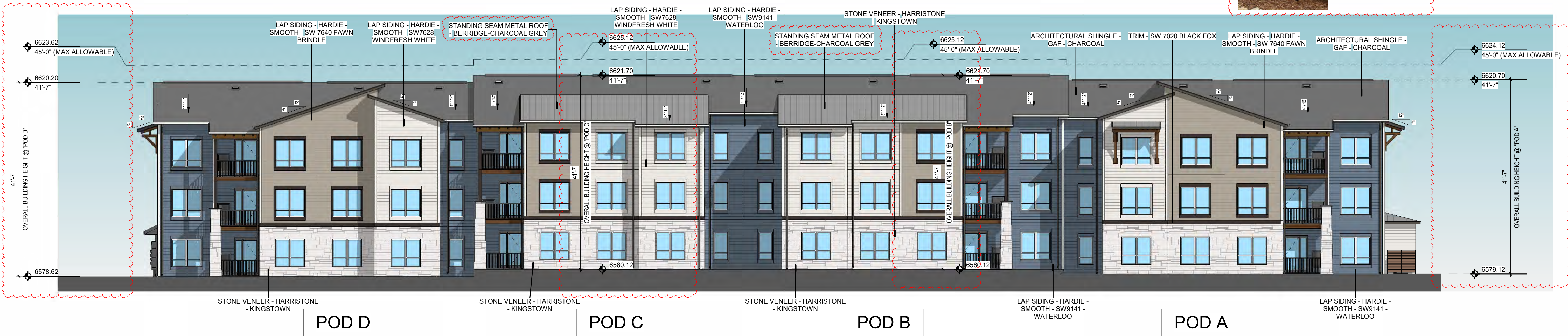
METAL
RAILING -
SAME AS
PHASE 1



CEDAR - NATURAL
CLEAR PRESERVATIVE
FINISH



HVAC EQUIPMENT
SCREEN (SIZED TO
MATCH EQUIPMENT)
CEDAR WOOD W/
CLEAR
PRESERVATIVE
FINISH ON BLACK
METAL FRAME



2 BUILDING #9 - BACK ELEVATION - COLOR MDP
3/32" = 1'-0"

PROPOSED GRADE IS LOWER THAN EXISTING GRADE AT EVERY ROOF PEAK.
PROPOSED GRADE IS MORE RESTRICTIVE AND UTILIZED FOR THE HEIGHT
MEASUREMENT ON EVERY BUILDING.

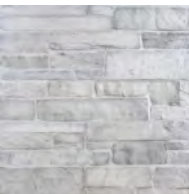
BUILDING #9 ELEVATIONS | HOCKETT GULCH APTS. (PHASE 1B & 2)

MDP-4.04A


DATE: 02/07/2025

PROJECT No: 5962

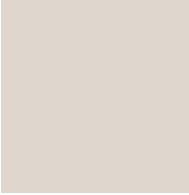
MATERIAL PALETTE




A.) STONE VENEER
HARRISTONE - KINGSTOWN




B.) EXTERIOR PAINT
SW9141 - WATERLOO




C.) EXTERIOR PAINT
SW7628 - WINDFRESH WHITE




D.) EXTERIOR PAINT
SW7640 - FAWN BRINDLE



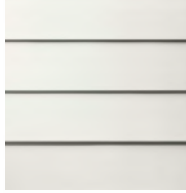
E.) GUTTERS, DOWNSPOUTS CANOPIES, RAILINGS & ROOF FASCIA
SW7020 - BLACK FOX



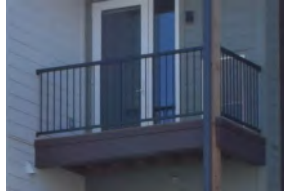
F.) ARCHITECTURAL SHINGLE
GAF - CHARCOAL



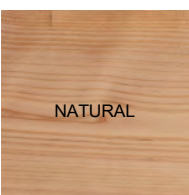
G.) METAL ROOF
BERRIDGE-CHARCOAL GREY




LAP SIDING
SMOOTH
PAINT TO MATCH



METAL RAILING - SAME AS PHASE 1



CEDAR - NATURAL
CLEAR PRESERVATIVE FINISH



HVAC EQUIPMENT SCREEN (SIZED TO MATCH EQUIPMENT)
CEDAR WOOD W/ CLEAR PRESERVATIVE FINISH ON BLACK METAL FRAME

MAXIMUM BUILDING HEIGHTS			
	PROPOSED FFE	MAX BUILDING HT	MAX ELEVATION
BUILDING 9			
POD A	6,579.12	45'	6,624.12
POD B	6,580.12	45'	6,625.12
POD C	6,580.12	45'	6,625.12
POD D	6,578.62	45'	6,623.62

BUILDING #9

Architectural Shingle - GAF - CHARCOAL
Standing Seam Metal Roof - BERRIDGE-CHARCOAL GREY
Trim - SW 7020 BLACK FOX
Lap Siding - Hardie - Smooth - SW9141 - WATERLOO
Lap Siding - Hardie - Smooth - SW7628 - WINDFRESH WHITE
Lap Siding - Hardie - Smooth - SW 7640 FAWN BRINDLE
Stone Veneer - HARRISTONE - KINGSTOWN
Standing Seam Metal Roof - BERRIDGE-CHARCOAL GREY
Wood Privacy Screen - CONCEAL ALL HVAC EQUIPMENT
Overall Building Height @ "POD A" 41'-7"

6624.12
45'-0" (MAX ALLOWABLE)
6620.70
41'-7"
6579.12

2 BUILDING #9 - LEFT ELEVATION - COLOR MDP
3/32" = 1'-0"

Trim - SW 7020 BLACK FOX
Lap Siding - Hardie - Smooth - SW 7640 FAWN BRINDLE
Lap Siding - Hardie - Smooth - SW7628 - WINDFRESH WHITE
Lap Siding - Hardie - Smooth - SW9141 - WATERLOO
Architectural Shingle - GAF - CHARCOAL
Standing Seam Metal Roof - BERRIDGE-CHARCOAL GREY
Stone Veneer - HARRISTONE - KINGSTOWN
Standing Seam Metal Roof - BERRIDGE-CHARCOAL GREY
Landscape Screening @ Electrical Panels
Overall Building Height @ "POD D" 41'-7"

6623.62
45'-0" (MAX ALLOWABLE)
6620.20
41'-7"
6578.62

3 BUILDING #9 - RIGHT ELEVATION - COLOR MDP
3/32" = 1'-0"

ALL ELECTRICAL METER CENTERS WILL BE SCREENED WITH LANDSCAPING. SEE LANDSCAPE PLANS FOR DETAILS

PROPOSED GRADE IS LOWER THAN EXISTING GRADE AT EVERY ROOF PEAK.
PROPOSED GRADE IS MORE RESTRICTIVE AND UTILIZED FOR THE HEIGHT MEASUREMENT ON EVERY BUILDING.

FK
ARCHITECTURE

© 2024

A FUGLEBERG KOCH COMPANY

2555 TEMPLE TRAIL, WINTER PARK, FL 32789

TEL: (407) 629-0595

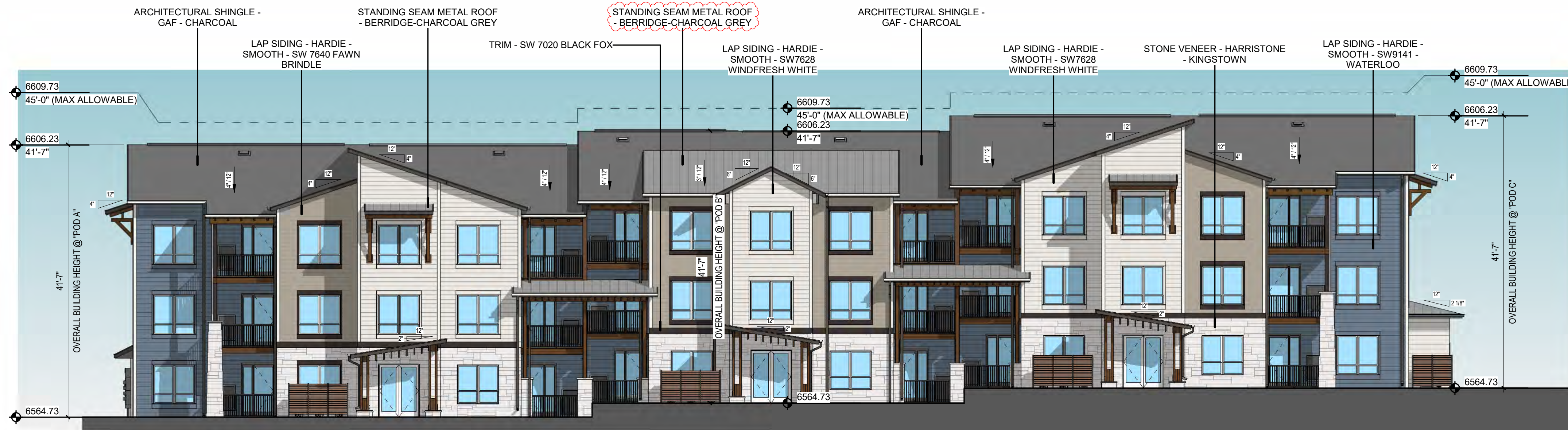
www.fkcompanies.com

FL LICENSE # AR0017385

BUILDING #9 ELEVATIONS | HOCKETT GULCH APTS. (PHASE 1B & 2)

MDP-4.04B

DATE: 02/07/2025 PROJECT No: 5962



POD A

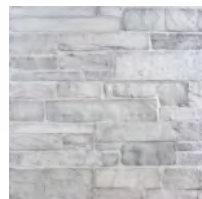
POD B

POD C

1 BUILDING #10 - FRONT ELEVATION (COLOR) MDP
3/32" = 1'-0"

BUILDING #10

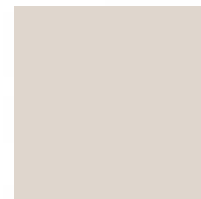
MATERIAL PALETTE



STONE VENEER
HARRISTONE -
KINGSTOWN



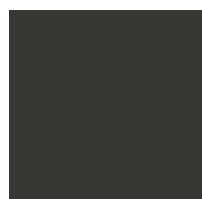
EXTERIOR PAINT
SW9141 - WATERLOO



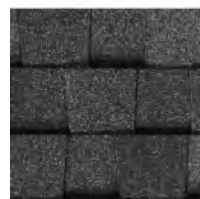
EXTERIOR PAINT
SW7628 -
WINDFRESH WHITE



EXTERIOR PAINT
SW7640 - FAWN
BRINDLE



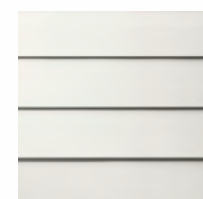
GUTTERS,
DOWNSPOUTS
CANOPIES, RAILINGS
& ROOF FASCIA
SW7020 - BLACK FOX



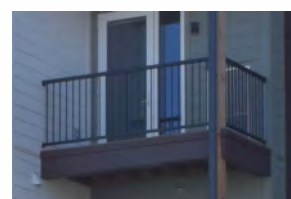
ARCHITECTURAL
SHINGLE
GAF - CHARCOAL



METAL ROOF
BERRIDGE-CHARCOAL
GREY



LAP SIDING
SMOOTH
PAINT TO MATCH



METAL
RAILING -
SAME AS
PHASE 1



CEDAR - NATURAL
CLEAR PRESERVATIVE
FINISH



HVAC EQUIPMENT
SCREEN (SIZED TO
MATCH EQUIPMENT)
CEDAR WOOD W/
CLEAR
PRESERVATIVE
FINISH ON BLACK
METAL FRAME

MAXIMUM BUILDING HEIGHTS			
	PROPOSED FFE	MAX BUILDING HT	MAX ELEVATION
BUILDING 10			
POD A	6,562.59	45'	6,607.59
POD B	6,564.73	45'	6,609.73
POD C	6,567.04	45'	6,612.04



POD C

POD B

POD A

2 BUILDING #10 - BACK ELEVATION (COLOR) MDP
3/32" = 1'-0"

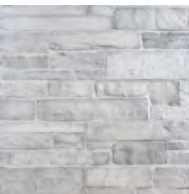
PROPOSED GRADE IS LOWER THAN EXISTING GRADE AT EVERY ROOF PEAK.
PROPOSED GRADE IS MORE RESTRICTIVE AND UTILIZED FOR THE HEIGHT
MEASUREMENT ON EVERY BUILDING.

BUILDING #10 ELEVATIONS | HOCKETT GULCH APTS. (PHASE 1B & 2)


MDP-4.05A

DATE: 02/07/2025 PROJECT No: 5962

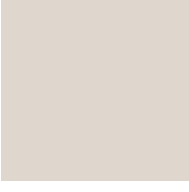
MATERIAL PALETTE




A.) STONE VENEER
HARRISTONE - KINGSTOWN




B.) EXTERIOR PAINT
SW9141 - WATERLOO




C.) EXTERIOR PAINT
SW7628 - WINDFRESH WHITE




D.) EXTERIOR PAINT
SW7640 - FAWN BRINDLE



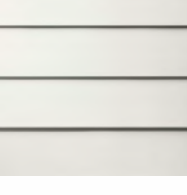
E.) GUTTERS, DOWNSPOUTS CANOPIES, RAILINGS & ROOF FASCIA
SW7020 - BLACK FOX




F.) ARCHITECTURAL SHINGLE
GAF - CHARCOAL




G.) METAL ROOF
BERRIDGE-CHARCOAL GREY



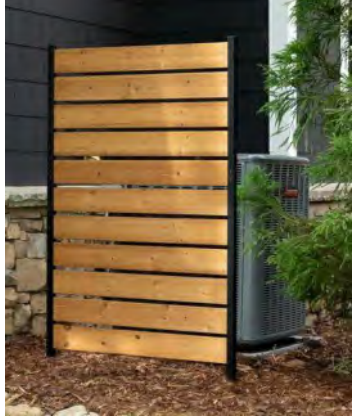
LAP SIDING
SMOOTH
PAINT TO MATCH



METAL RAILING - SAME AS PHASE 1



CEDAR - NATURAL CLEAR PRESERVATIVE FINISH



HVAC EQUIPMENT SCREEN (SIZED TO MATCH EQUIPMENT)
CEDAR WOOD W/ CLEAR PRESERVATIVE FINISH ON BLACK METAL FRAME

MAXIMUM BUILDING HEIGHTS			
	PROPOSED FFE	MAX BUILDING HT	MAX ELEVATION
BUILDING 10			
POD A	6,562.59	45'	6,607.59
POD B	6,564.73	45'	6,609.73
POD C	6,567.04	45'	6,612.04

BUILDING #10

STONE VENEER - HARRISTONE - KINGSTOWN

ARCHITECTURAL SHINGLE - GAF - CHARCOAL

LAP SIDING - HARDIE - SMOOTH - SW9141 - WATERLOO

STANDING SEAM METAL ROOF - BERRIDGE-CHARCOAL GREY

LAP SIDING - HARDIE - SMOOTH - SW7628 - WINDFRESH WHITE

6607.59

45'-0" (MAX ALLOWABLE)

6608.62

41'-7"

41'-7"

OVERALL BUILDING HEIGHT @ "POD A"

6562.59

20'-0"

LANDSCAPE SCREENING @ ELECTRICAL PANELS

STONE VENEER - HARRISTONE - KINGSTOWN

WOOD PRIVACY SCREEN - CONCEAL ALL HVAC EQUIPMENT

DECORATIVE BRACKET - NATURAL CEDAR - CLEAR FINISH

3 BUILDING #10 - LEFT ELEVATION (COLOR) MDP

3/32" = 1'-0"

ALL ELECTRICAL METER CENTERS WILL BE SCREENED WITH LANDSCAPING, SEE LANDSCAPE PLANS FOR DETAILS

ARCHITECTURAL SHINGLE - GAF - CHARCOAL

STANDING SEAM METAL ROOF - BERRIDGE-CHARCOAL GREY

LAP SIDING - HARDIE - SMOOTH - SW7628 - WINDFRESH WHITE

LAP SIDING - HARDIE - SMOOTH - SW9141 - WATERLOO

6612.04

45'-0" (MAX ALLOWABLE)

6608.62

41'-7"

41'-7"

OVERALL BUILDING HEIGHT @ "POD C"

6567.04

DECORATIVE BRACKET - NATURAL CEDAR - CLEAR FINISH

STONE VENEER - HARRISTONE - KINGSTOWN

4 BUILDING #10 - RIGHT ELEVATION (COLOR) MDP

3/32" = 1'-0"

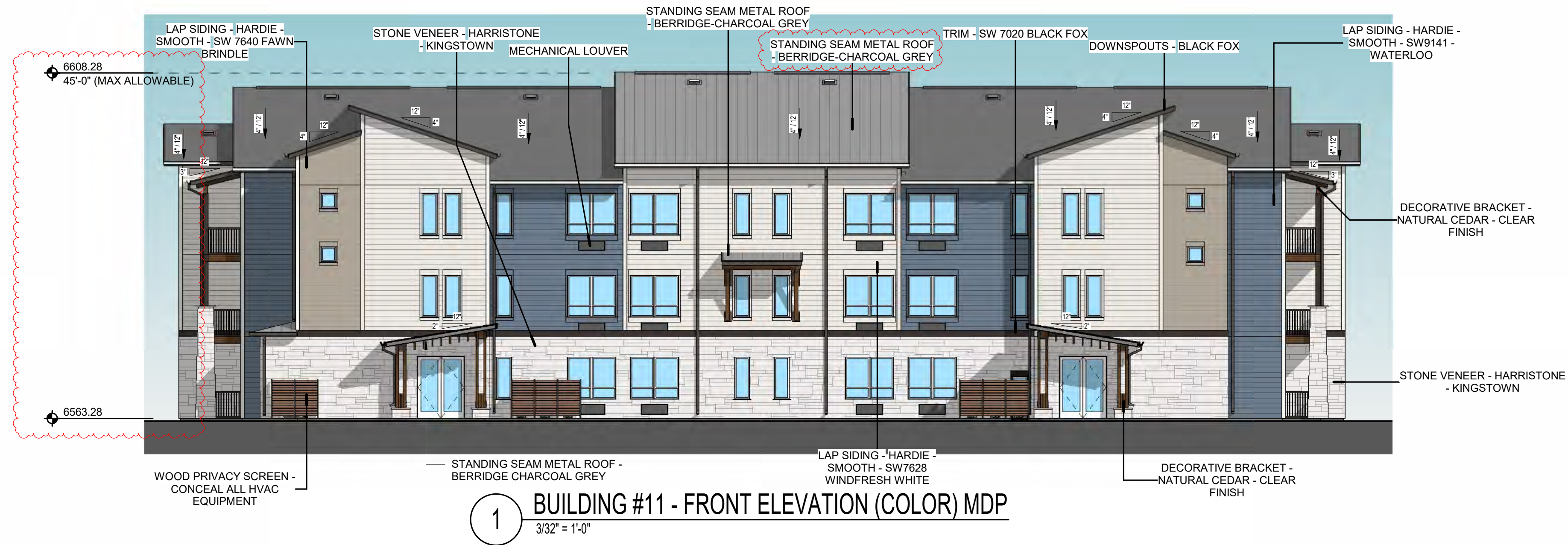
PROPOSED GRADE IS LOWER THAN EXISTING GRADE AT EVERY ROOF PEAK.

PROPOSED GRADE IS MORE RESTRICTIVE AND UTILIZED FOR THE HEIGHT MEASUREMENT ON EVERY BUILDING.

BUILDING #10 ELEVATIONS | HOCKETT GULCH APTS. (PHASE 1B & 2)

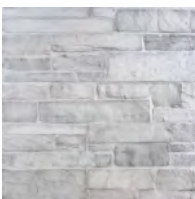
MDP-4.05B

ARCHITECTURE © 2024 | A FUGLEBERG KOCH COMPANY | 2555 TEMPLE TRAIL, WINTER PARK, FL 32789 | TEL: (407) 629-0595 | www.fkcompanies.com | FL LICENSE # AR0017385



BUILDING #11

MATERIAL PALETTE



STONE VENEER
HARRISTONE -
KINGSTOWN



EXTERIOR PAINT
SW9141 - WATERLOO

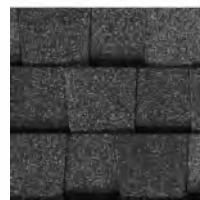


EXTERIOR PAINT
SW7628 -
WINDFRESH WHITE



EXTERIOR PAINT
SW7640 - FAWN
BRINDLE

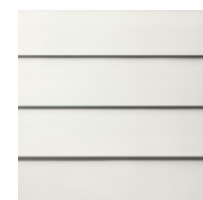
GUTTERS,
DOWNSPOUTS
CANOPIES, RAILINGS
& ROOF FASCIA
SW7020 - BLACK FOX



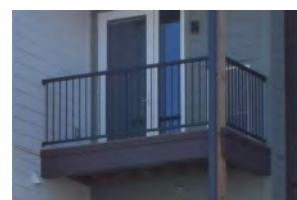
ARCHITECTURAL
SHINGLE
GAF - CHARCOAL



METAL ROOF
BERRIDGE-CHARCOAL
GREY



LAP SIDING
SMOOTH
PAINT TO MATCH



METAL
RAILING -
SAME AS
PHASE 1

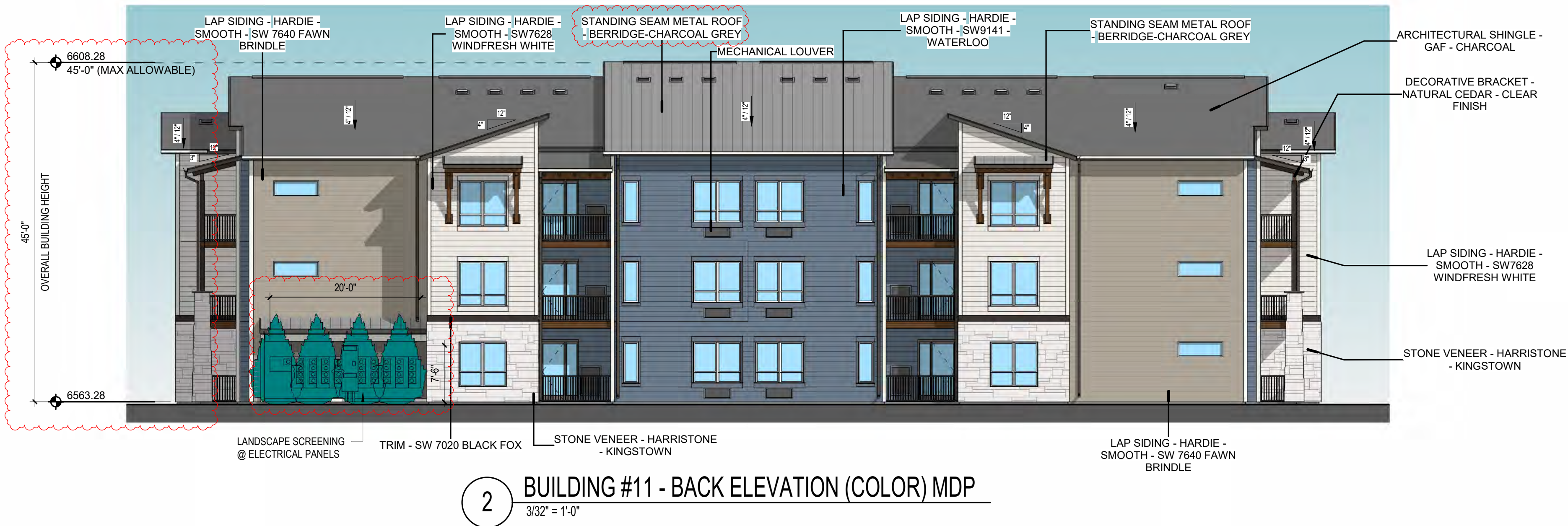


CEDAR - NATURAL
CLEAR PRESERVATIVE
FINISH



HVAC EQUIPMENT
SCREEN (SIZED TO
MATCH EQUIPMENT)
CEDAR WOOD W/
CLEAR
PRESERVATIVE
FINISH ON BLACK
METAL FRAME

MAXIMUM BUILDING HEIGHTS			
	PROPOSED FFE	MAX BUILDING HT	MAX ELEVATION
BUILDING 11	6,563.28	45'	6,608.28



PROPOSED GRADE IS LOWER THAN EXISTING GRADE AT EVERY ROOF PEAK.

PROPOSED GRADE IS MORE RESTRICTIVE AND UTILIZED FOR THE HEIGHT MEASUREMENT ON EVERY BUILDING.

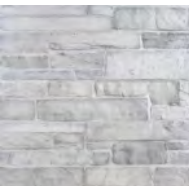
BUILDING #11 ELEVATIONS | HOCKETT GULCH APTS. (PHASE 1B & 2)

MDP-4.06A


DATE: 02/07/2025 PROJECT No: 5962



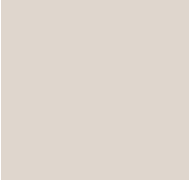
MATERIAL PALETTE




A.) STONE VENEER
HARRISTONE -
KINGSTOWN




B.) EXTERIOR PAINT
SW9141 - WATERLOO




C.) EXTERIOR PAINT
SW7628 -
WINDFRESH WHITE




D.) EXTERIOR PAINT
SW7640 - FAWN
BRINDLE



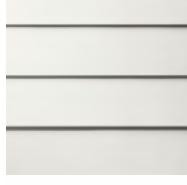
**E.) GUTTERS,
DOWNSPOUTS CANOPIES,
RAILINGS & ROOF FASCIA**
SW7020 - BLACK FOX




**F.) ARCHITECTURAL
SHINGLE**
GAF - CHARCOAL



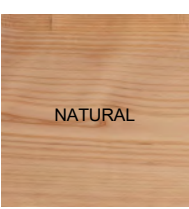
G.) METAL ROOF
BERRIDGE-CHARCOAL
GREY




LAP SIDING
SMOOTH
PAINT TO MATCH



**METAL RAILING - SAME
AS PHASE 1**



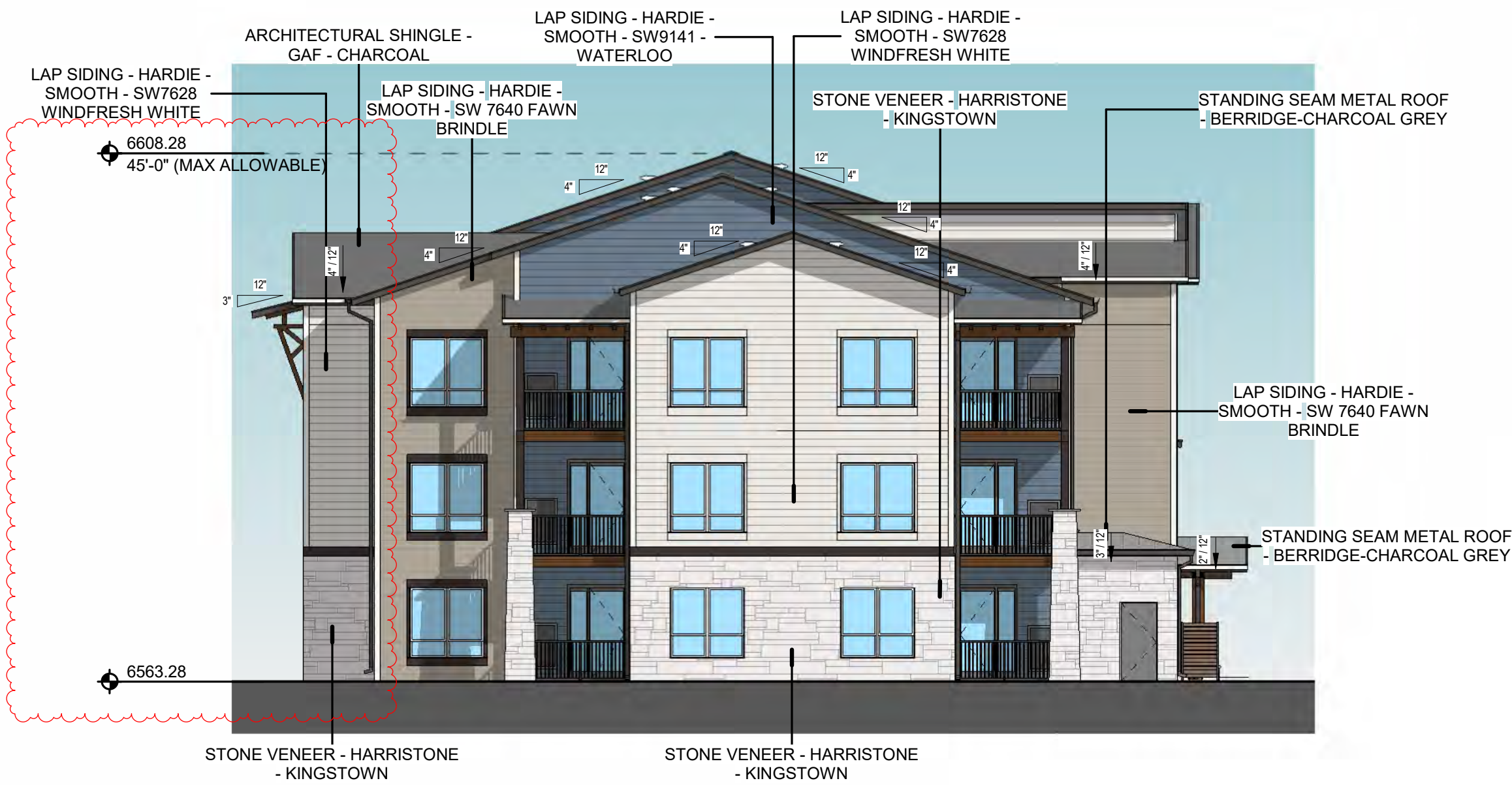
CEDAR - NATURAL
CLEAR PRESERVATIVE
FINISH



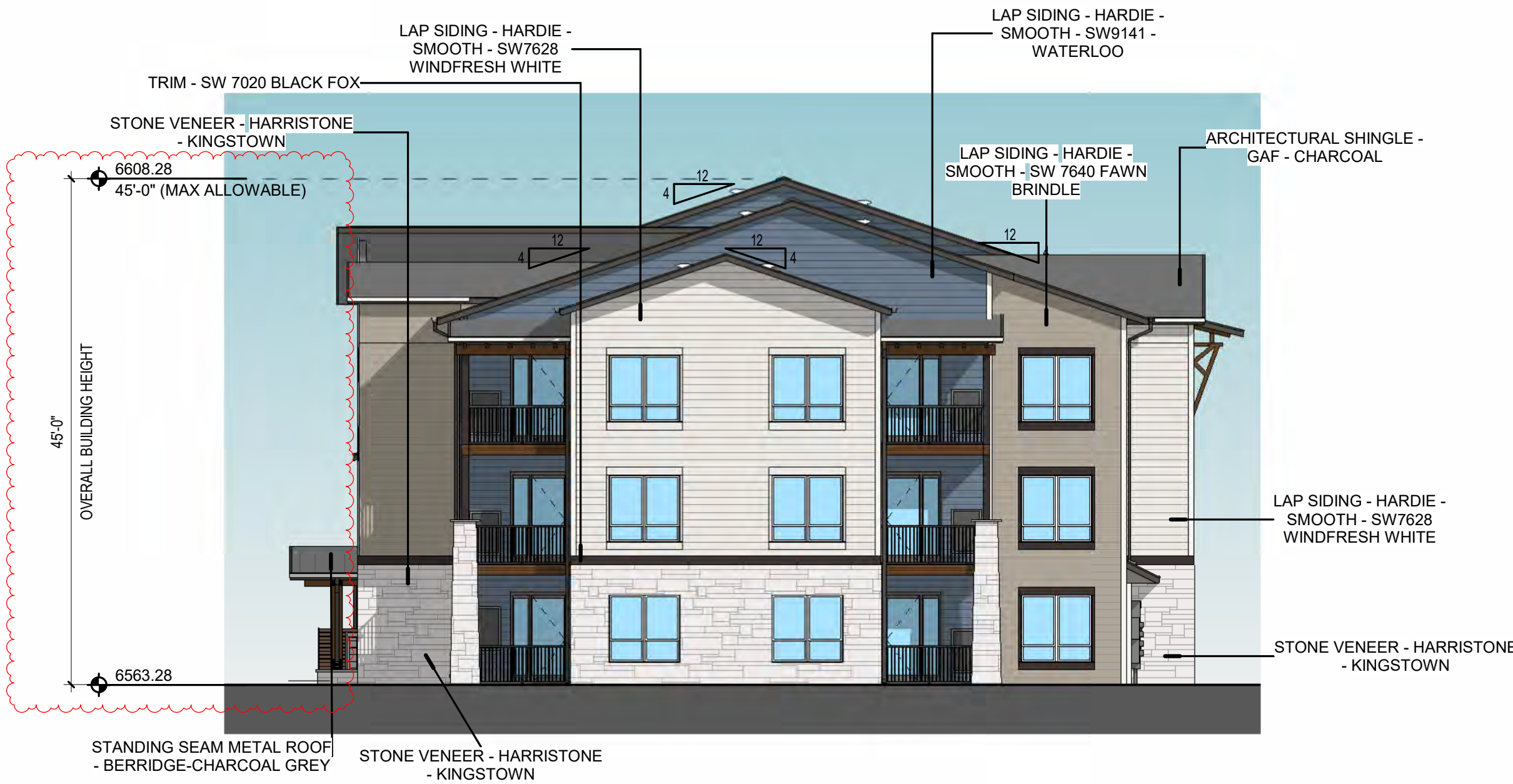
**HVAC EQUIPMENT
SCREEN (SIZED TO
MATCH EQUIPMENT)**
CEDAR WOOD W/
CLEAR
PRESERVATIVE
FINISH ON BLACK
METAL FRAME

MAXIMUM BUILDING HEIGHTS			
	PROPOSED FFE	MAX BUILDING HT	MAX ELEVATION
BUILDING 11	6,563.28	45'	6,608.28

BUILDING #11



3 BUILDING #11 - LEFT ELEVATION (COLOR) MDP
3/32" = 1'-0"

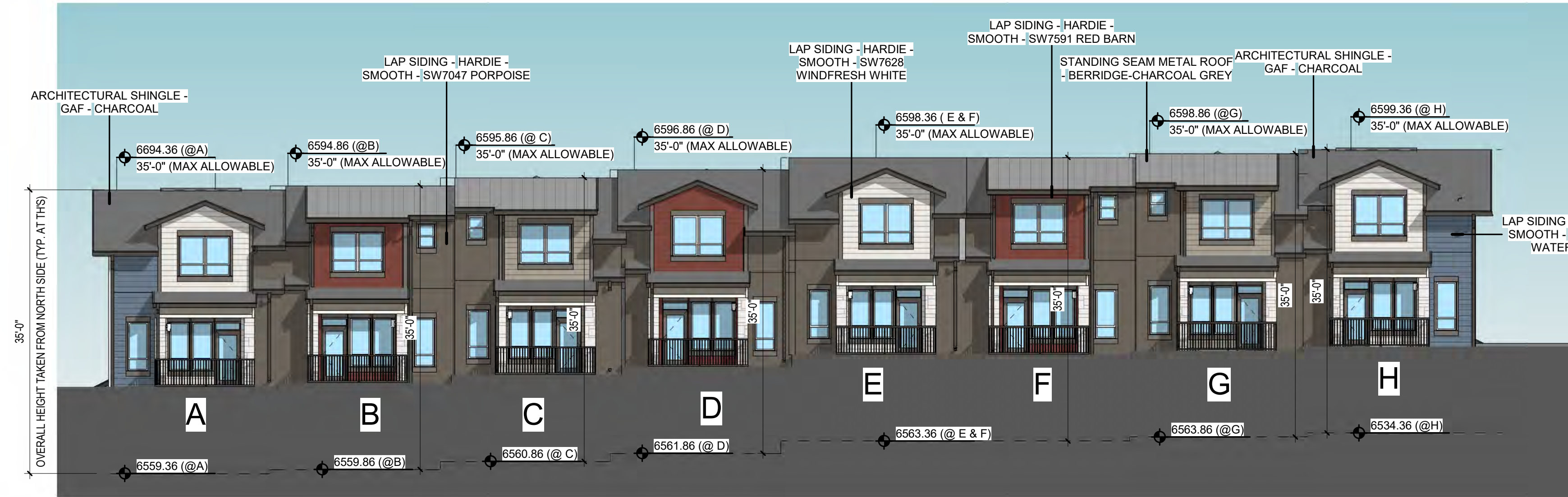


4 BUILDING #11 - RIGHT ELEVATION (COLOR) MDP
3/32" = 1'-0"

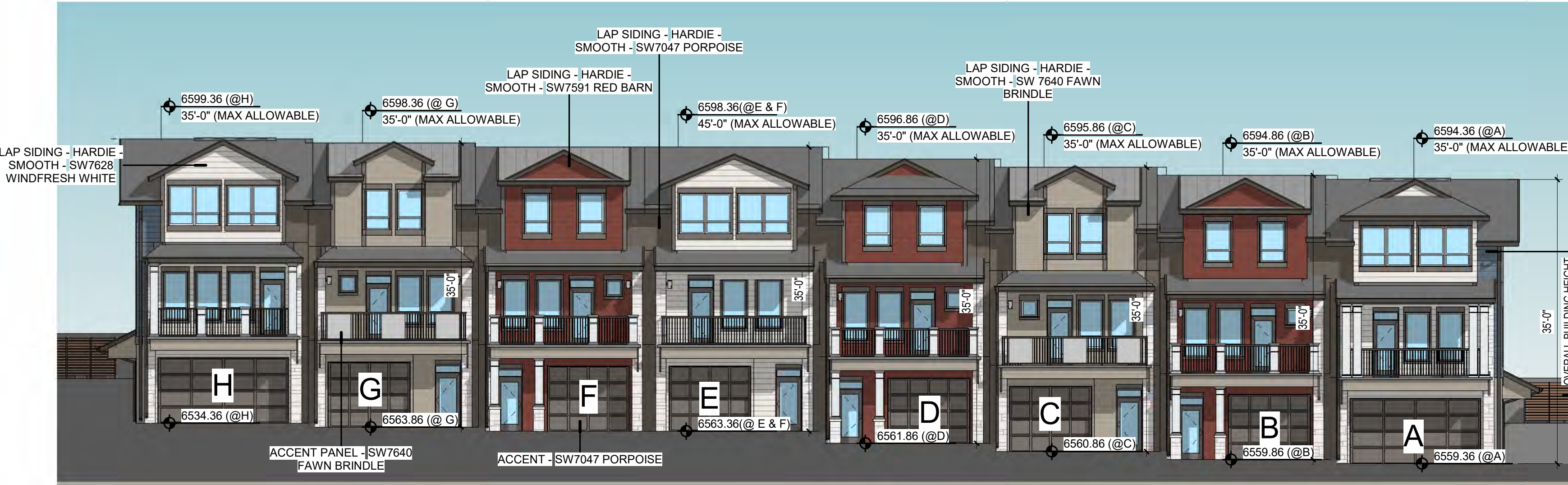
ALL ELECTRICAL METER CENTERS WILL BE SCREENED WITH LANDSCAPING. SEE LANDSCAPE PLANS FOR DETAILS

PROPOSED GRADE IS LOWER THAN EXISTING GRADE AT EVERY ROOF PEAK.

