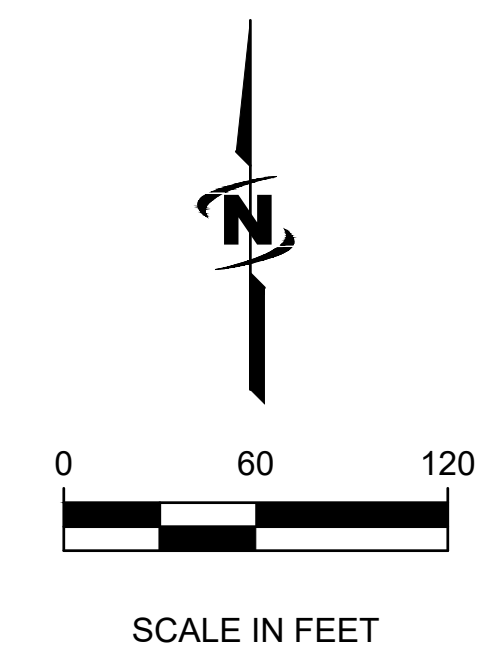
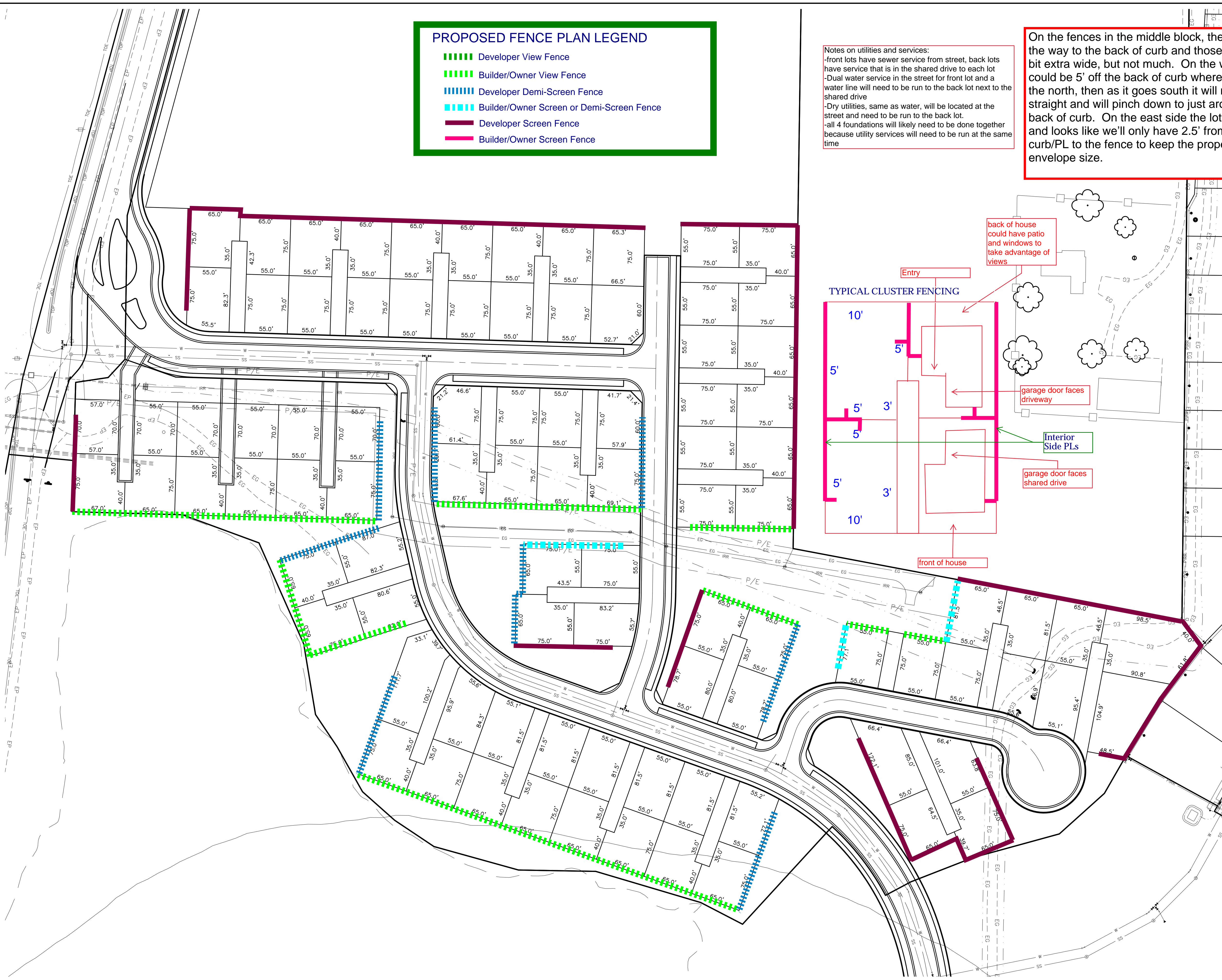


PROPOSED FENCE PLAN LEGEND

- ▬▬▬▬▬ Developer View Fence
- ▬▬▬▬▬ Builder/Owner View Fence
- ▬▬▬▬▬ Developer Demi-Screen Fence
- ▬▬▬▬▬ Builder/Owner Screen or Demi-Screen Fence
- ▬▬▬▬▬ Developer Screen Fence
- ▬▬▬▬▬ Builder/Owner Screen Fence

Notes on utilities and services:
 -front lots have sewer service from street, back lots have service that is in the shared drive to each lot
 -Dual water service in the street for front lot and a water line will need to be run to the back lot next to the shared drive
 -Dry utilities, same as water, will be located at the street and need to be run to the back lot.
 -all 4 foundations will likely need to be done together because utility services will need to be run at the same time

On the fences in the middle block, there PL goes all the way to the back of curb and those lots are a little bit extra wide, but not much. On the west side we could be 5' off the back of curb where we start it on the north, then as it goes south it will need to go straight and will pinch down to just around 2' off the back of curb. On the east side the lots are narrower and looks like we'll only have 2.5' from back of curb/PL to the fence to keep the proper building envelope size.



LAND USE SUMMARY

TOTAL AREA:	29.11 AC.
RESIDENTIAL AREA:	17.97 AC.
TOTAL LOTS:	100 LOTS
CLUSTER LOTS:	92 LOTS
COMMON AREA LOTS:	7 LOTS
MIXED USE LOT:	1 LOT
RESIDENTIAL DENSITY:	5.1 DU/AC

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NO.	REVISION	DESCRIPTION	BY	APPR.	DATE

MOON VALLEY SUBDIVISION
 STAR, IDAHO
 CLUSTER CONCEPT 1

FILE: MV_CLUSTER_CONCEPT 5
 JUB PROJ. #: 10-19-020
 DRAWN BY: ##
 DESIGN BY: ###
 CHECKED BY: ###
 AT FULL SIZE, IF NOT ONE INCH SCALE ACCORDINGLY
 LAST UPDATED: 8/12/2019
 SHEET NUMBER: