

EXHIBIT 3. REVIEW MATRICES

LEGP-0104-2019 SINGLE-FAMILY DETACHED ARCHITECTURAL STANDARDS - EVERGREEN				
ARCHITECTURAL FEATURE		CURRENT	EVERGREEN	NOTE
Floor Area/Dwelling Unit (Minimum; sq. ft.)	Single-Level Dwellings	VARIABLES	1,400	
	Multiple-Level Dwellings	VARIABLES	1,400	
Corner Breaks; Primary Facade (Minimum)	Single-Level Dwellings	3	unclear (maybe 4 or 5)	Requires minimum 2 projections/setbacks on the front elevation. "Projections/Setbacks" are not defined. Not clear how deep they are supposed to be.
	Multiple-Level Dwellings	4	unclear (maybe 4 or 5)	
Corner Breaks; Secondary Facade (Minimum)	Single-Level Dwellings	3	unclear (maybe 3 or 4 on rear)	Requires minimum 1 projection/setback on the rear elevation. "Projections/Setbacks" are not defined. Not clear how deep they are supposed to be.
	Multiple-Level Dwellings	3	unclear (maybe 3 or 4 on rear)	
Porch Area (Minimum; depth, ft.)		6	no standard proposed	
Masonry Percentage (Minimum)	Primary Facade	0	50%	
	Secondary Facade	0	no standard proposed	
	Total (All Architectural Planes)	50%	no standard proposed	
Material Restrictions*	Vinyl (0.048" minimum)	YES	YES, 0.046" min	
	Aluminum	NO	NO	
Roof Pitch (Minimum)	Primary Ridge	6/12	6/12	
Roof Ridgelines (Minimum)	Single-Level Dwellings	3	no standard proposed	
	Multiple-Level Dwellings	5	no standard proposed	
Roof Overhang; From Framing (Minimum; in.)		12"	12"	
Number of Windows; Primary Facade (Minimum)	Single-Level Dwellings	3	2	
	Multiple-Level Dwellings	4	2	
Number of Windows; Secondary Facade (Minimum)	Single-Level Dwellings	3	2	
	Multiple-Level Dwellings	4	2	
Number of Windows; Total Aggregate (Minimum)	Single-Level Dwellings	12	12	
	Multiple-Level Dwellings	16	12	
Window Treatment Required	Primary Facade	YES	YES*	*Requires trim/shutters/etc. only around the windows surrounded by masonry.
	Secondary Facade	YES	NO*	
Garage Door Percentage (Maximum)	Single-Level Dwellings	30 %	no standard proposed	
	Multiple-Level Dwellings	20 %	no standard proposed	

OTHER PROPOSED STANDARDS				
Max Garage door width of the house's width		N/A	50%	
Minimum # of colors required on the front elevation		N/A	2	

LEGP-0104-2019 SINGLE-FAMILY DETACHED ARCHITECTURAL STANDARDS - EVERGREEN

ARCHITECTURAL FEATURE		CURRENT	ASCOTT					EVERGREEN, PROPOSED	NOTES
			ESTATE	CARRIAGE	GALLERY	PREMIER	CRAFTSMAN		
Floor Area/Dwelling Unit (Minimum; sq. ft.)	Single-Level Dwellings	Varies	1,645	1,645	1,645	1,645	1,645	1,400	
Corner Breaks; Front (Minimum)	Single-Level Dwellings	3	5	5	5	5	5	4?	
Corner Breaks; Left Side (Minimum)	Single-Level Dwellings	3	2	2	2	2	2	n/a	
Corner Breaks; Right Side (Minimum)	Single-Level Dwellings	3	2	2	2	2	2	n/a	
Corner Breaks; Rear (Minimum)	Single-Level Dwellings	3	2	2	2	2	2	3?	
Porch Depth (Minimum; ft.)		6	6	6	6	6	6	n/a	
Masonry Percentage (Minimum)	Primary Facade	0%	100%	100%	85%	59%	56%	50%	
	Secondary Facade	0%	0%	0%	0%	0%	0%	n/a	
	Total (All Facades)	50%	22%	15%	19%	10%	9%	n/a	
Material Restrictions	Vinyl (0.048" minimum)	YES	YES	YES	YES	YES	YES	0.046" min, YES	
	Aluminum	NO	NO	NO	NO	NO	NO	NO	
Roof Pitch (Minimum)	Primary Ridge	6/12	6/12	7/12	6/12	6/12	6/12	6/12	
Roof Ridgelines (Minimum)	Single-Level Dwellings	3	3	2	3	3	3	n/a	
Roof Overhang; From Framing (Minimum; in.)		12	12	12	12	12	12	12	
Number of Windows; Front (Minimum)	Single-Level Dwellings	3	4	4	4	4	4	2	
Number of Windows; Left Side (Minimum)	Single-Level Dwellings	3	2	2	2	2	2	2	
Number of Windows; Right Side (Minimum)	Single-Level Dwellings	3	1	1	1	1	1	2	
Number of Windows; Rear (Minimum)	Single-Level Dwellings	3	7	7	7	7	7	2	
Number of Windows; Total Aggregate (Minimum)	Single-Level Dwellings	12	14	14	14	14	14	n/a	
Window Treatment Required	Primary Facade	YES	YES	YES	YES	YES	YES	YES	
	Secondary Facade	YES	NO	NO	NO	NO	NO	NO	
Garage Door Percentage (Maximum)	Single-Level Dwellings	30%	23%	24%	23%	23%	24%	n/a	

LEGEND:

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- DOESN'T MEET ARB GUIDELINE

- DOESN'T MEET PROPOSED PD ARCHITECTURAL STANDARD

LEGP-0104-2019 SINGLE-FAMILY DETACHED ARCHITECTURAL STANDARDS - EVERGREEN

ARCHITECTURAL FEATURE		CURRENT	FAIRMONT					EVERGREEN, PROPOSED	NOTES
			ESTATE	CARRIAGE	CRAFTSMAN	GALLERY	PREMIER		
Floor Area/Dwelling Unit (Minimum; sq. ft.)	Single-Level Dwellings	Varies	190	1,901	1,901	1,901	1,901	1,400	
Corner Breaks; Front (Minimum)	Single-Level Dwellings	3	4	4	4	4	4	4?	
Corner Breaks; Left Side (Minimum)	Single-Level Dwellings	3	2	2	2	2	2	n/a	
Corner Breaks; Right Side (Minimum)	Single-Level Dwellings	3	2	2	2	2	2	n/a	
Corner Breaks; Rear (Minimum)	Single-Level Dwellings	3	2	2	2	2	2	3?	
Porch Depth (Minimum; ft.)		6	13	13	13	13	13	n/a	
Masonry Percentage (Minimum)	Primary Facade	0%	100%	100%	61%	100%	76%	50%	
	Secondary Facade	0%	0%	0%	0%	0%	0%	n/a	
	Total (All Facades)	50%	29%	14%	10%	20%	13%	n/a	
Material Restrictions	Vinyl (0.048" minimum)	YES	YES	YES	YES	YES	YES	0.046" min, YES	
	Aluminum	NO	NO	NO	NO	NO	NO	NO	
Roof Pitch (Minimum)	Primary Ridge	6/12	7/12	7/12	7/12	7/12	7/12	6/12	
Roof Ridgelines (Minimum)	Single-Level Dwellings	3	3	2	3	3	3	n/a	
Roof Overhang; From Framing (Minimum; in.)		12	12	12	12	12	12	12	
Number of Windows; Front (Minimum)	Single-Level Dwellings	3	3	3	3	3	3	2	
Number of Windows; Left Side (Minimum)	Single-Level Dwellings	3	2	2	2	2	2	2	
Number of Windows; Right Side (Minimum)	Single-Level Dwellings	3	3	3	3	3	3	2	
Number of Windows; Rear (Minimum)	Single-Level Dwellings	3	7	7	7	7	7	2	
Number of Windows; Total Aggregate (Minimum)	Single-Level Dwellings	12	15	15	15	15	15	n/a	
Window Treatment Required	Primary Facade	YES	YES	YES	YES	YES	YES	YES	
	Secondary Facade	YES	NO	NO	NO	NO	NO	NO	
Garage Door Percentage (Maximum)	Single-Level Dwellings	30%	20%	24%	23%	20%	22%	n/a	

LEGEND:

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LEGP-0104-2019 SINGLE-FAMILY DETACHED ARCHITECTURAL STANDARDS - EVERGREEN

ARCHITECTURAL FEATURE		CURRENT	GRANDOVER					EVERGREEN, PROPOSED	NOTES
			PREMIER	CRAFTSMAN	GALLERY	CARRIAGE	ESTATE		
Floor Area/Dwelling Unit (Minimum; sq. ft.)	Single-Level Dwellings	Varies	2,141	2,141	2,141	2,141	2,141	1,400	
Corner Breaks; Front (Minimum)	Single-Level Dwellings	3	4	4	4	4	4	4?	
Corner Breaks; Left Side (Minimum)	Single-Level Dwellings	3	3	3	3	3	3	n/a	
Corner Breaks; Right Side (Minimum)	Single-Level Dwellings	3	2	2	2	2	2	n/a	
Corner Breaks; Rear (Minimum)	Single-Level Dwellings	3	2	2	2	2	2	3?	
Porch Depth (Minimum; ft.)		6	9	9	9	9	9	n/a	
Masonry Percentage (Minimum)	Primary Facade	0%	45%	42%	76%	72%	60%	50%	
	Secondary Facade	0%	0%	0%	0%	0%	0%	n/a	
	Total (All Facades)	50%	8%	7%	19%	12%	9%	n/a	
Material Restrictions	Vinyl (0.048" minimum)	YES	YES	YES	YES	YES	YES	0.046" min, YES	
	Aluminum	NO	NO	NO	NO	NO	NO	NO	
Roof Pitch (Minimum)	Primary Ridge	6/12	6/12	6/12	6/12	8/12	8/12	6/12	
Roof Ridgelines (Minimum)	Single-Level Dwellings	3	3	3	3	3	4	n/a	
Roof Overhang; From Framing (Minimum; in.)		12	12	12	12	12	12	12	
Number of Windows; Front (Minimum)	Single-Level Dwellings	3	2	2	2	2	2	2	
Number of Windows; Left Side (Minimum)	Single-Level Dwellings	3	2	2	2	2	2	2	
Number of Windows; Right Side (Minimum)	Single-Level Dwellings	3	4	4	4	4	4	2	
Number of Windows; Rear (Minimum)	Single-Level Dwellings	3	6	6	6	6	6	2	
Number of Windows; Total Aggregate (Minimum)	Single-Level Dwellings	12	14	14	14	14	14	n/a	
Window Treatment Required	Primary Facade	YES	YES	YES	YES	YES	YES	YES	
	Secondary Facade	YES	NO	NO	NO	NO	NO	NO	
Garage Door Percentage (Maximum)	Single-Level Dwellings	30%	31%	32%	31%	32%	39%	n/a	3-car garage displayed, which usually increases garage door percentage.
Garage Door Width (% of house's width)			50%	50%	50%	50%	50%	50%	

LEGEND:

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LEGP-0104-2019 SINGLE-FAMILY DETACHED ARCHITECTURAL STANDARDS - EVERGREEN

ARCHITECTURAL FEATURE		CURRENT	GRANDOVER II					EVERGREEN, PROPOSED	NOTES
			PREMIER	CRAFTSMAN	GALLERY	CARRIAGE	ESTATE		
Floor Area/Dwelling Unit (Minimum; sq. ft.)	Single-Level Dwellings	Varies	2,333	2,333	2,333	2,333	2,333	1,400	
Corner Breaks; Front (Minimum)	Single-Level Dwellings	3	4	4	4	4	4	4?	
Corner Breaks; Left Side (Minimum)	Single-Level Dwellings	3	3	3	3	3	3	n/a	
Corner Breaks; Right Side (Minimum)	Single-Level Dwellings	3	2	2	2	2	2	n/a	
Corner Breaks; Rear (Minimum)	Single-Level Dwellings	3	2	2	2	2	2	3?	
Porch Depth (Minimum; ft.)		6	9	9	9	9	9	n/a	
Masonry Percentage (Minimum)	Primary Facade	0%	46%	42%	76%	72%	100%	50%	
	Secondary Facade	0%	0%	0%	0%	0%	0%	n/a	
	Total (All Facades)	50%	7%	6%	18%	10%	11%	n/a	
Material Restrictions	Vinyl (0.048" minimum)	YES	YES	YES	YES	YES	YES	0.046" min, YES	
	Aluminum	NO	NO	NO	NO	NO	NO	NO	
Roof Pitch (Minimum)	Primary Ridge	6/12	6/12	6/12	6/12	8/12	8/12	6/12	
Roof Ridgelines (Minimum)	Single-Level Dwellings	3	3	3	3	3	4	n/a	
Roof Overhang; From Framing (Minimum; in.)		12	12	12	12	12	12	12	
Number of Windows; Front (Minimum)	Single-Level Dwellings	3	2	2	2	2	2	2	
Number of Windows; Left Side (Minimum)	Single-Level Dwellings	3	3	3	3	3	3	2	
Number of Windows; Right Side (Minimum)	Single-Level Dwellings	3	2	2	2	2	2	2	
Number of Windows; Rear (Minimum)	Single-Level Dwellings	3	7	7	7	7	7	2	
Number of Windows; Total Aggregate (Minimum)	Single-Level Dwellings	12	14	14	14	14	14	n/a	
Window Treatment Required	Primary Facade	YES	YES	YES	YES	YES	YES	YES	
	Secondary Facade	YES	NO	NO	NO	NO	NO	NO	
Garage Door Percentage (Maximum)	Single-Level Dwellings	30%	31%	32%	31%	32%	44%	n/a	3-car garage displayed, which usually increases garage door percentage.
Garage Door Width (% of house's width)			50%	50%	50%	50%	50%	50%	

LEGEND:

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LEGP-0104-2019 SINGLE-FAMILY DETACHED ARCHITECTURAL STANDARDS - EVERGREEN

ARCHITECTURAL FEATURE		CURRENT	HAWTHORNE					EVERGREEN, PROPOSED	NOTES
			ESTATE	CARRIAGE	CRAFTSMAN	GALLERY	PREMIER		
Floor Area/Dwelling Unit (Minimum; sq. ft.)	Single-Level Dwellings	Varies	2,008	2,008	2,008	2,008	2,008	1,400	
Corner Breaks; Front (Minimum)	Single-Level Dwellings	3	4	4	4	4	4	4?	
Corner Breaks; Left Side (Minimum)	Single-Level Dwellings	3	2	2	2	2	2	n/a	
Corner Breaks; Right Side (Minimum)	Single-Level Dwellings	3	2	2	2	2	2	n/a	
Corner Breaks; Rear (Minimum)	Single-Level Dwellings	3	2	2	2	2	2	3?	
Porch Depth (Minimum; ft.)		6	12	12	12	12	12	n/a	
Masonry Percentage (Minimum)	Primary Facade	0%	100%	100%	56%	96%	63%	50%	
	Secondary Facade	0%	0%	0%	0%	0%	0%	n/a	
	Total (All Facades)	50%	26%	25%	7%	15%	8%	n/a	
Material Restrictions	Vinyl (0.048" minimum)	YES	YES	YES	YES	YES	YES	0.046" min, YES	
	Aluminum	NO	NO	NO	NO	NO	NO	NO	
Roof Pitch (Minimum)	Primary Ridge	6/12	6/12	8/12	6/12	6/12	6/12	6/12	
Roof Ridgelines (Minimum)	Single-Level Dwellings	3	3	2	3	3	3	n/a	
Roof Overhang; From Framing (Minimum; in.)		12	12	12	12	12	12	12	
Number of Windows; Front (Minimum)	Single-Level Dwellings	3	3	5	2	2	2	2	
Number of Windows; Left Side (Minimum)	Single-Level Dwellings	3	2	2	2	2	2	2	
Number of Windows; Right Side (Minimum)	Single-Level Dwellings	3	3	3	3	3	3	2	
Number of Windows; Rear (Minimum)	Single-Level Dwellings	3	7	7	7	7	7	2	
Number of Windows; Total Aggregate (Minimum)	Single-Level Dwellings	12	15	17	14	14	14	n/a	
Window Treatment Required	Primary Facade	YES	YES	YES	YES	YES	YES	YES	
	Secondary Facade	YES	NO	NO	NO	NO	NO	NO	
Garage Door Percentage (Maximum)	Single-Level Dwellings	30%	22%	25%	26%	22%	25%	n/a	

LEGEND:

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LEGP-0104-2019 SINGLE-FAMILY DETACHED ARCHITECTURAL STANDARDS - EVERGREEN

ARCHITECTURAL FEATURE		CURRENT	HEYDEN					EVEGREEN, PROPOSED	NOTES
			ESTATE	CARRIAGE	CRAFTSMAN	GALLERY	PREMIER		
Floor Area/Dwelling Unit (Minimum; sq. ft.)	Single-Level Dwellings	Varies	1,822	1,822	1,822	1,822	1,822	1,400	
Corner Breaks; Front (Minimum)	Single-Level Dwellings	3	4	3	4	4	4	4?	
Corner Breaks; Left Side (Minimum)	Single-Level Dwellings	3	2	2	2	2	2	n/a	
Corner Breaks; Right Side (Minimum)	Single-Level Dwellings	3	2	3	2	2	2	n/a	
Corner Breaks; Rear (Minimum)	Single-Level Dwellings	3	2	2	2	2	2	3?	
Porch Depth (Minimum; ft.)		6	11	11	11	11	11	n/a	
Masonry Percentage (Minimum)	Primary Facade	0%	97%	70%	55%	82%	51%	50%	
	Secondary Facade	0%	0%	0%	0%	0%	0%	n/a	
	Total (All Facades)	50%	21%	7%	6%	12%	6%	n/a	
Material Restrictions	Vinyl (0.048" minimum)	YES	YES	YES	YES	YES	YES	0.046" min, YES	
	Aluminum	NO	NO	NO	NO	NO	NO	NO	
Roof Pitch (Minimum)	Primary Ridge	6/12	6/12	7/12	6/12	6/12	6/12	6/12	
Roof Ridgelines (Minimum)	Single-Level Dwellings	3	3	2	3	3	3	n/a	
Roof Overhang; From Framing (Minimum; in.)		12	12	12	12	12	12	12	
Number of Windows; Front (Minimum)	Single-Level Dwellings	3	3	3	2	3	2	2	
Number of Windows; Left Side (Minimum)	Single-Level Dwellings	3	4	4	4	4	4	2	
Number of Windows; Right Side (Minimum)	Single-Level Dwellings	3	2	2	2	2	2	2	
Number of Windows; Rear (Minimum)	Single-Level Dwellings	3	6	6	6	6	6	2	
Number of Windows; Total Aggregate (Minimum)	Single-Level Dwellings	12	15	15	14	15	14	n/a	
Window Treatment Required	Primary Facade	YES	YES	YES	YES	YES	YES	YES	
	Secondary Facade	YES	NO	NO	NO	NO	NO	NO	
Garage Door Percentage (Maximum)	Single-Level Dwellings	30%	25%	31%	28%	25%	28%	n/a	

LEGEND:

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- DOESN'T MEET ARB GUIDELINE

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LEGP-0104-2019 SINGLE-FAMILY DETACHED ARCHITECTURAL STANDARDS - EVERGREEN

ARCHITECTURAL FEATURE		CURRENT	HOLLISTER		EVERGREEN, PROPOSED	NOTES
			PREMIER	CRAFTSMAN		
Floor Area/Dwelling Unit (Minimum; sq. ft.)	Single-Level Dwellings	Varies	1,408	1,408	1,400	
Corner Breaks; Front (Minimum)	Single-Level Dwellings	3	4	4	4?	
Corner Breaks; Left Side (Minimum)	Single-Level Dwellings	3	3	3	n/a	
Corner Breaks; Right Side (Minimum)	Single-Level Dwellings	3	2	2	n/a	
Corner Breaks; Rear (Minimum)	Single-Level Dwellings	3	2	2	3?	
Porch Depth (Minimum; ft.)		6	12	12	n/a	
Masonry Percentage (Minimum)	Primary Facade	0%	71%	60%	50%	
	Secondary Facade	0%	0%	0%	n/a	
	Total (All Facades)	50%	12%	10%	n/a	
Material Restrictions	Vinyl (0.048" minimum)	YES	YES	YES	0.046" min, YES	
	Aluminum	NO	NO	NO	NO	
Roof Pitch (Minimum)	Primary Ridge	6/12	6/12	6/12	6/12	
Roof Ridgelines (Minimum)	Single-Level Dwellings	3	3	3	n/a	
Roof Overhang; From Framing (Minimum; in.)		12	12	12	12	
Number of Windows; Front (Minimum)	Single-Level Dwellings	3	2	2	2	
Number of Windows; Left Side (Minimum)	Single-Level Dwellings	3	3	3	2	
Number of Windows; Right Side (Minimum)	Single-Level Dwellings	3	1	1	2	
Number of Windows; Rear (Minimum)	Single-Level Dwellings	3	6	6	2	
Number of Windows; Total Aggregate (Minimum)	Single-Level Dwellings	12	12	12	n/a	
Window Treatment Required	Primary Facade	YES	YES	YES	YES	
	Secondary Facade	YES	NO	NO	NO	
Garage Door Percentage (Maximum)	Single-Level Dwellings	30%	26%	28%	n/a	

LEGEND:

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LEGP-0104-2019 SINGLE-FAMILY DETACHED ARCHITECTURAL STANDARDS - EVERGREEN

ARCHITECTURAL FEATURE		CURRENT	LAFAYETTE			EVEGREEN, PROPOSED	NOTES
			PREMIER	CRAFTSMAN	GALLERY		
Floor Area/Dwelling Unit (Minimum; sq. ft.)	Single-Level Dwellings	Varies	1,583	1,583	1,583	1,400	
Corner Breaks; Front (Minimum)	Single-Level Dwellings	3	4	4	4	4?	
Corner Breaks; Left Side (Minimum)	Single-Level Dwellings	3	3	3	3	n/a	
Corner Breaks; Right Side (Minimum)	Single-Level Dwellings	3	2	2	2	n/a	
Corner Breaks; Rear (Minimum)	Single-Level Dwellings	3	2	2	2	3?	
Porch Depth (Minimum; ft.)		6	5	5	5	n/a	
Masonry Percentage (Minimum)	Primary Facade	0%	67%	50%	100%	50%	
	Secondary Facade	0%	0%	0%	0%	n/a	
	Total (All Facades)	50%	9%	7%	16%	n/a	
Material Restrictions	Vinyl (0.048" minimum)	YES	YES	YES	YES	0.046" min, YES	
	Aluminum	NO	NO	NO	NO	NO	
Roof Pitch (Minimum)	Primary Ridge	6/12	6/12	6/12	6/12	6/12	
Roof Ridgelines (Minimum)	Single-Level Dwellings	3	3	3	3	n/a	
Roof Overhang; From Framing (Minimum; in.)		12	12	12	12	12	
Number of Windows; Front (Minimum)	Single-Level Dwellings	3	2	2	2	2	
Number of Windows; Left Side (Minimum)	Single-Level Dwellings	3	2	2	2	2	
Number of Windows; Right Side (Minimum)	Single-Level Dwellings	3	2	2	2	2	
Number of Windows; Rear (Minimum)	Single-Level Dwellings	3	8	8	8	2	
Number of Windows; Total Aggregate (Minimum)	Single-Level Dwellings	12	14	14	14	n/a	
Window Treatment Required	Primary Facade	YES	YES	YES	YES	YES	
	Secondary Facade	YES	NO	NO	NO	NO	
Garage Door Percentage (Maximum)	Single-Level Dwellings	30%	28%	28%	24%	n/a	

LEGEND:

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ARCHITECTURAL FEATURE		CURRENT	BRISTOL			EVEGREEN, PROPOSED	NOTES
			GALLERY	CRAFTSMAN	PREMIER		
Floor Area/Dwelling Unit (Minimum; sq. ft.)	Multiple-Level Dwellings	Varies	2,234	2,234	2,234	1,400	
Corner Breaks; Front (Minimum)	Multiple-Level Dwellings	4	3	3	3	4?	
Corner Breaks; Left Side (Minimum)	Multiple-Level Dwellings	3	3	3	3	n/a	
Corner Breaks; Right Side (Minimum)	Multiple-Level Dwellings	3	2	2	2	n/a	
Corner Breaks; Rear (Minimum)	Multiple-Level Dwellings	3	2	2	2	3?	
Porch Depth (Minimum; ft.)		6	5	5	5	n/a	
Masonry Percentage (Minimum)	Primary Facade	0%	75%	34%	40%	50%	
	Secondary Facade	0%	0%	0%	0%	n/a	
	Total (All Facades)	50%	16%	6%	6%	n/a	
Material Restrictions	Vinyl (0.048" minimum)	YES	YES	YES	YES	0.046" min, YES	
	Aluminum	NO	NO	NO	NO	NO	
Roof Pitch (Minimum)	Primary Ridge	6/12	6/12	6/12	6/12	6/12	
Roof Ridgelines (Minimum)	Multiple-Level Dwellings	5	3	3	2	n/a	
Roof Overhang; From Framing (Minimum; in.)		12	12	12	12	12	
Number of Windows; Front (Minimum)	Multiple-Level Dwellings	4	6	6	6	2	
Number of Windows; Left Side (Minimum)	Multiple-Level Dwellings	4	2	2	2	2	
Number of Windows; Right Side (Minimum)	Multiple-Level Dwellings	4	2	2	2	2	
Number of Windows; Rear (Minimum)	Multiple-Level Dwellings	4	7	7	7	2	
Number of Windows; Total Aggregate (Minimum)	Multiple-Level Dwellings	16	17	17	17	n/a	
Window Treatment Required	Primary Facade	YES	YES	YES	YES	YES	
	Secondary Facade	YES	NO	NO	NO	NO	
Garage Door Percentage (Maximum)	Multiple-Level Dwellings	20%	17%	17%	19%	n/a	

LEGEND:

12345

- DOESN'T MEET ARB GUIDELINE

- DOESN'T MEET PROPOSED PD ARCHITECTURAL STANDARD

LEGP-0104-2019 SINGLE-FAMILY DETACHED ARCHITECTURAL STANDARDS - EVERGREEN

ARCHITECTURAL FEATURE		CURRENT	CAMPTON					EVERGREEN, PROPOSED	NOTES
			PREMIER	CRAFTSMAN	GALLERY	CARRIAGE	ESTATE		
Floor Area/Dwelling Unit (Minimum; sq. ft.)	Multiple-Level Dwellings	Varies	2,996	2,996	2,996	2,996	2,996	1,400	
Corner Breaks; Front (Minimum)	Multiple-Level Dwellings	4	4	4	4	4	4	4?	
Corner Breaks; Left Side (Minimum)	Multiple-Level Dwellings	3	4	4	4	4	4	n/a	
Corner Breaks; Right Side (Minimum)	Multiple-Level Dwellings	3	2	2	2	2	2	n/a	
Corner Breaks; Rear (Minimum)	Multiple-Level Dwellings	3	2	2	2	2	2	3?	
Porch Depth (Minimum; ft.)		6	6	6	6	6	6	n/a	
Masonry Percentage (Minimum)	Primary Facade	0%	30%	30%	53%	35%	30%	50%	
	Secondary Facade	0%	0%	0%	0%	0%	0%	n/a	
	Total (All Facades)	50%	5%	5%	10%	6%	6%	n/a	
Material Restrictions	Vinyl (0.048" minimum)	YES	YES	YES	YES	YES	YES	0.046" min, YES	
	Aluminum	NO	NO	NO	NO	NO	NO	NO	
Roof Pitch (Minimum)	Primary Ridge	6/12	6/12	6/12	6/12	6/12	8/12	6/12	
Roof Ridgelines (Minimum)	Multiple-Level Dwellings	5	5	5	5	5	4	n/a	
Roof Overhang; From Framing (Minimum; in.)		12	12	12	12	12	12	12	
Number of Windows; Front (Minimum)	Multiple-Level Dwellings	4	9	9	9	8	9	2	
Number of Windows; Left Side (Minimum)	Multiple-Level Dwellings	4	2	2	2	2	2	2	
Number of Windows; Right Side (Minimum)	Multiple-Level Dwellings	4	2	2	2	2	2	2	
Number of Windows; Rear (Minimum)	Multiple-Level Dwellings	4	10	10	10	10	10	2	
Number of Windows; Total Aggregate (Minimum)	Multiple-Level Dwellings	16	23	23	23	22	23	n/a	
Window Treatment Required	Primary Facade	YES	YES	YES	YES	YES	YES	YES	
	Secondary Facade	YES	NO	NO	NO	NO	NO	NO	
Garage Door Percentage (Maximum)	Multiple-Level Dwellings	20%	22%	22%	22%	22%	22%	n/a	3-car garage displayed, which usually increases garage door percentage.