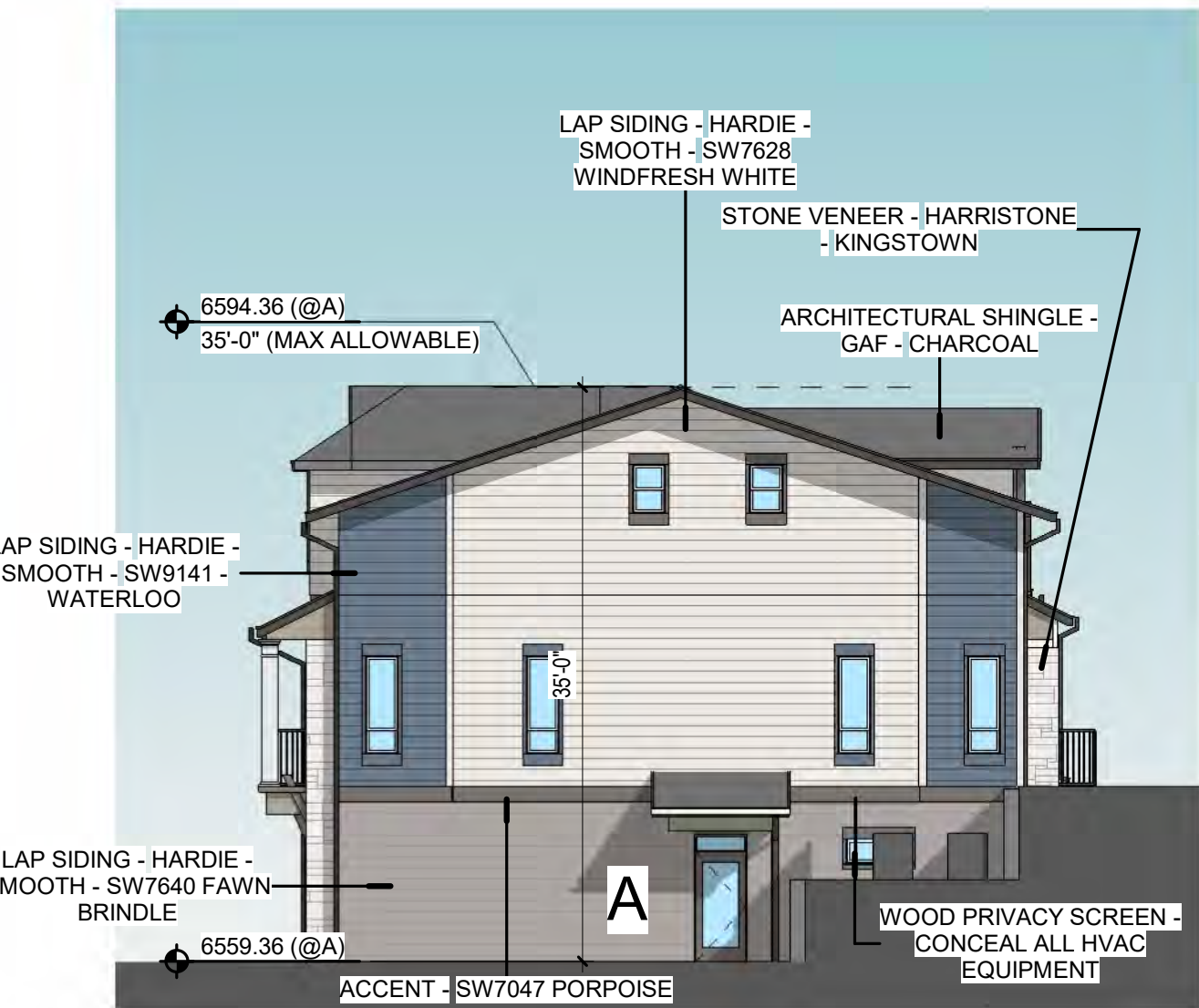
PROPOSED GRADE IS MORE RESTRICTIVE AND UTILIZED FOR THE HEIGHT MEASUREMENT ON EVERY BUILDING.



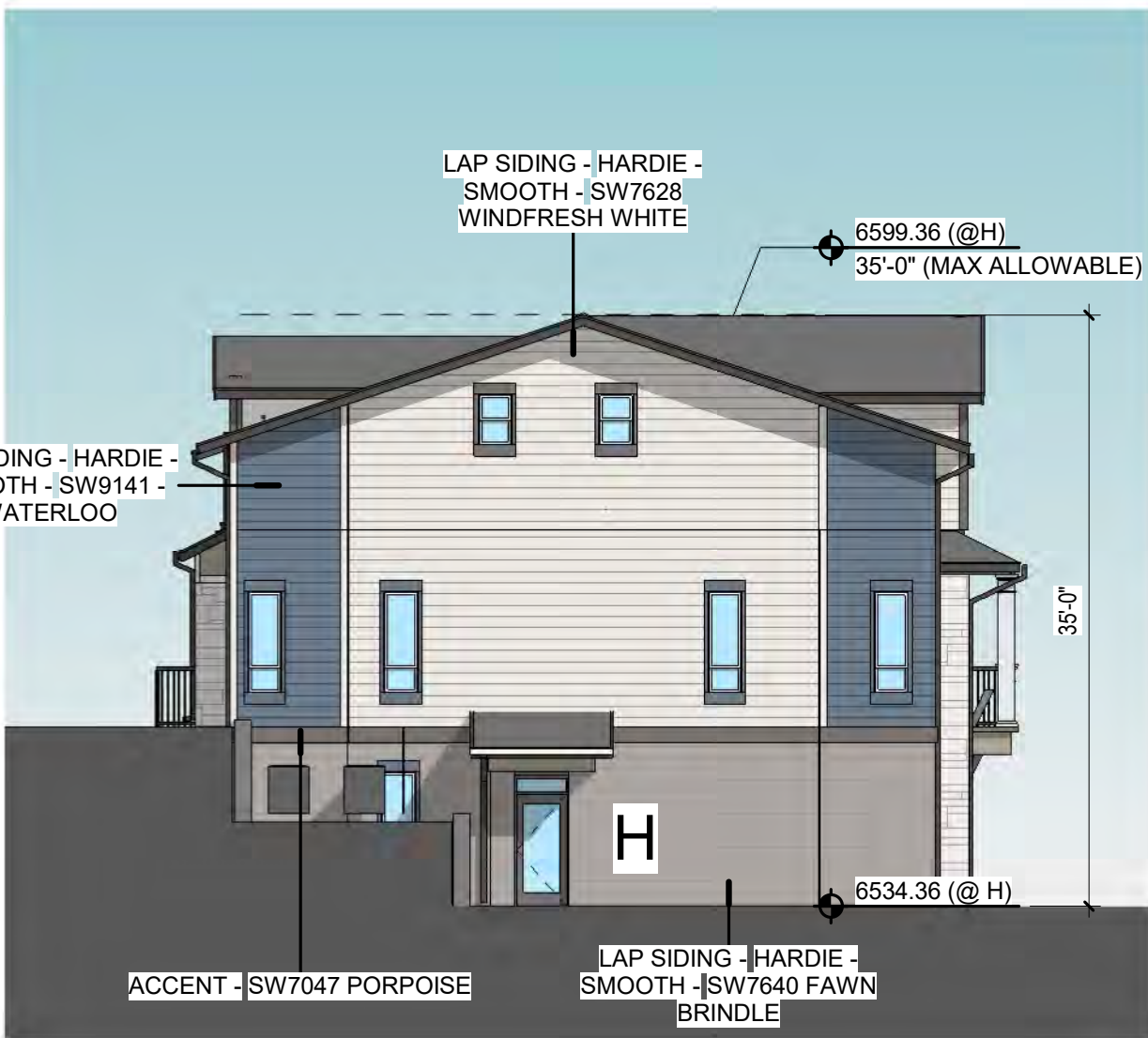
1 SOUTH ELEVATION - TOWNHOME #12
3/32" = 1'-0"



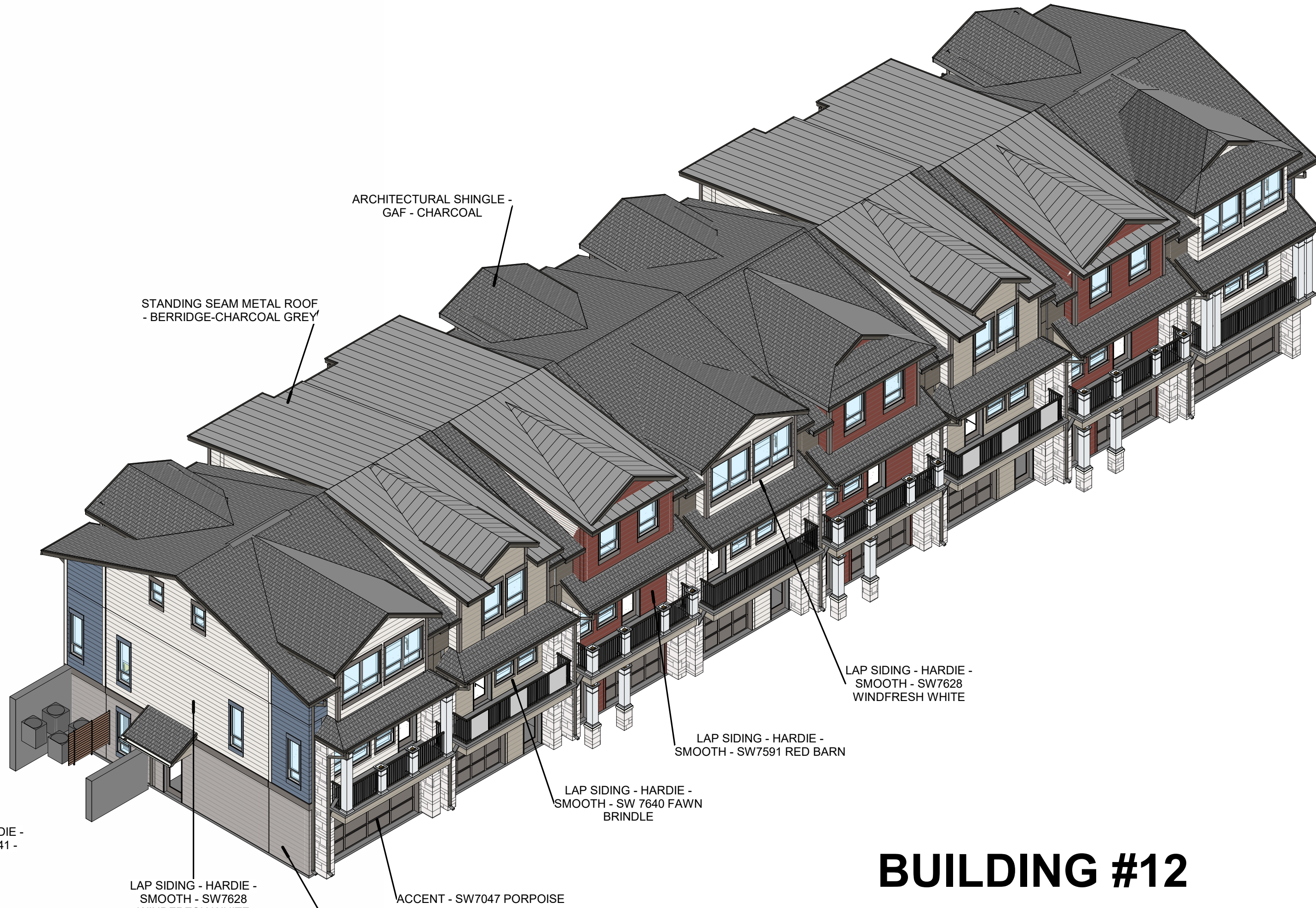
2 NORTH ELEVATION - TOWNHOME #12
3/32" = 1'-0"



3 EAST ELEVATION - TOWNHOME #12
3/32" = 1'-0"



4 WEST ELEVATION - TOWNHOME #12
3/32" = 1'-0"



BUILDING #12

MAXIMUM BUILDING HEIGHTS			
BUILDING 12	PROPOSED FFE	MAX BUILDING HT	MAX ELEVATION
A	6,559.36	35'	6,694.36
B	6,559.86	35'	6,694.86
C	6,560.86	35'	6,695.86
D	6,561.86	35'	6,696.86
E	6,563.36	35'	6,698.36
F	6,563.36	35'	6,698.36
G	6,563.86	35'	6,698.86
H	6,564.36	35'	6,699.36

MATERIAL PALETTE

EXTERIOR PAINT
SW7628 -
WINDFRESH WHITE

EXTERIOR PAINT
SW9141 - WATERLOO

EXTERIOR PAINT
SW7591 - RED BARN

EXTERIOR PAINT
SW7640 - FAWN
BRINDLE

EXTERIOR PAINT
SW7047 - PORPOISE

GUTTERS,
DOWNSPOUTS
CANOPIES, RAILINGS
& ROOF FASCIA
SW7020 - BLACK FOX

ARCHITECTURAL
SHINGLE
GAF - CHARCOAL

METAL ROOF
BERRIDGE-CHARCOAL
GREY

STONE VENEER
HARRISTONE -
KINGSTOWN

CEDAR - NATURAL
CLEAR PRESERVATIVE
FINISH

LAP SIDING
SMOOTH
PAINT TO MATCH

METAL
RAILING -
SAME AS
PHASE 1

HVAC EQUIPMENT
SCREEN (SIZED TO
MATCH EQUIPMENT)
CEDAR WOOD W/
CLEAR
PRESERVATIVE
FINISH ON BLACK
METAL FRAME

PROPOSED GRADE IS LOWER THAN EXISTING GRADE AT EVERY ROOF PEAK.

PROPOSED GRADE IS MORE RESTRICTIVE AND UTILIZED FOR THE HEIGHT MEASUREMENT ON EVERY BUILDING.

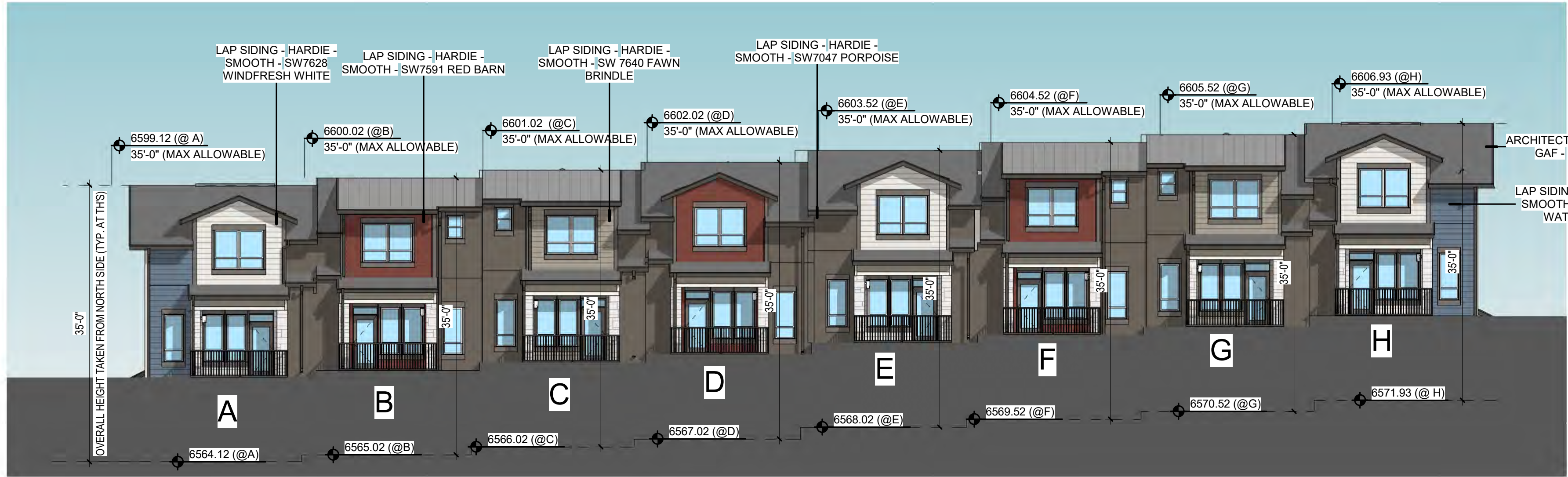
REVISED TH ELEVATIONS
2025-02-07

BUILDING #12 ELEVATIONS | HOCKETT GULCH APTS. (PHASE 1B & 2)

