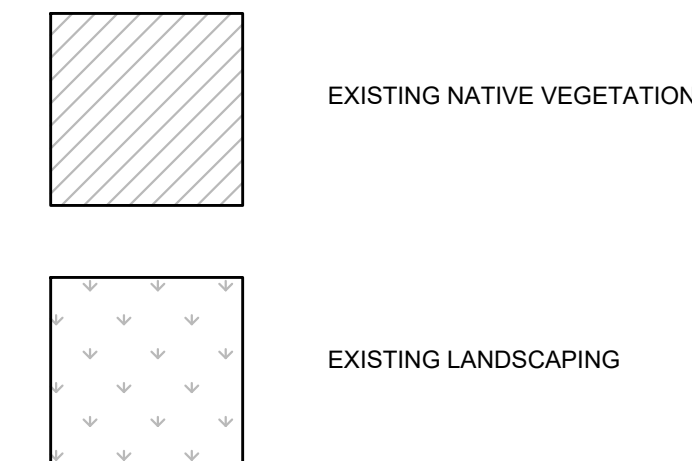




SINGLE FAMILY RESIDENTIAL SUBDIVISION
ZONING = HS II

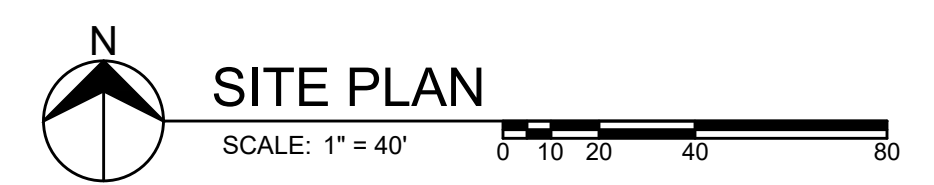
BUFFERS AND SETBACKS
FULL SCREEN LANDSCAPE BUFFER = 20' BETWEEN HS II AND R-8 (18.15.010-3)
BUILDING SETBACK FROM SR 305 = 25' (17.20.070-1)

PERIMETER BUFFER IN HS II ZONE = 0' (17.12.070.0.2)
ROADSIDE BUFFER IN HS II ZONE = 0' (17.12.070.P)

NO WILDLIFE CORRIDORS

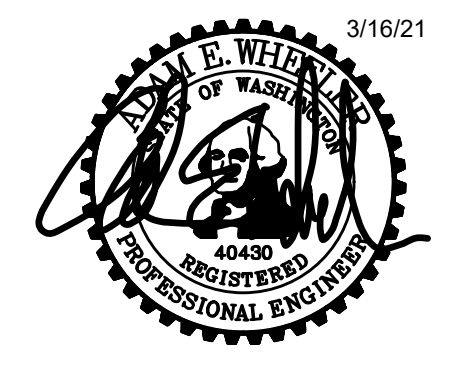
NATURAL AND COMMUNITY SPACE
WEST LOT 57 499SF
NATURAL AREA (5%) = 2875 SF REQUIRED
5254 SF PROPOSED
COMMUNITY SPACE (10%) = 5750 SF REQUIRED
9755 SF PROPOSED

EAST LOT 70 567 SF
NATURAL AREA (5%) = 3528 SF REQUIRED
12796 SF PROPOSED
COMMUNITY SPACE (10%) = 7057 SF REQUIRED
9243 SF PROPOSED



PRELIMINARY
NOT FOR CONSTRUCTION

REVISION 1 3/16/21 AEW ADDED SHEET.



SITE PLAN WINTERGREEN TOWNHOMES PRELIMINARY PLAT		
BROWNE • WHEELER ENGINEERS, INC 241 ERICKSEN AVENUE, NE BAINBRIDGE ISLAND, WA 98110 P 206.842.0605 INFO@BrowneWheeler.COM	CENTRAL HIGHLANDS BUILDERS, INC PO BOX 2879 POULSBORO WA 98370	DATE 3/16/21 DESIGNED AEW DRAWN NDW CHECKED AEW PROJECT # CE02-008
		C4 4 OF 5