LEGEND:

12345

- DOESN'T MEET ARB GUIDELINE

- DOESN'T MEET PROPOSED PD ARCHITECTURAL STANDARD

LEGP-0104-2019 SINGLE-FAMILY DETACHED ARCHITECTURAL STANDARDS - EVERGREEN

ARCHITECTURAL FEATURE		CURRENT	DENALI					EVEGREEN, PROPOSED	NOTES
			PREMIER	CRAFTSMAN	GALLERY	CARRIAGE	ESTATE		
Floor Area/Dwelling Unit (Minimum; sq. ft.)	Multiple-Level Dwellings	Varies	3,446	3,446	3,446	3,446	3,446	1,400	
Corner Breaks; Front (Minimum)	Multiple-Level Dwellings	4	3	3	3	3	3	4?	
Corner Breaks; Left Side (Minimum)	Multiple-Level Dwellings	3	3	3	3	3	3	n/a	
Corner Breaks; Right Side (Minimum)	Multiple-Level Dwellings	3	2	2	2	2	2	n/a	
Corner Breaks; Rear (Minimum)	Multiple-Level Dwellings	3	2	2	2	2	2	3?	
Porch Depth (Minimum; ft.)		6	6	6	6	6	6	n/a	
Masonry Percentage (Minimum)	Primary Facade	0%	49%	41%	61%	30%	31%	50%	
	Secondary Facade	0%	0%	0%	0%	0%	0%	n/a	
	Total (All Facades)	50%	6%	8%	14%	6%	6%	n/a	
Material Restrictions	Vinyl (0.048" minimum)	YES	YES	YES	YES	YES	YES	0.046" min, YES	
	Aluminum	NO	NO	NO	NO	NO	NO	NO	
Roof Pitch (Minimum)	Primary Ridge	6/12	6/12	6/12	6/12	6/12	6/12	6/12	
Roof Ridgelines (Minimum)	Multiple-Level Dwellings	5	2	4	4	4	5	n/a	
Roof Overhang; From Framing (Minimum; in.)		12	12	12	12	12	12	12	
Number of Windows; Front (Minimum)	Multiple-Level Dwellings	4	9	9	9	9	9	2	
Number of Windows; Left Side (Minimum)	Multiple-Level Dwellings	4	2	2	2	2	2	2	
Number of Windows; Right Side (Minimum)	Multiple-Level Dwellings	4	2	2	2	2	2	2	
Number of Windows; Rear (Minimum)	Multiple-Level Dwellings	4	9	9	9	9	9	2	
Number of Windows; Total Aggregate (Minimum)	Multiple-Level Dwellings	16	22	22	22	22	22	n/a	
Window Treatment Required	Primary Facade	YES	YES	YES	YES	YES	YES	YES	
	Secondary Facade	YES	NO	NO	NO	NO	NO	NO	
Garage Door Percentage (Maximum)	Multiple-Level Dwellings	20%	16%	14%	13%	14%	14%	n/a	

LEGEND:

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- DOESN'T MEET ARB GUIDELINE

- DOESN'T MEET PROPOSED PD ARCHITECTURAL STANDARD

LEGP-0104-2019 SINGLE-FAMILY DETACHED ARCHITECTURAL STANDARDS - EVERGREEN

ARCHITECTURAL FEATURE		CURRENT	FAIRFIELD					EVERGREEN, PROPOSED	NOTES
			ESTATE	CARRIAGE	GALLERY	CRAFTSMAN	PREMIER		
Floor Area/Dwelling Unit (Minimum; sq. ft.)	Multiple-Level Dwellings	Varies	2,632	2,632	2,632	2,632	2,632	1,400	
Corner Breaks; Front (Minimum)	Multiple-Level Dwellings	4	4	4	4	4	4	4?	
Corner Breaks; Left Side (Minimum)	Multiple-Level Dwellings	3	2	2	2	2	2	n/a	
Corner Breaks; Right Side (Minimum)	Multiple-Level Dwellings	3	3	3	3	3	3	n/a	
Corner Breaks; Rear (Minimum)	Multiple-Level Dwellings	3	2	2	2	2	2	3?	
Porch Depth (Minimum; ft.)		6	6	6	6	6	6	n/a	
Masonry Percentage (Minimum)	Primary Facade	0%	67%	41%	67%	47%	47%	50%	
	Secondary Facade	0%	0%	0%	0%	0%	0%	n/a	
	Total (All Facades)	50%	13%	8%	16%	9%	9%	n/a	
Material Restrictions	Vinyl (0.048" minimum)	YES	YES	YES	YES	YES	YES	0.046" min, YES	
	Aluminum	NO	NO	NO	NO	NO	NO	NO	
Roof Pitch (Minimum)	Primary Ridge	6/12	6/12	6/12	6/12	6/12	6/12	6/12	
Roof Ridgelines (Minimum)	Multiple-Level Dwellings	5	5	5	5	5	5	n/a	
Roof Overhang; From Framing (Minimum; in.)		12	12	12	12	12	12	12	
Number of Windows; Front (Minimum)	Multiple-Level Dwellings	4	5	5	5	5	5	2	
Number of Windows; Left Side (Minimum)	Multiple-Level Dwellings	4	3	3	3	3	3	2	
Number of Windows; Right Side (Minimum)	Multiple-Level Dwellings	4	2	2	2	2	2	2	
Number of Windows; Rear (Minimum)	Multiple-Level Dwellings	4	10	10	10	10	10	2	
Number of Windows; Total Aggregate (Minimum)	Multiple-Level Dwellings	16	20	20	20	20	20	n/a	
Window Treatment Required	Primary Facade	YES	YES	YES	YES	YES	YES	YES	
	Secondary Facade	YES	NO	NO	NO	NO	NO	NO	
Garage Door Percentage (Maximum)	Multiple-Level Dwellings	20%	16%	16%	15%	17%	16%	n/a	