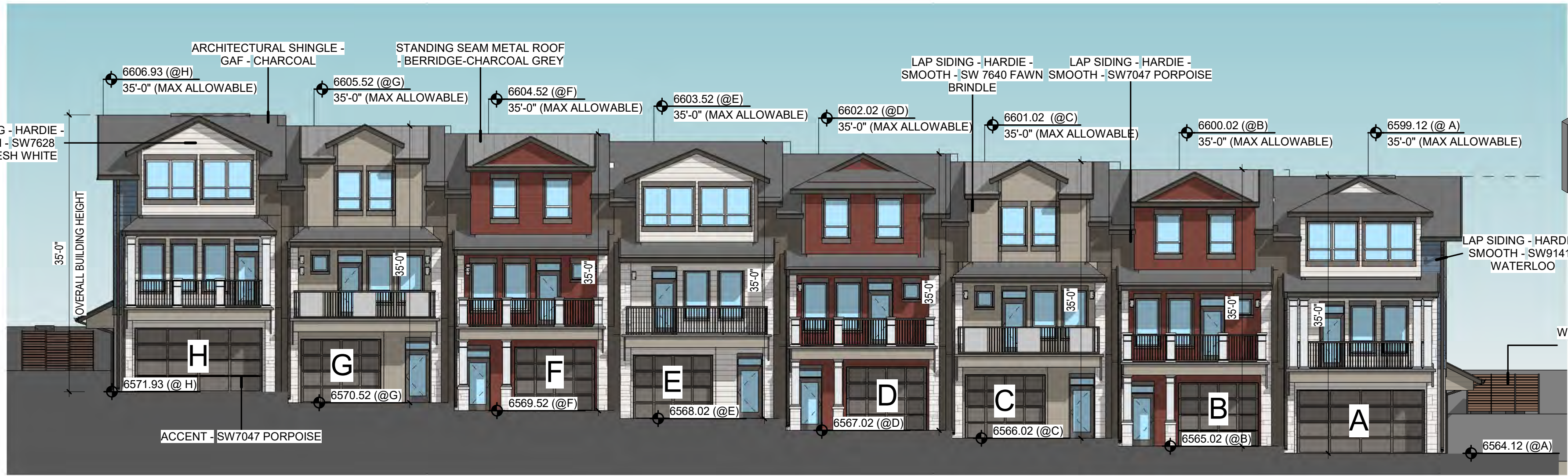
MDP-4.07A

DATE: 02/07/2025

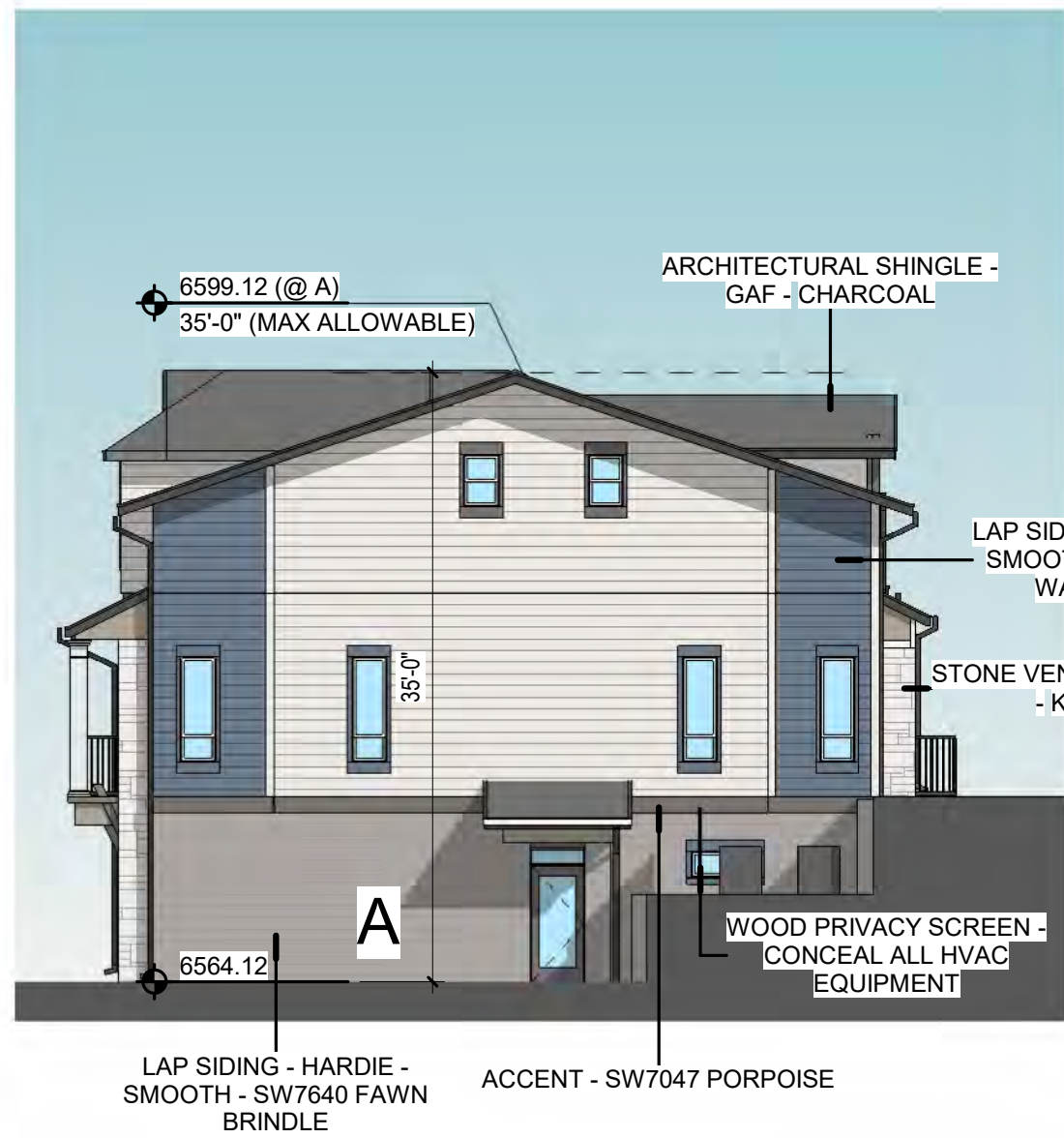
PROJECT No: 5962



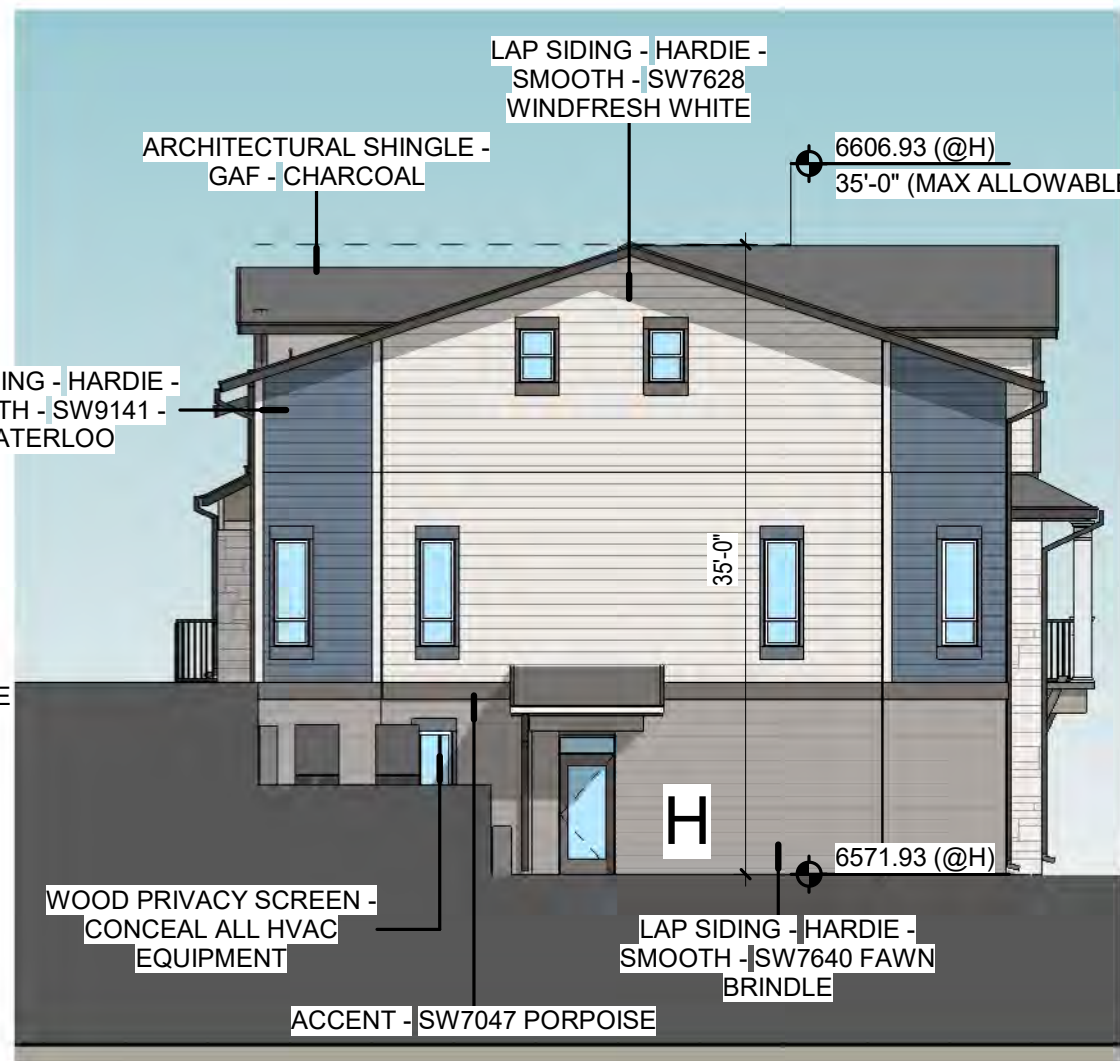
1 SOUTH ELEVATION - TOWNHOME #13
3/32" = 1'-0"



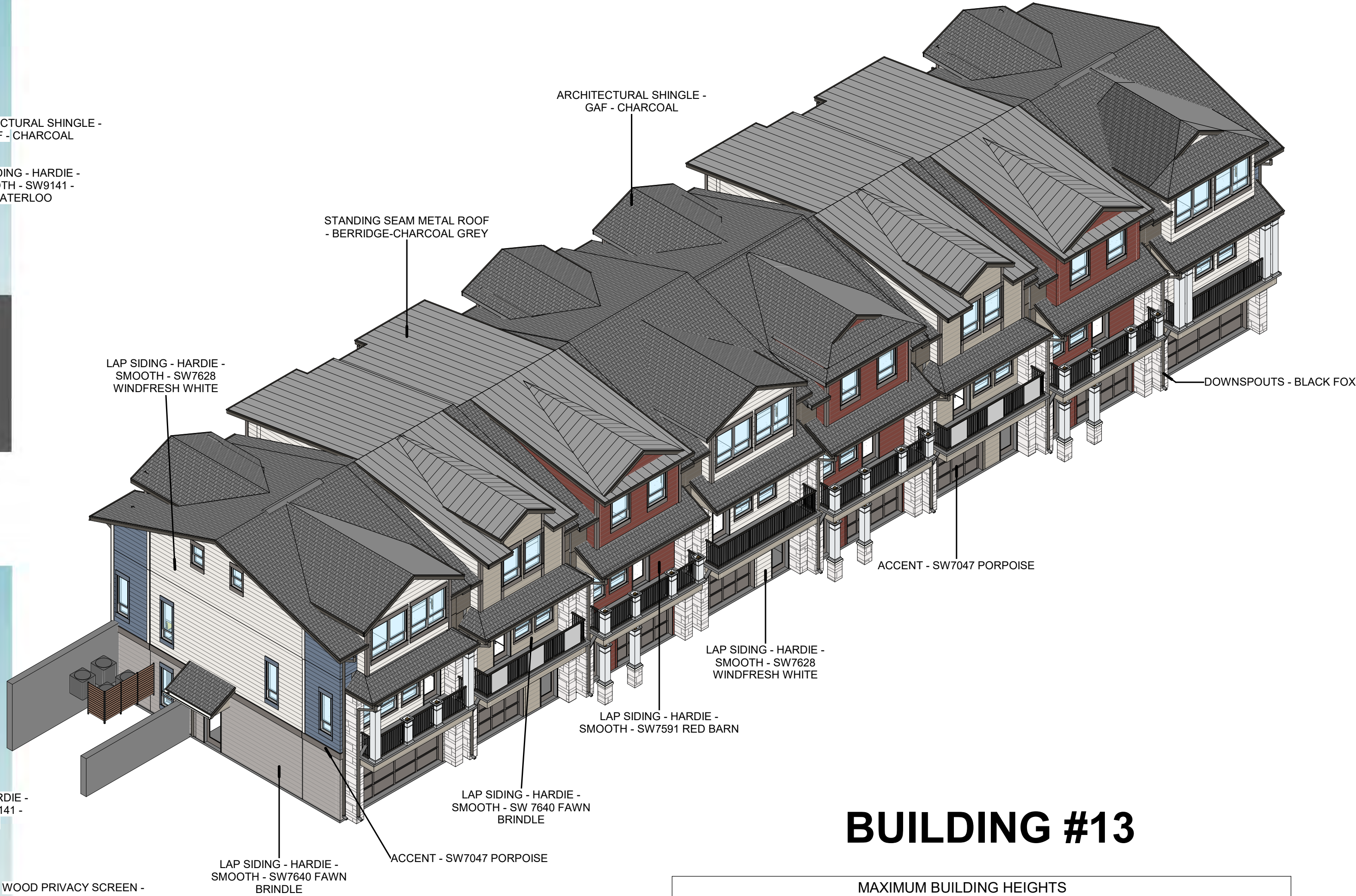
2 NORTH ELEVATION - TOWNHOME #13
3/32" = 1'-0"



3 EAST ELEVATION - TOWNHOME #13
3/32" = 1'-0"



4 WEST ELEVATION - TOWNHOME #13
3/32" = 1'-0"



BUILDING #13

BUILDING 13	MAXIMUM BUILDING HEIGHTS		
	PROPOSED FFE	MAX BUILDING HT.	MAX ELEVATION
A	6,564.12	35'	6,599.12
B	6,565.02	35'	6,600.02
C	6,566.02	35'	6,601.02
D	6,567.02	35'	6,602.02
E	6,568.52	35'	6,603.52
F	6,569.52	35'	6,604.52
G	6,570.52	35'	6,605.52
H	6,571.93	35'	6,606.93

MATERIAL PALETTE

EXTERIOR PAINT
SW7628 -
WINDFRESH WHITE

EXTERIOR PAINT
SW9141 - WATERLOO

EXTERIOR PAINT
SW7591 - RED BARN

EXTERIOR PAINT
SW7640 - FAWN
BRINDLE

EXTERIOR PAINT
SW7047 - PORPOISE

GUTTERS,
DOWNSPOUTS
CANOPIES, RAILINGS
& ROOF FASCIA
SW7020 - BLACK FOX

ARCHITECTURAL
SHINGLE
GAF - CHARCOAL

METAL ROOF
BERRIDGE-CHARCOAL
GREY

STONE VENEER
HARRISTONE -
KINGSTOWN

CEDAR - NATURAL
CLEAR PRESERVATIVE
FINISH

HVAC EQUIPMENT
SCREEN (SIZED TO
MATCH EQUIPMENT)
CEDAR WOOD W/
CLEAR
PRESERVATIVE
FINISH ON BLACK
METAL FRAME

LAP SIDING
SMOOTH
PAINT TO MATCH

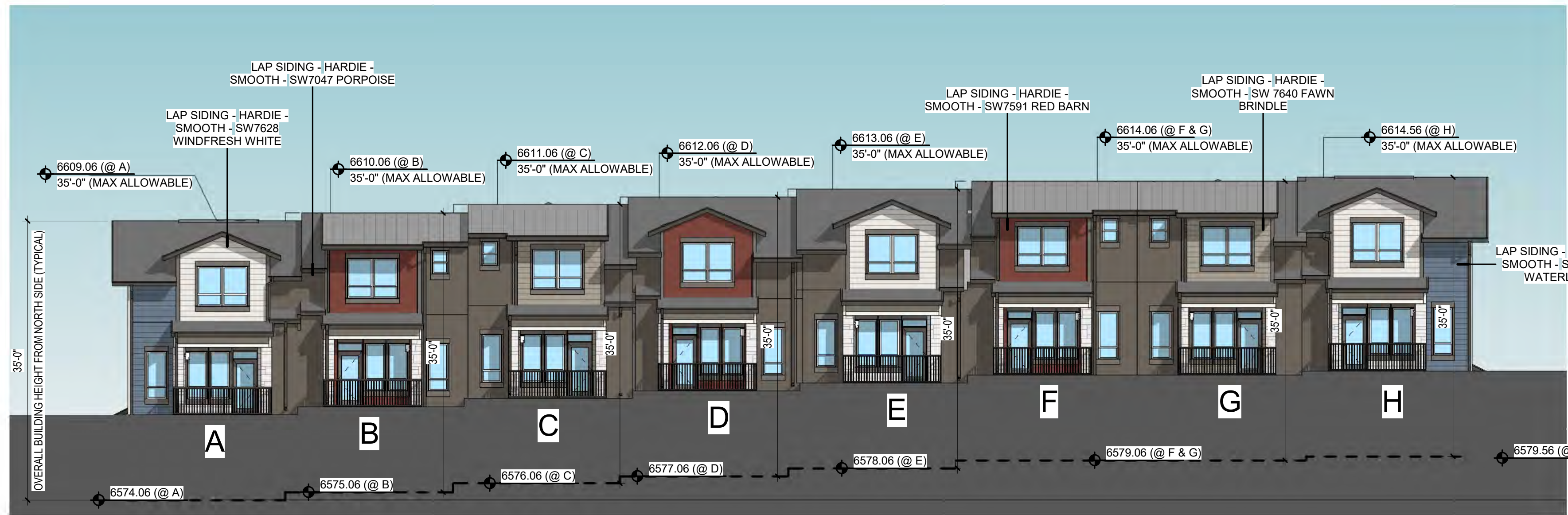
METAL
RAILING -
SAME AS
PHASE 1

PROPOSED GRADE IS LOWER THAN EXISTING GRADE AT EVERY ROOF PEAK.
PROPOSED GRADE IS MORE RESTRICTIVE AND UTILIZED FOR THE HEIGHT
MEASUREMENT ON EVERY BUILDING.

