

Markup Summary

dsdparsons (11)



Subject: Callout
Page Label: 1
Author: dsdparsons
Date: 10/8/2018 1:17:51 PM
Color: ■

Does not match Plat- correct acerage

rms to the PUD zone app
IL NUMBER OF ACRE
rises **53.866 acres.**
IL NUMBER OF RESIDI
Family Residential Dwe

Subject: Highlight
Page Label: 2
Author: dsdparsons
Date: 10/8/2018 1:20:59 PM
Color: ■

53.866 acres.

for this site.
THE REQUESTED AREA: Lorton Ranch
L UNITS AND DENSITIES FOR EACH DWE
Units on **35.78 acres**
COMMERCIAL SITES PROPOSED: None.
ATIO OF INDUSTRIAL AND/OR COMMERCIA
S AND DENSITIES: None.

Subject: Highlight
Page Label: 2
Author: dsdparsons
Date: 10/8/2018 1:21:04 PM
Color: ■

35.78 acres (5.48 Du/ Acre).



Subject: Cloud+
Page Label: 2
Author: dsdparsons
Date: 10/8/2018 1:21:36 PM
Color: ■

the legal states 53 acres

ESSENTIAL UNITS AND DENSITIES FOR EACH DWELLING:
Dwelling Units on 35.78 acres (5.48 Du/ Acre).
IAL OR COMMERCIAL SITES PROPOSED: None.
AREA RATIO OF INDUSTRIAL AND/OR COMMERCIAL USE
HOME UNITS AND DENSITIES: None.
Length and width: Single Family Residential average lot size
1' (2,625 SF), and 67' x 110' (6,637 SF).
S AND PERCENT OF LAND TO BE SET ASIDE AS OP
C. Flood Plain has a total area of 0.58 acres. The flood plain has
s of open space. Open Space = 16.11 acres (33.6% of 53.866
a building, and East Tributary of Jerry Camps Creek as open spa

Subject: Arrow
Page Label: 2
Author: dsdparsons
Date: 10/8/2018 1:21:58 PM
Color: ■



Subject: Callout
Page Label: 2
Author: dsdparsons
Date: 10/8/2018 1:22:17 PM
Color: ■

Which District 1, 2 3 or 4?



Subject: Callout
Page Label: 2
Author: dsdparsons
Date: 10/8/2018 1:22:48 PM
Color: ■

The open space was counted with Pioneer 2 and 3. State why are we including again so people know we are.



Subject: Callout
Page Label: 2
Author: dsdparsons
Date: 10/8/2018 1:23:31 PM
Color: ■

This includes X acres in tracts, roads and lots)



Subject: Callout
Page Label: 2
Author: dsdparsons
Date: 10/8/2018 1:24:04 PM
Color: ■

Add language about the approved CLOMR and status of the LOMR

- 3. Policy 6.1.8 Discusses use of density within well as additional area. The Jimmy Camp Case Ranch neighborhood.
 - 4. Policy 6.1.15 Recognize to changes in density is to respond to the it.
- EXISTING AND PROPOSED of existing sanitary sewer in 1. Location: Other - Pleasant Hill

Subject: Arrow
Page Label: 2
Author: dsdparsons
Date: 10/8/2018 1:24:28 PM
Color: ■

- PROPOSED USES, RELATIONSHIP BETWEEN PROPOSED USES
- AREAS OF REQUIRED LANDSCAPING
The applicant must submit a landscape plan (LAP) detailing the site's landscape design. The landscape plan shall include, but not be limited to, the following information:
1. A site plan showing the location and extent of all proposed landscaping.
2. A description of the proposed landscaping, including the species, size, and quantity of plants.
3. A maintenance plan for the proposed landscaping.
4. A plan for the site's water management, including the location and extent of all proposed water features.
5. A plan for the site's erosion control, including the location and extent of all proposed erosion control measures.
- PROPOSED ACCESS LOCATIONS - Project Location: Other - Pleasant Hill. A route will be provided along the street front of the development.
- TRAFFIC IMPACT FEE - This fee plan for Larkspur is based on the number of units.

Subject: Callout
Page Label: 3
Author: dsdparsons
Date: 10/8/2018 1:25:30 PM
Color: ■

installed / maintained by the developer or District?
and longterm maintenance?