REVISED TH ELEVATIONS
2025-02-07

BUILDING #13 ELEVATIONS | HOCKETT GULCH APTS. (PHASE 1B & 2)

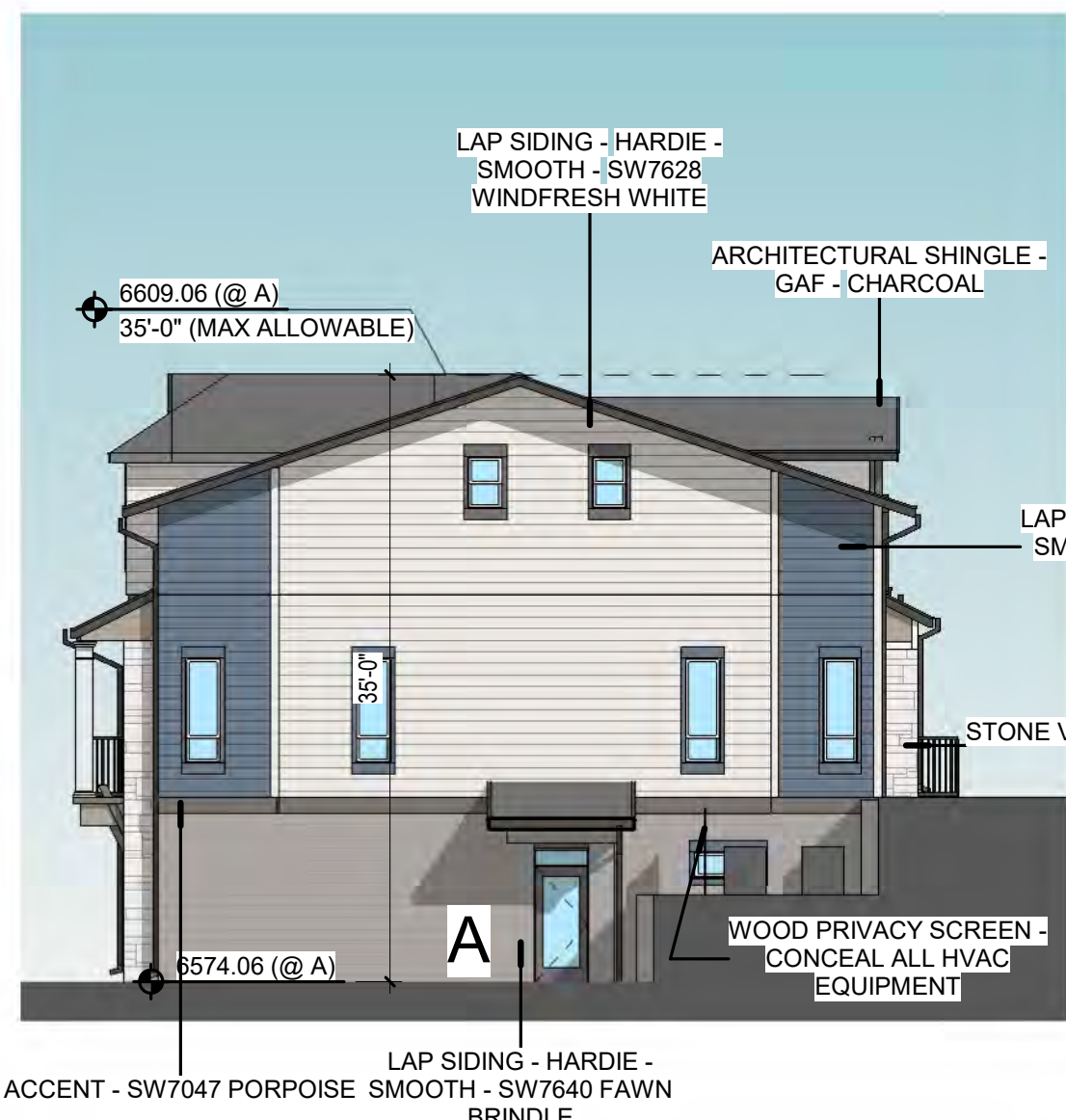
MDP-4.07B



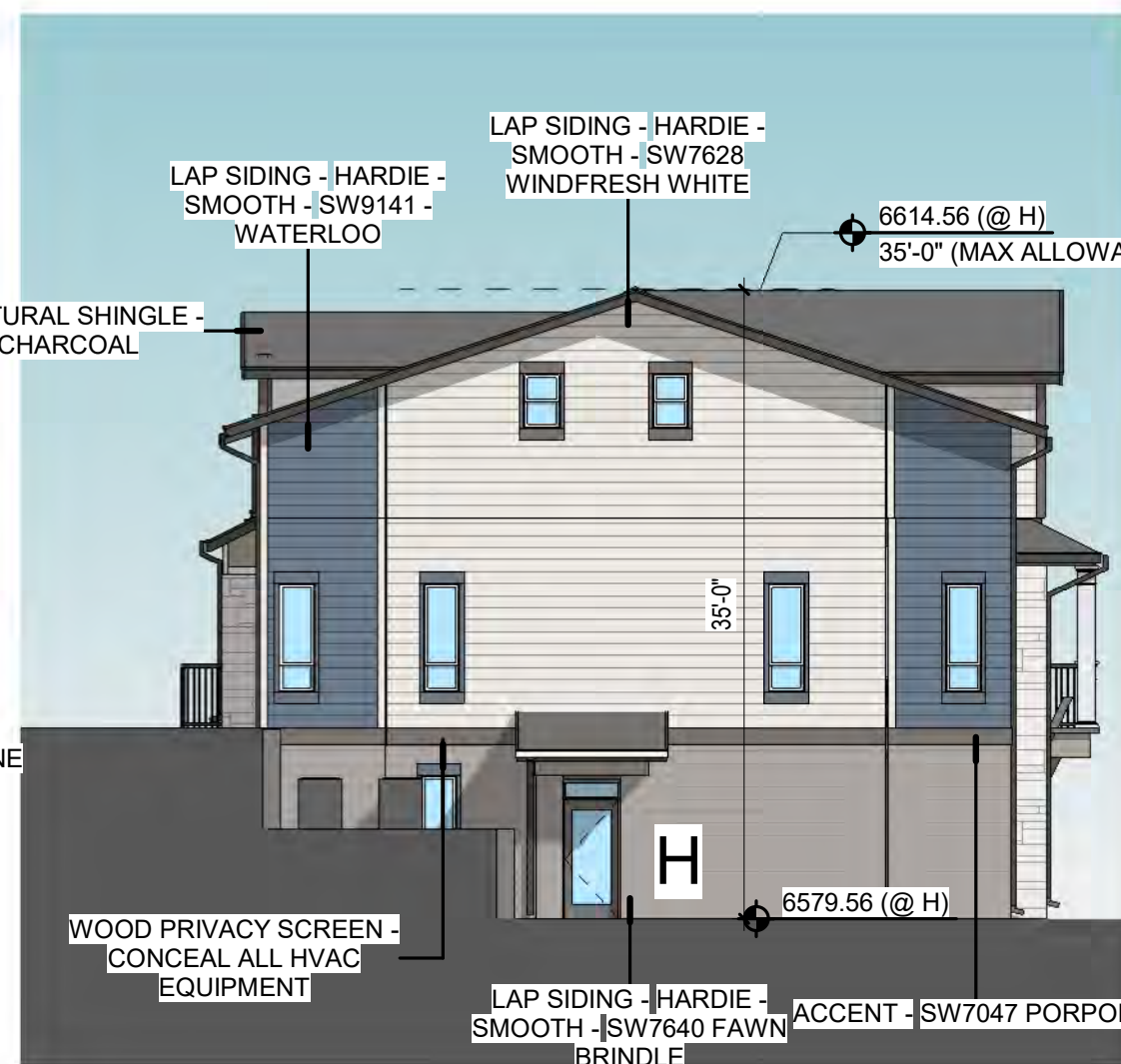
1 SOUTH ELEVATION - TOWNHOME #14
3/32" = 1'-0"



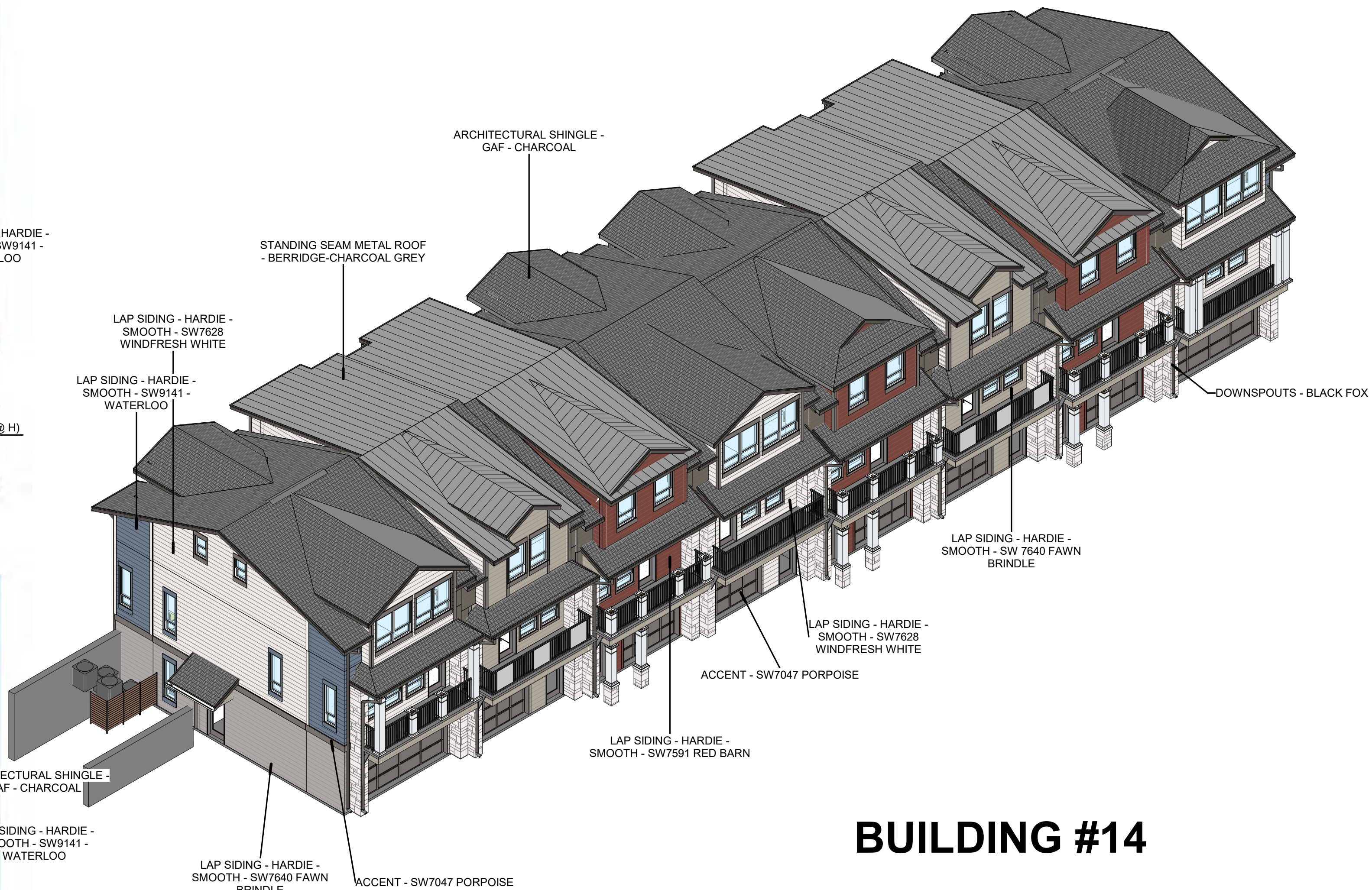
2 NORTH ELEVATION - TOWNHOME #14
3/32" = 1'-0"



3 EAST ELEVATION - TOWNHOME #14
3/32" = 1'-0"



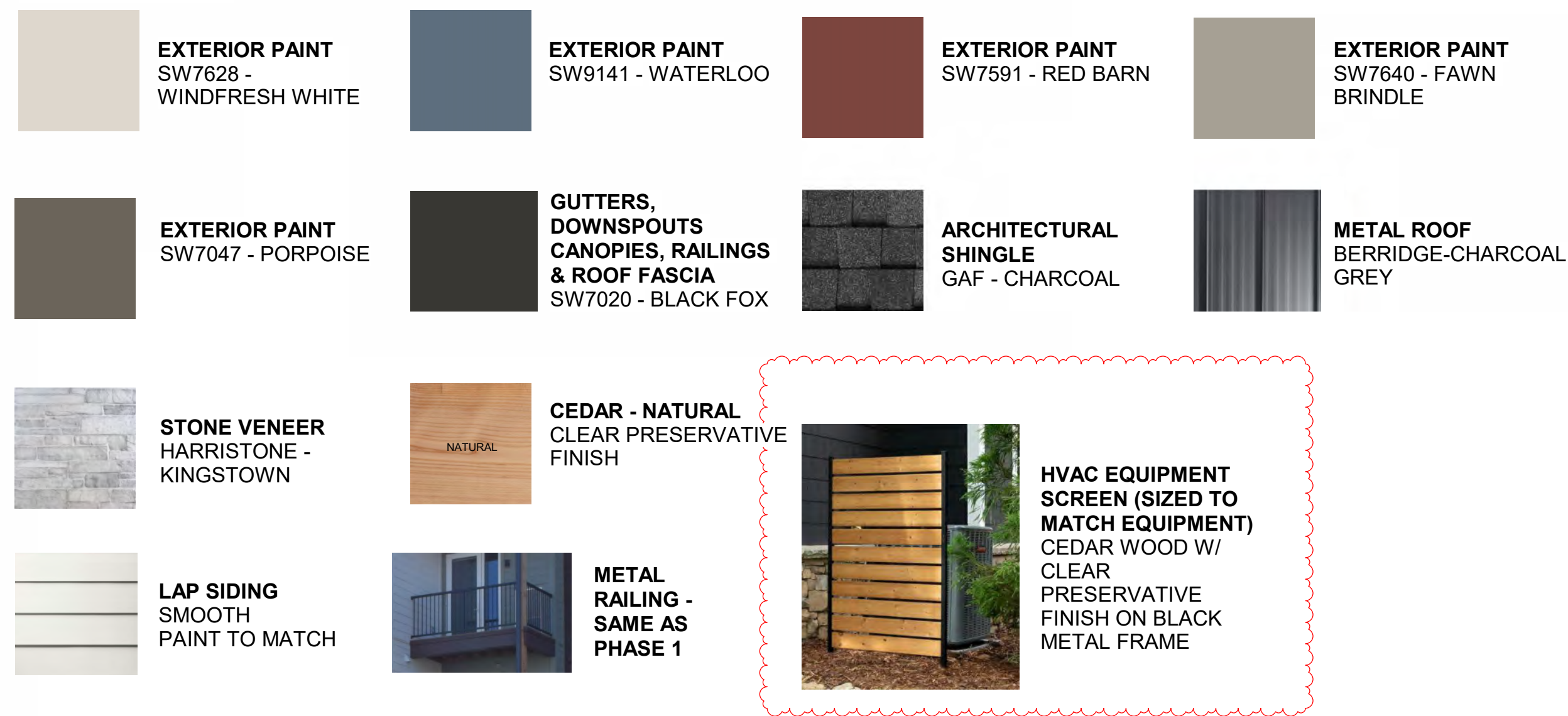
4 WEST ELEVATION - TOWNHOME #14
3/32" = 1'-0"



BUILDING #14

MAXIMUM BUILDING HEIGHTS			
BUILDING 14	PROPOSED FFE	MAX BUILDING HT.	MAX ELEVATION
A	6,574.06	35'	6,609.06
B	6,575.06	35'	6,610.06
C	6,576.06	35'	6,611.06
D	6,577.06	35'	6,612.06
E	6,578.06	35'	6,613.06
F	6,579.06	35'	6,614.06
G	6,579.06	35'	6,614.06
H	6,579.56	35'	6,614.56

MATERIAL PALETTE



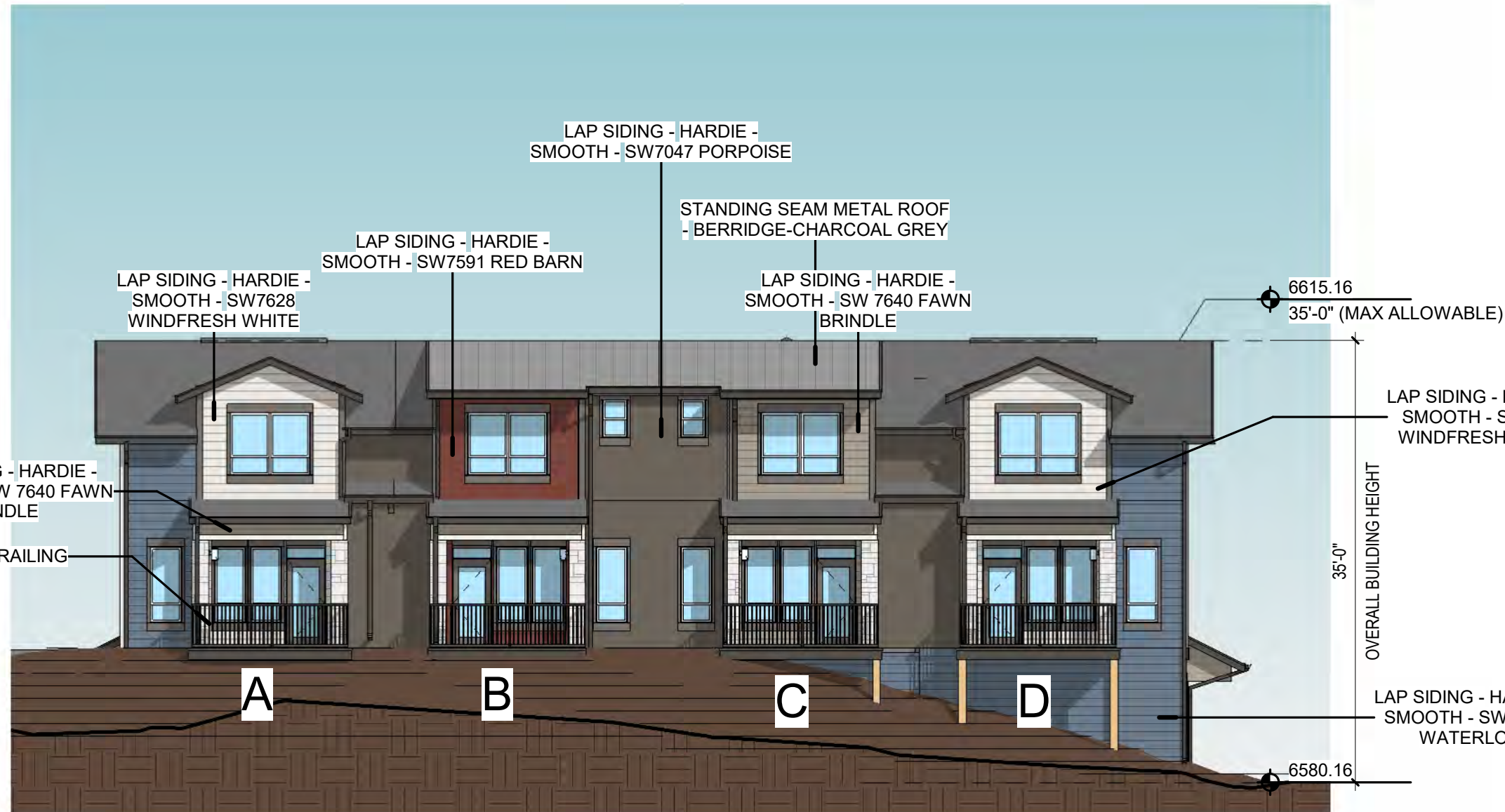
PROPOSED GRADE IS LOWER THAN EXISTING GRADE AT EVERY ROOF PEAK.
PROPOSED GRADE IS MORE RESTRICTIVE AND UTILIZED FOR THE HEIGHT MEASUREMENT ON EVERY BUILDING.

REVISED TH ELEVATIONS
2025-02-07

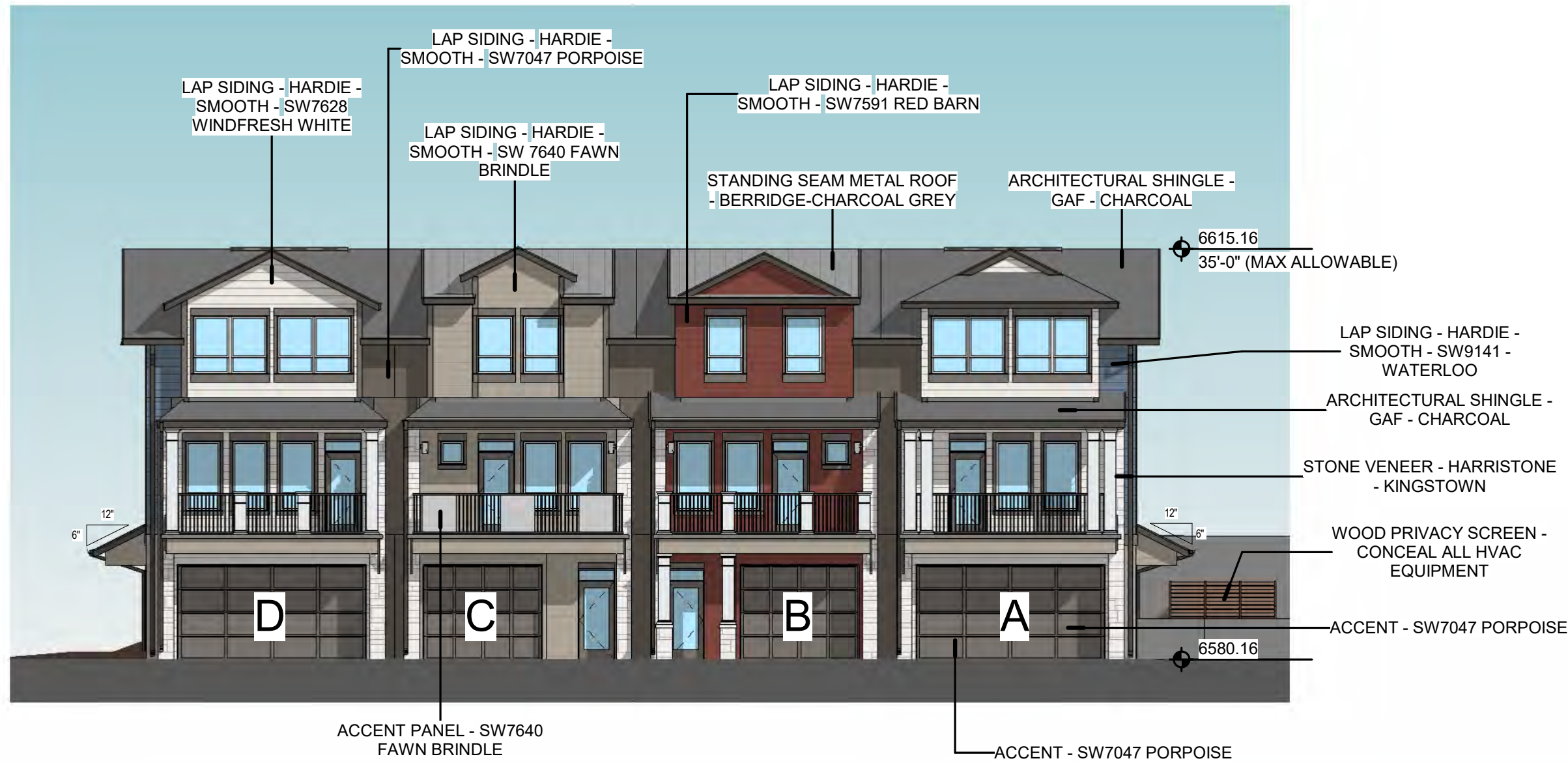
BUILDING #14 ELEVATIONS | HOCKETT GULCH APTS. (PHASE 1B & 2)

MDP-4.07C

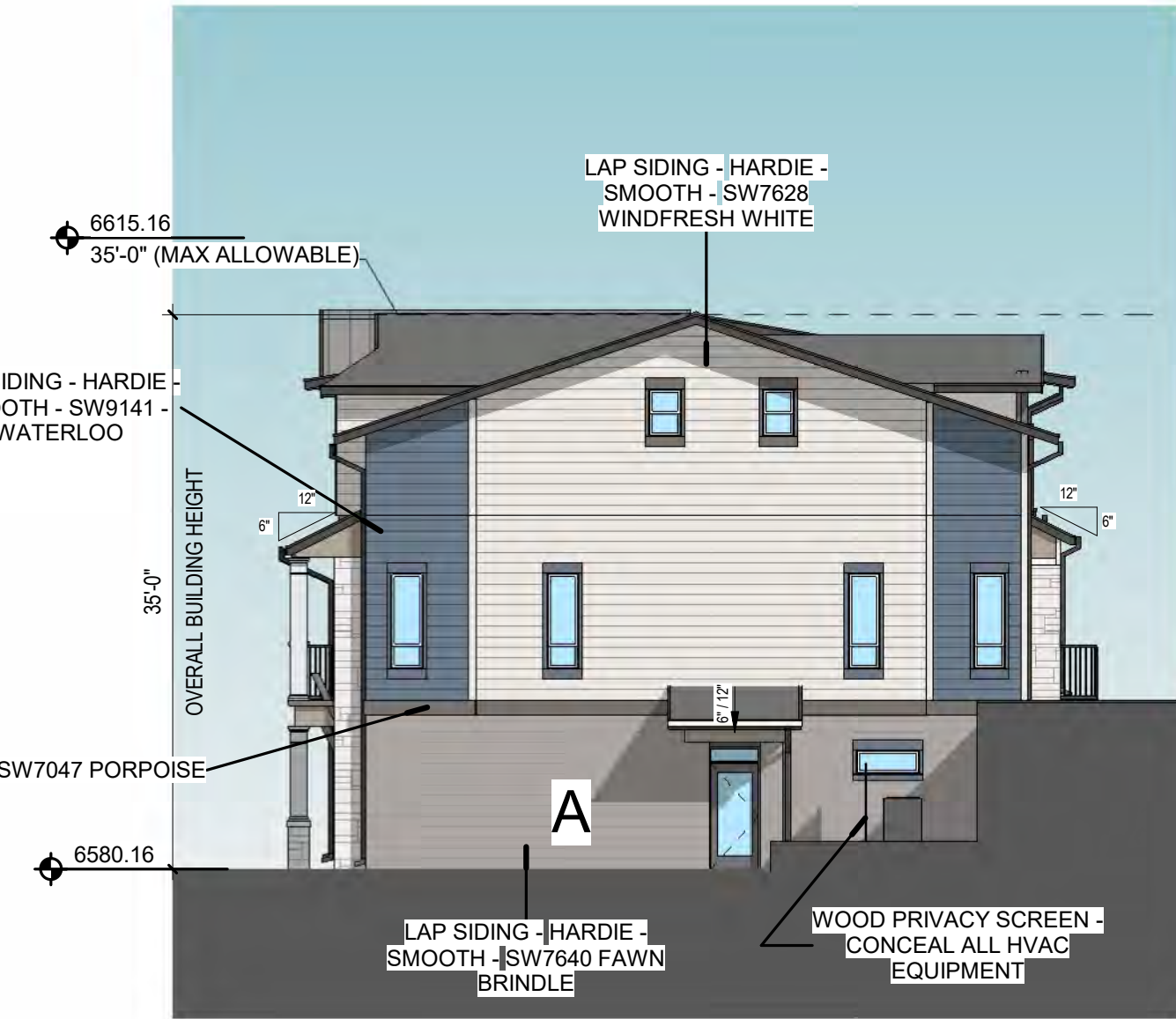
DATE: 02/07/2025 PROJECT No: 5962



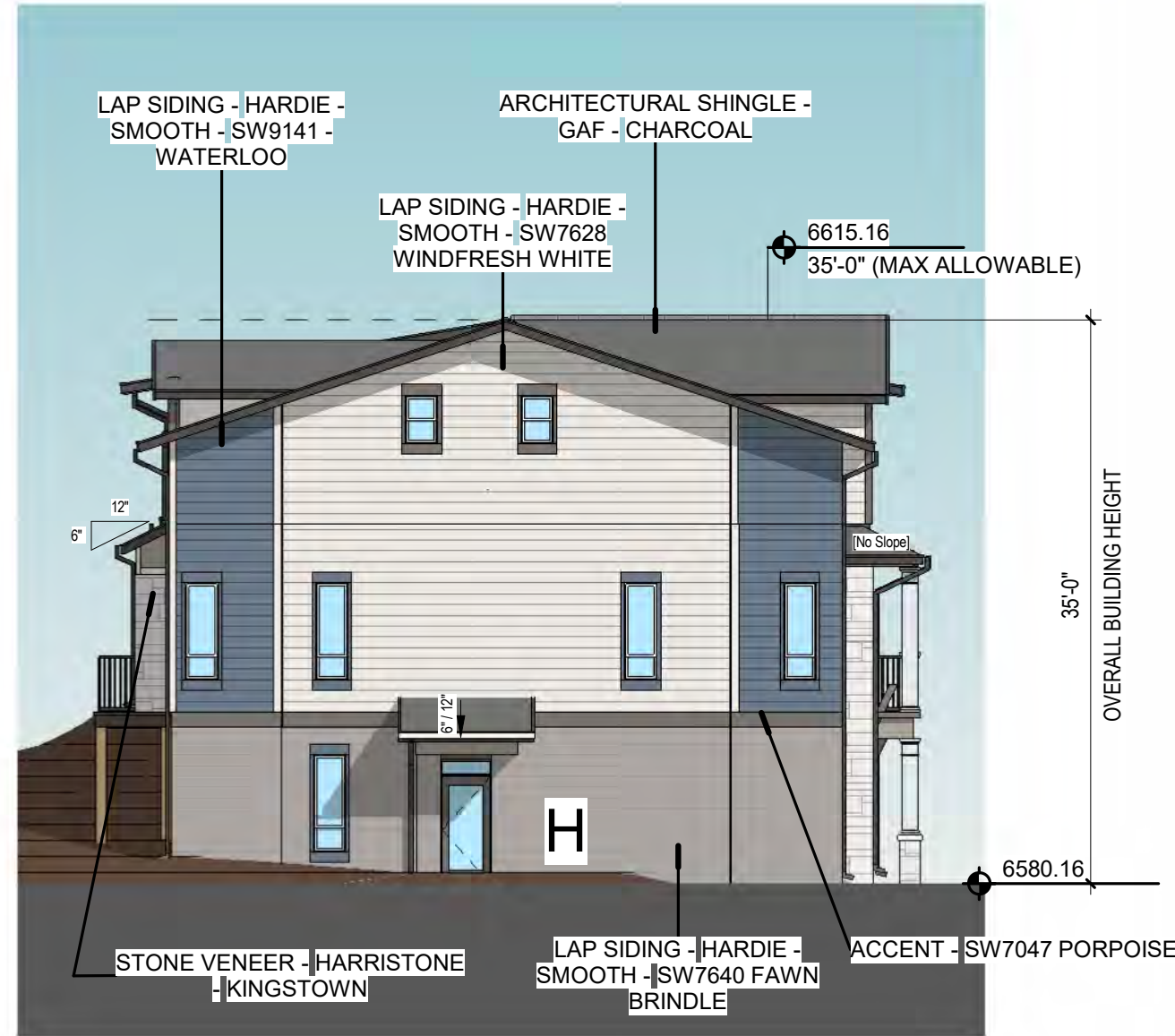
2 SOUTH ELEVATION - TOWNHOME #15
3/32" = 1'-0"



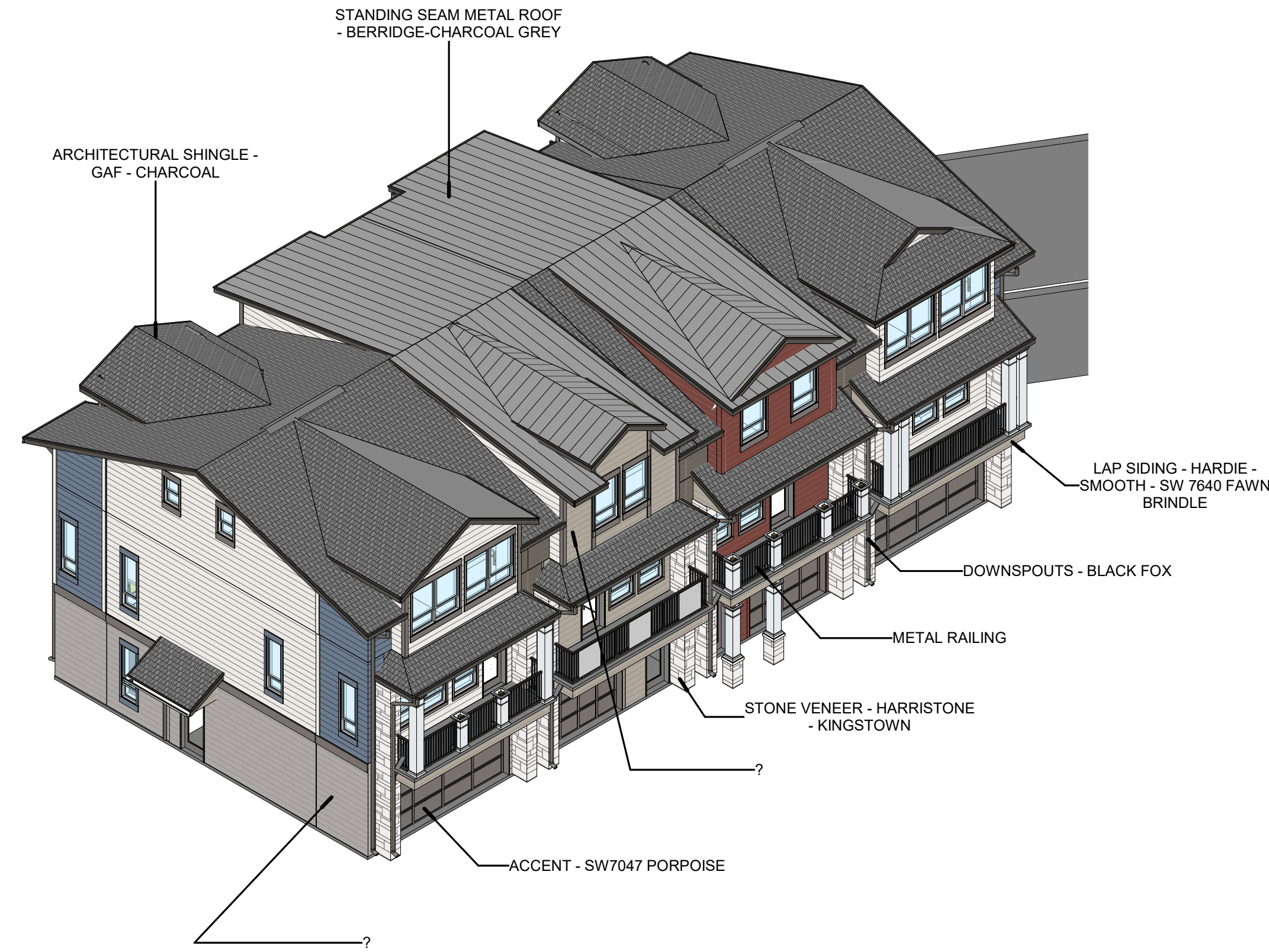
1 NORTH ELEVATION - TOWNHOME #15
3/32" = 1'-0"



3 EAST ELEVATION - TOWNHOME #15
3/32" = 1'-0"



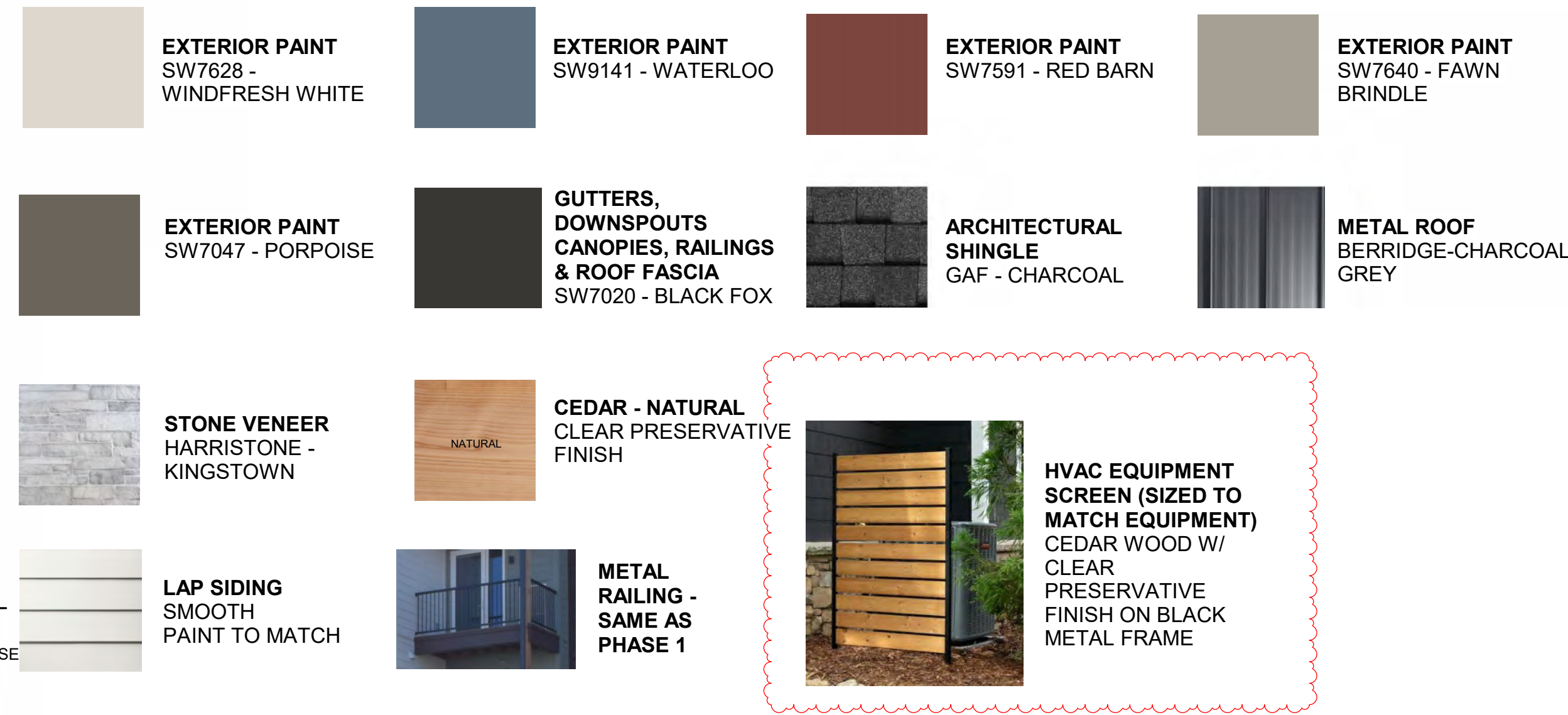
4 WEST ELEVATION - TOWNHOME #15
3/32" = 1'-0"



BUILDING #15

MAXIMUM BUILDING HEIGHTS			
	PROPOSED FFE	MAX BUILDING HT	MAX ELEVATION
BUILDING 15	6,580.16	35'	6,615.16

MATERIAL PALETTE



PROPOSED GRADE IS LOWER THAN EXISTING GRADE AT EVERY ROOF PEAK.
PROPOSED GRADE IS MORE RESTRICTIVE AND UTILIZED FOR THE HEIGHT MEASUREMENT ON EVERY BUILDING.

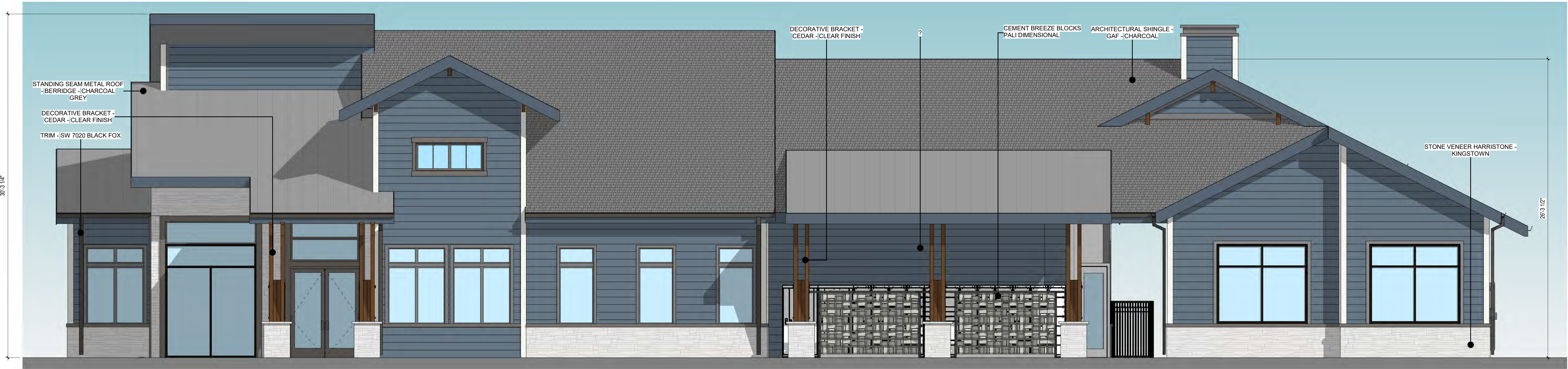
REVISED TH ELEVATIONS
2025-02-07

BUILDING #15 ELEVATIONS | HOCKETT GULCH APTS. (PHASE 1B & 2)

MDP-4.08A

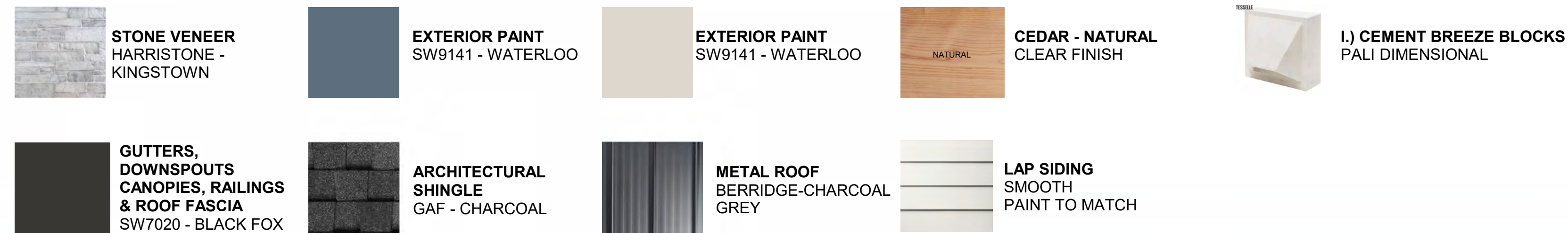
DATE: 02/07/2025

PROJECT No: 5962



2 CLUBHOUSE - FRONT ELEVATION
1/4" = 1'-0"

MATERIAL PALETTE



1 CLUBHOUSE - REAR ELEVATION
1/4" = 1'-0"

CLUBHOUSE ELEVATIONS | HOCKETT GULCH APTS. (PHASE 1B & 2)

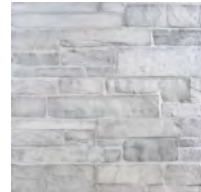
MDP-4.10A

DATE: 02/07/2025 PROJECT No: 5962



1 RIGHT ELEVATION
1/4" = 1'-0"

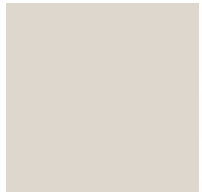
MATERIAL PALETTE



STONE VENEER
HARRISTONE -
KINGSTOWN



EXTERIOR PAINT
SW9141 - WATERLOO



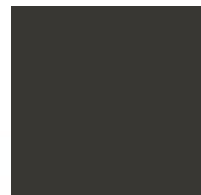
EXTERIOR PAINT
SW9141 - WATERLOO



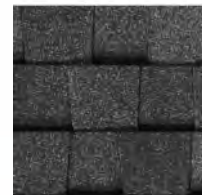
CEDAR - NATURAL
CLEAR FINISH



I.) CEMENT BREEZE BLOCKS
PALI DIMENSIONAL



GUTTERS,
DOWNSPOUTS
CANOPIES, RAILINGS
& ROOF FASCIA
SW7020 - BLACK FOX



ARCHITECTURAL
SHINGLE
GAF - CHARCOAL



METAL ROOF
BERRIDGE-CHARCOAL
GREY



LAP SIDING
SMOOTH
PAINT TO MATCH

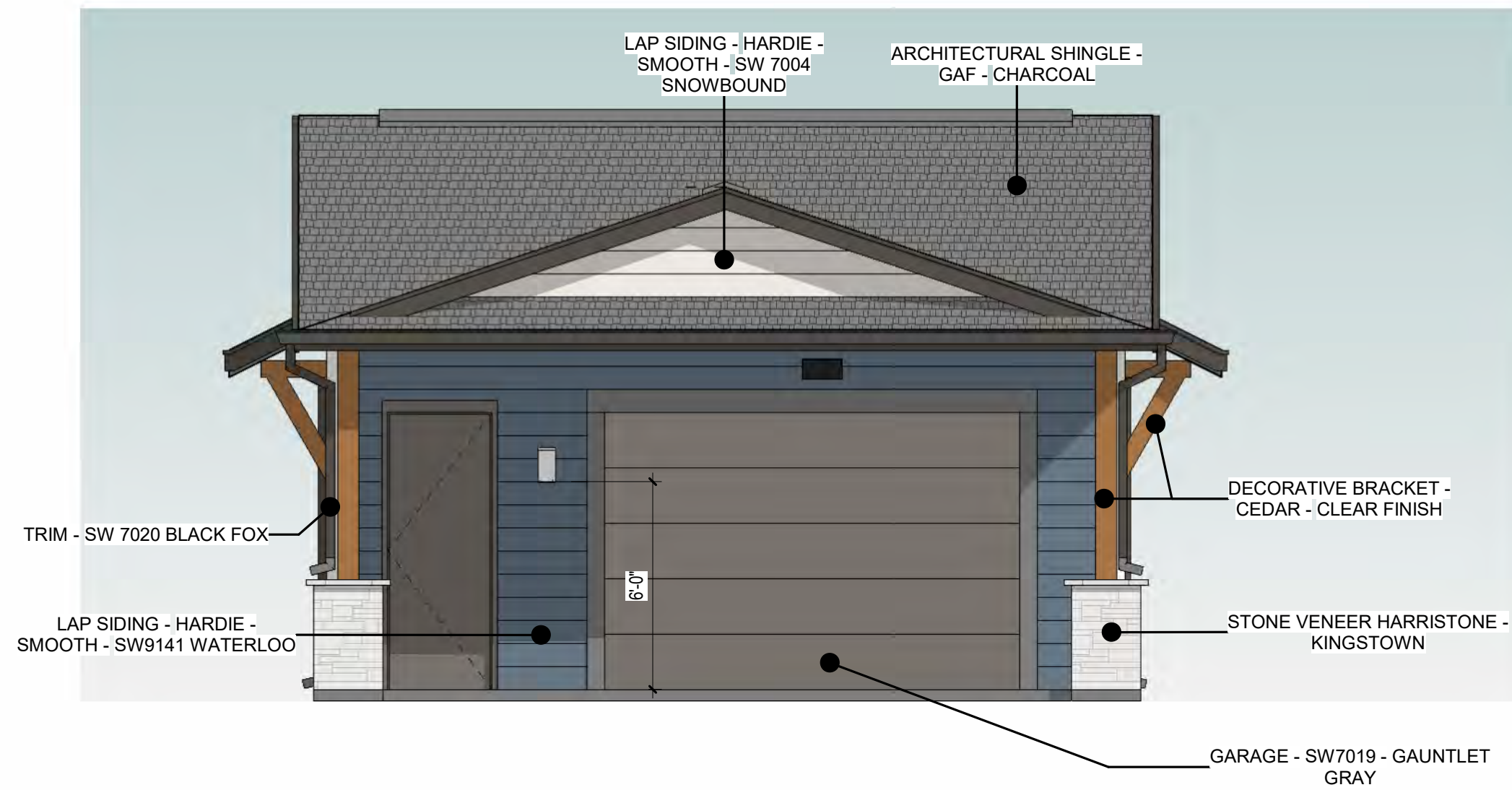


2 LEFT ELEVATION
1/4" = 1'-0"

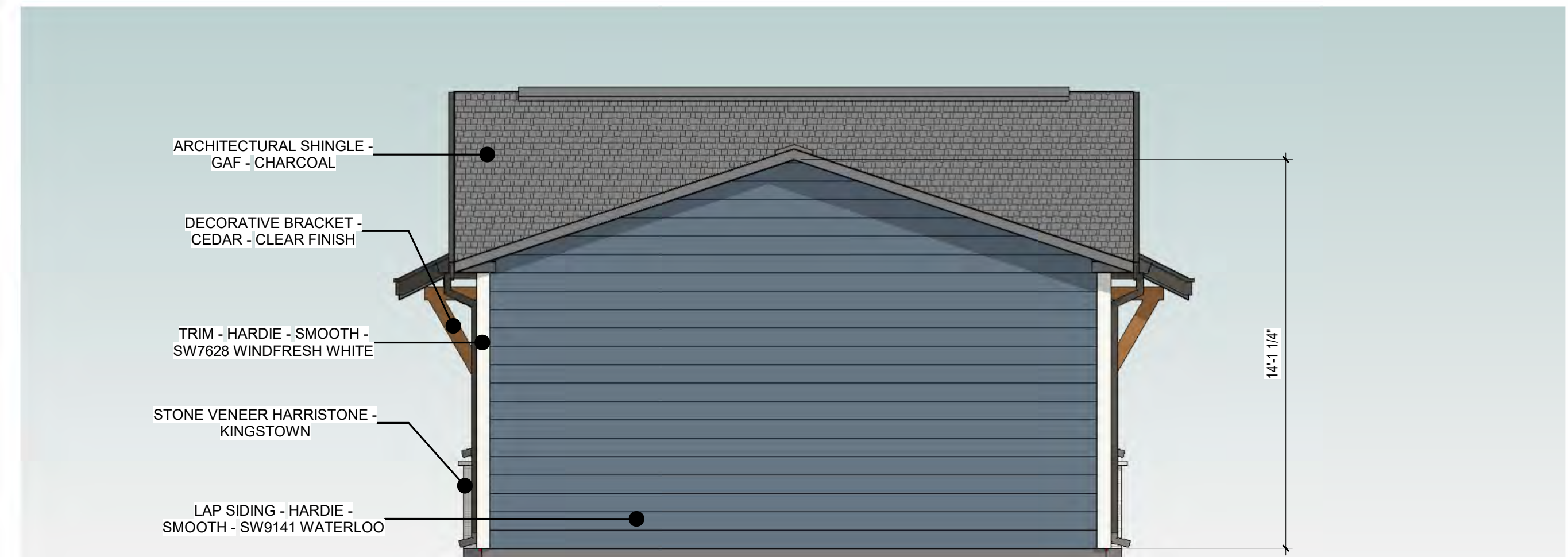
CLUBHOUSE ELEVATIONS | HOCKETT GULCH APTS. (PHASE 1B & 2)

MDP-4.10B

DATE: 02/07/2025 PROJECT No: 5962

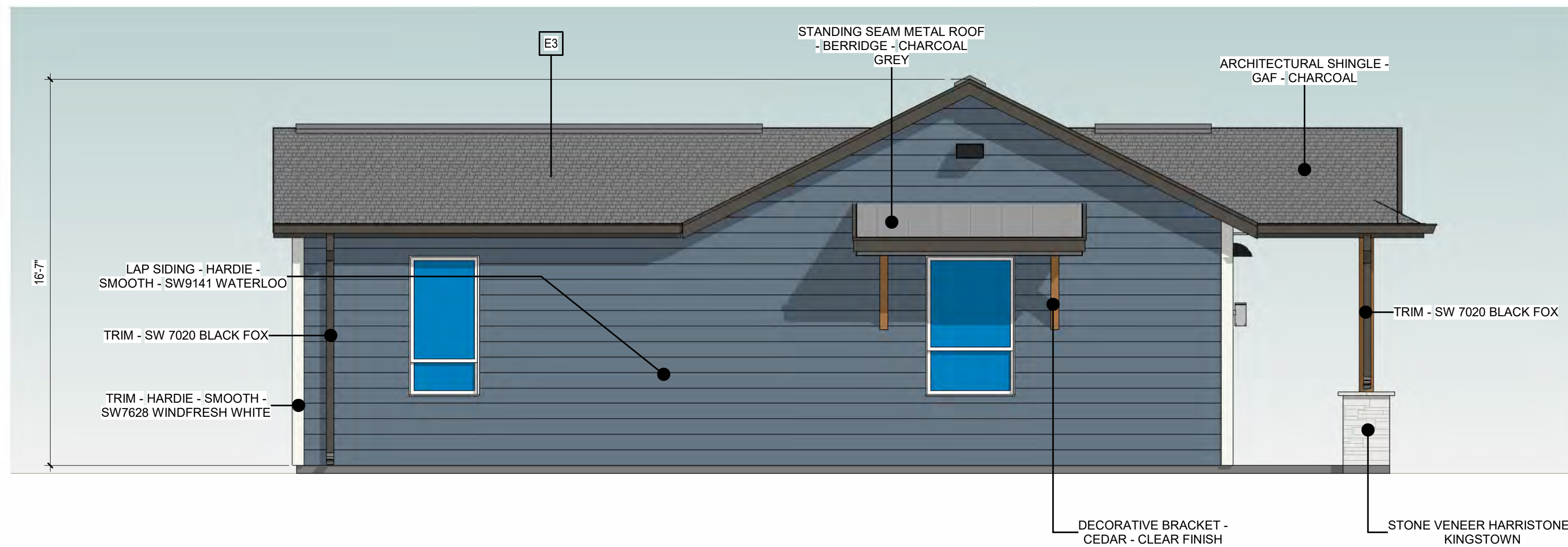
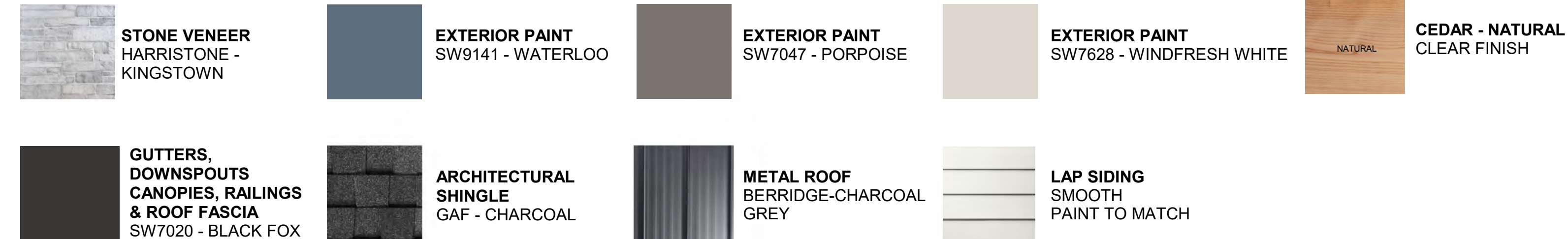


1 MAINTENANCE BUILDING - FRONT
1/4" = 1'-0"

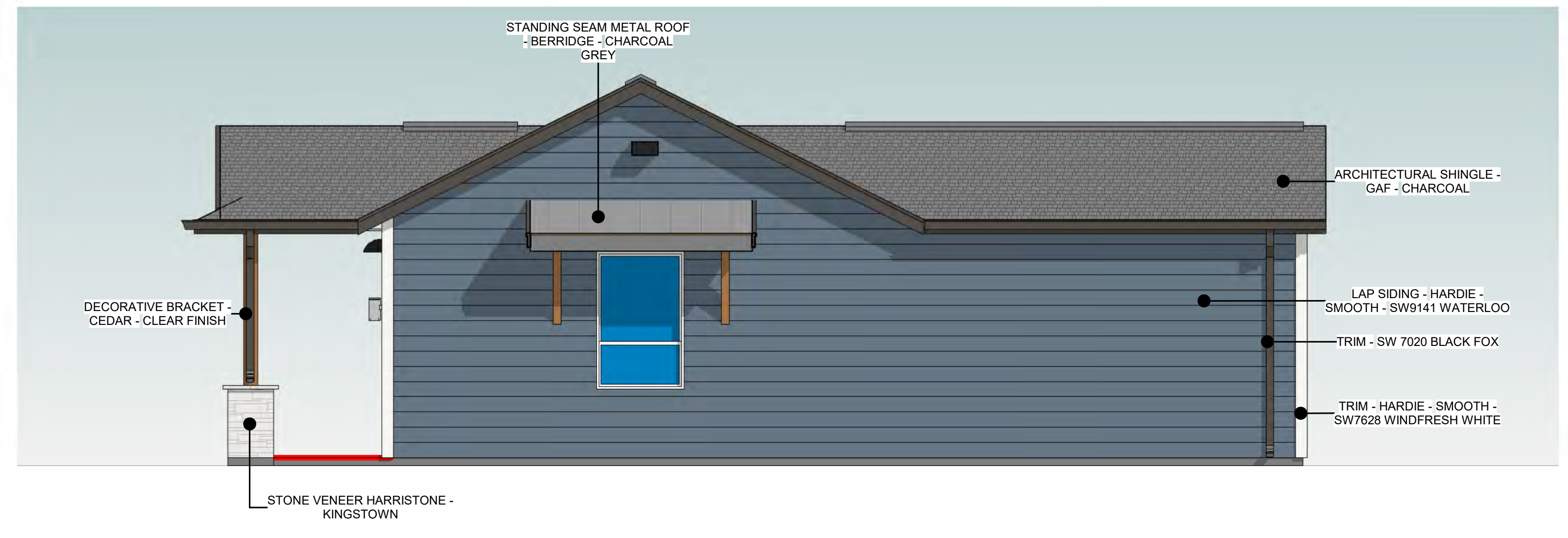


2 MAINTENANCE BUILDING - BACK
1/4" = 1'-0"

MATERIAL PALETTE



3 MAINTENANCE BUILDING - LEFT SIDE
1/4" = 1'-0"

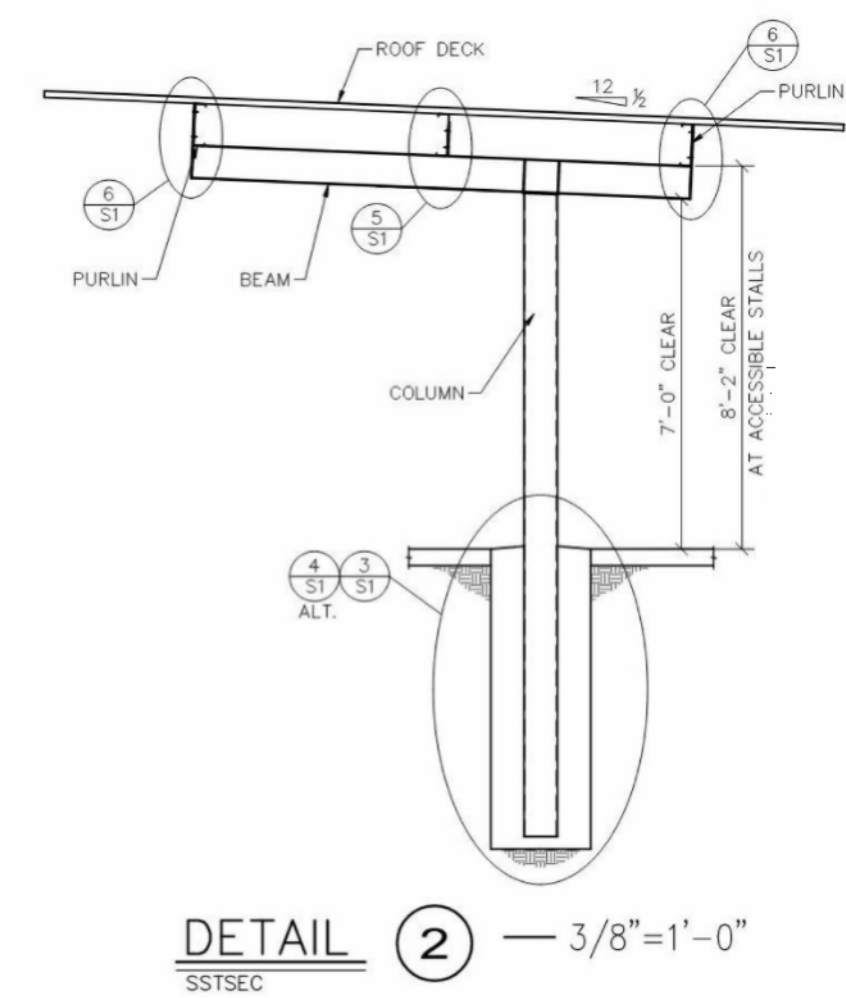
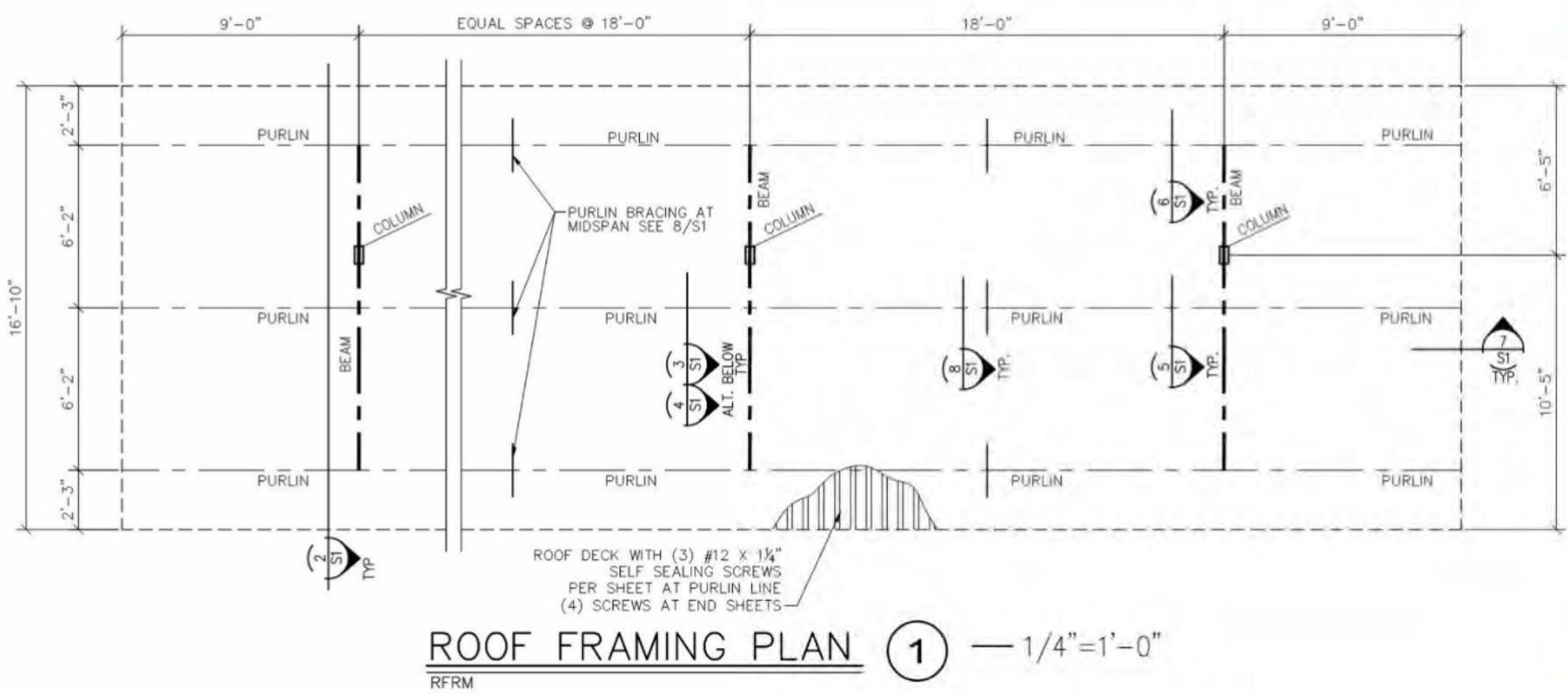


4 MAINTENANCE BUILDING - RIGHT SIDE
1/4" = 1'-0"

MAINTENACE BUILDING ELEVATIONS | HOCKETT GULCH APTS. (PHASE 1B & 2)

MDP-4.15

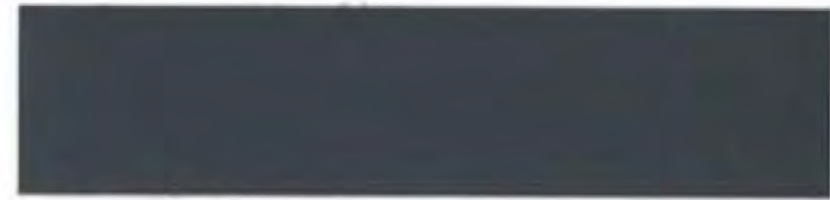
DATE: 02/07/2025 PROJECT No: 5962



THE CARPORTS FOR PHASE II ARE THE SAME AS PHASE I

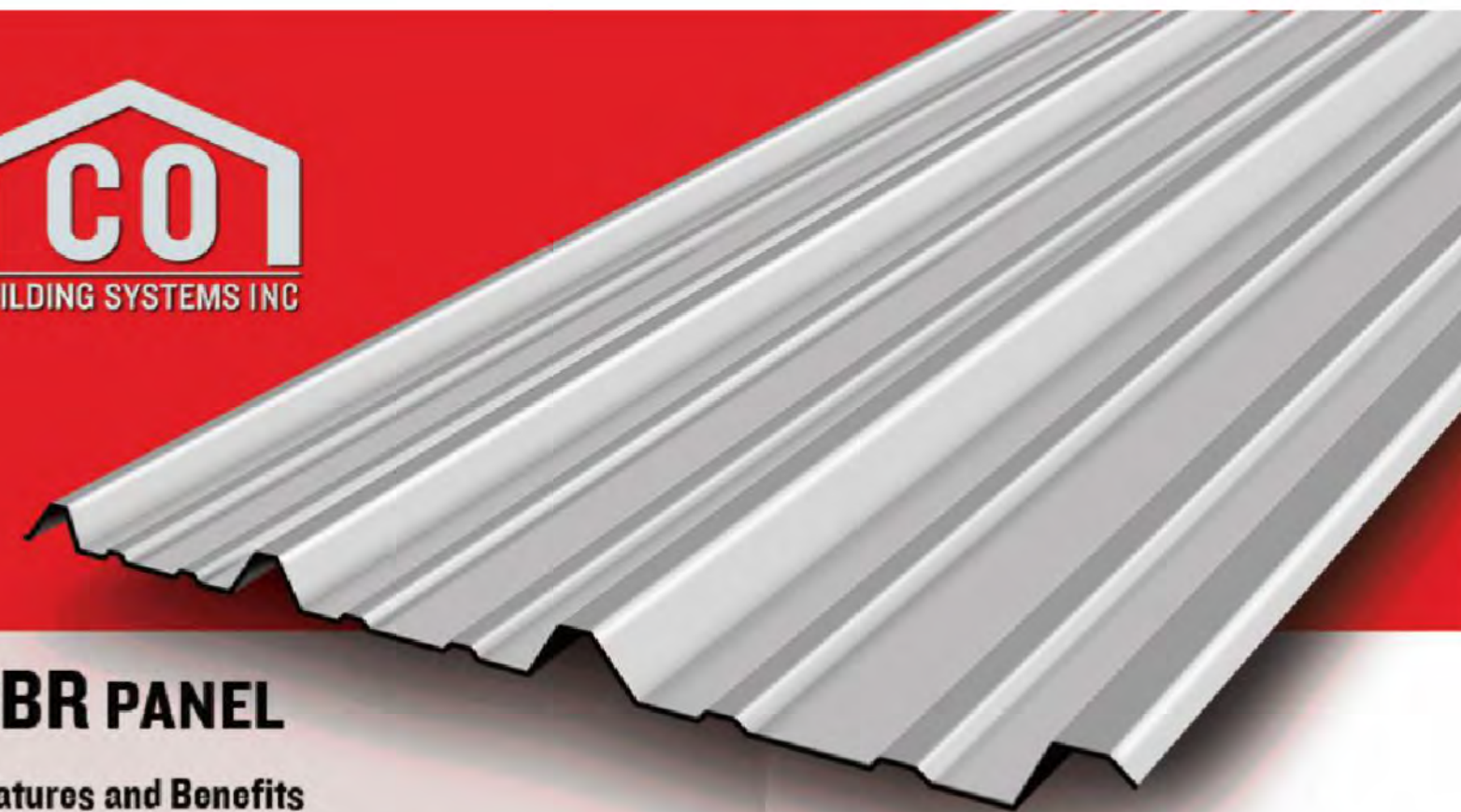


COLOR: GAUNTLET GREY FOR STEEL BEAMS AND COLUMNS - SAME AS PHASE I



COLOR: CHARCOAL FOR ROOFING - SAME AS PHASE I

CHARCOAL



PBR PANEL

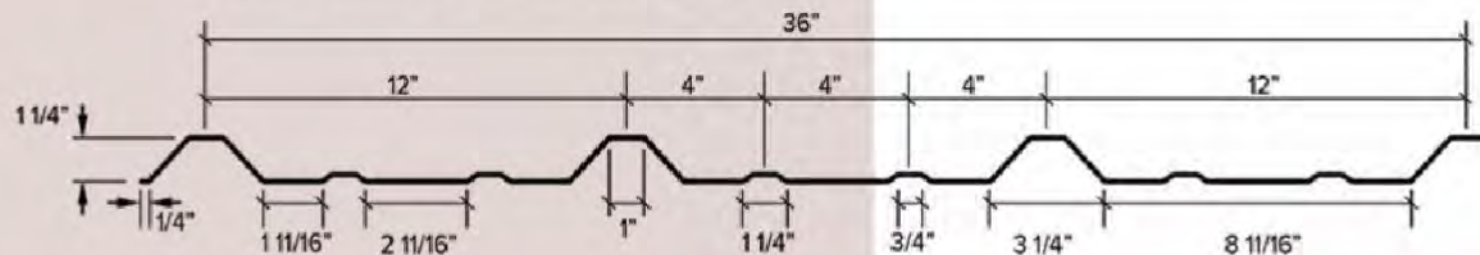
Features and Benefits

Safety Standard Ratings:

- UL 580, Determines the Uplift Resistance of Roof Assemblies
- UL 2218, Determines Impact Resistance of Prepared Roof Covering Materials
- UL 790, Standard Test Methods for Fire Tests of Roof Coverings
- 26 Ga - ASTM A792, SS or HSLA Grade 80 Class 1 or 2
- 24 Ga - ASTM A792, SS or HSLA Grade 50 Class 1

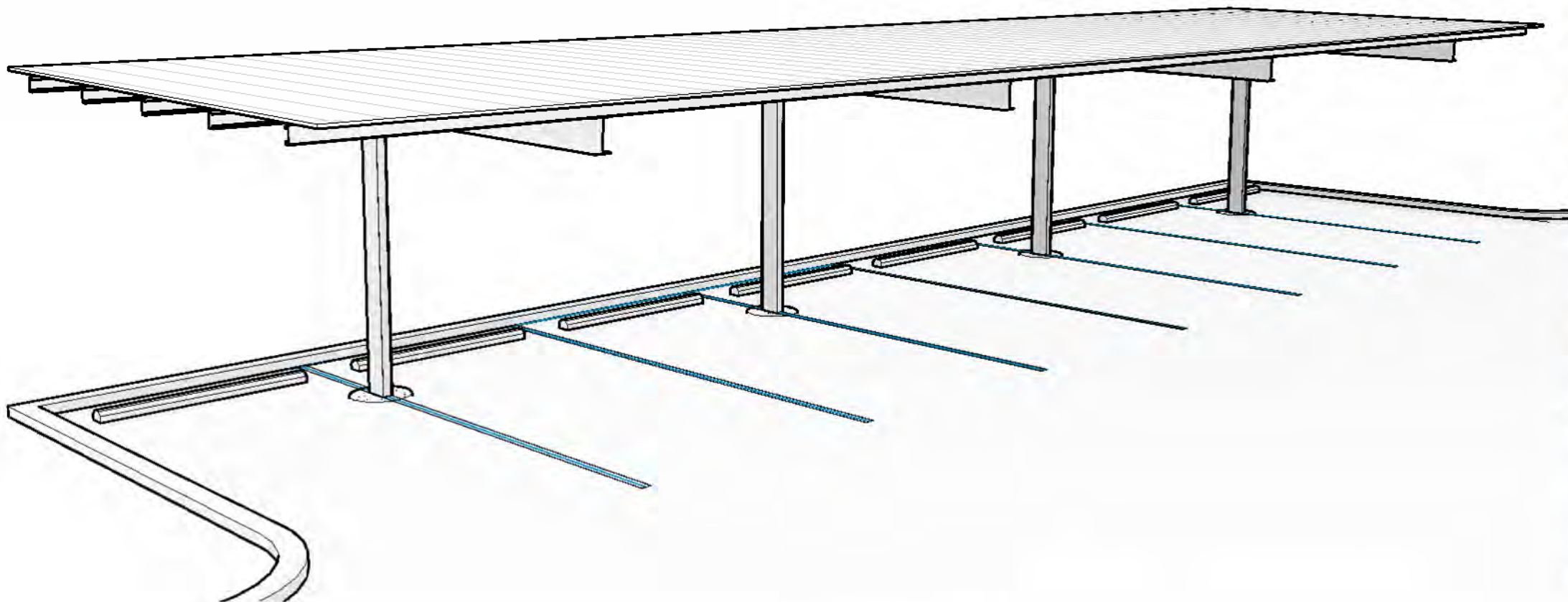
Product Specifications

- Applications: Roof and Wall
- Coverage Width: 36"
- Rib Spacing: 12" on center
- Rib Height: 1-1/4"
- Minimum Slope: 1/2 : 12
- Panel Attachment: Exposed Fastening System
- Gauges: 26(Standard) 24(Optional)
- Finishes: Smooth
- Coatings: Galvalume AZ55 with Resin Rb3 Premium 40 Year Coil Coating System



BUILDING A REPUTATION ON "OLD FASHIONED INTEGRITY"

WWW.COBUILDINGS.COM | 320 WEST 100 NORTH | EPHRAIM, UT 84627 | P: 1.800.COBLDGSGS 1.800.262.6347 F: 435.580.9167



CARPORTS | HOCKETT GULCH APTS. (PHASE 1B & 2)

DATE: 02/07/2025 PROJECT No: 5962

MDP-4.16