LEGEND:

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- DOESN'T MEET ARB GUIDELINE

- DOESN'T MEET PROPOSED PD ARCHITECTURAL STANDARD

LEGP-0104-2019 SINGLE-FAMILY DETACHED ARCHITECTURAL STANDARDS - EVERGREEN

ARCHITECTURAL FEATURE		CURRENT	MCKINLEY					EVERGREEN, PROPOSED	NOTES
			ESTATE	CARRIAGE	GALLERY	CRAFTSMAN	PREMIER		
Floor Area/Dwelling Unit (Minimum; sq. ft.)	Multiple-Level Dwellings	Varies	2,531	2,531	2,531	2,531	2,531	1,400	
Corner Breaks; Front (Minimum)	Multiple-Level Dwellings	4	4	4	4	4	4	4?	
Corner Breaks; Left Side (Minimum)	Multiple-Level Dwellings	3	4	4	4	4	4	n/a	
Corner Breaks; Right Side (Minimum)	Multiple-Level Dwellings	3	2	2	2	2	2	n/a	
Corner Breaks; Rear (Minimum)	Multiple-Level Dwellings	3	2	2	2	2	2	3?	
Porch Depth (Minimum; ft.)		6	5	5	5	5	5	n/a	
Masonry Percentage (Minimum)	Primary Facade	0%	80%	35%	35%	34%	33%	50%	
	Secondary Facade	0%	0%	0%	0%	0%	0%	n/a	
	Total (All Facades)	50%	18%	7%	7%	7%	7%	n/a	
Material Restrictions	Vinyl (0.048" minimum)	YES	YES	YES	YES	YES	YES	0.046" min, YES	
	Aluminum	NO	NO	NO	NO	NO	NO	NO	
Roof Pitch (Minimum)	Primary Ridge	6/12	10/12	8/12	6/12	8/12	8/12	6/12	
Roof Ridgelines (Minimum)	Multiple-Level Dwellings	5	4	4	4	4	4	n/a	
Roof Overhang; From Framing (Minimum; in.)		12	12	12	12	12	12	12	
Number of Windows; Front (Minimum)	Multiple-Level Dwellings	4	6	3	4	4	4	2	
Number of Windows; Left Side (Minimum)	Multiple-Level Dwellings	4	2	2	2	2	2	2	
Number of Windows; Right Side (Minimum)	Multiple-Level Dwellings	4	2	2	2	2	2	2	
Number of Windows; Rear (Minimum)	Multiple-Level Dwellings	4	10	10	10	10	10	2	
Number of Windows; Total Aggregate (Minimum)	Multiple-Level Dwellings	16	20	17	18	18	18	n/a	
Window Treatment Required	Primary Facade	YES	YES	YES	YES	YES	YES	YES	
	Secondary Facade	YES	NO	NO	NO	NO	NO	NO	
Garage Door Percentage (Maximum)	Multiple-Level Dwellings	20%	22%	24%	24%	23%	23%	n/a	3-car garage displayed, which usually increases garage door percentage.

LEGEND:

12345

- DOESN'T MEET ARB GUIDELINE

- DOESN'T MEET PROPOSED PD ARCHITECTURAL STANDARD

LEGP-0104-2019 SINGLE-FAMILY DETACHED ARCHITECTURAL STANDARDS - EVERGREEN

ARCHITECTURAL FEATURE		CURRENT	MONTEREY		EVEGREEN, PROPOSED	NOTES
			PREMIER	CRAFTSMAN		
Floor Area/Dwelling Unit (Minimum; sq. ft.)	Multiple-Level Dwellings	Varies	2,359	2,359	1,400	
Corner Breaks; Front (Minimum)	Multiple-Level Dwellings	4	3	3	4?	
Corner Breaks; Left Side (Minimum)	Multiple-Level Dwellings	3	3	3	n/a	
Corner Breaks; Right Side (Minimum)	Multiple-Level Dwellings	3	2	2	n/a	
Corner Breaks; Rear (Minimum)	Multiple-Level Dwellings	3	2	2	3?	
Porch Depth (Minimum; ft.)		6	6	6	n/a	
Masonry Percentage (Minimum)	Primary Facade	0%	51%	46%	50%	
	Secondary Facade	0%	0%	0%	n/a	
	Total (All Facades)	50%	7%	7%	n/a	
Material Restrictions	Vinyl (0.048" minimum)	YES	YES	YES	0.046" min, YES	
	Aluminum	NO	NO	NO	NO	
Roof Pitch (Minimum)	Primary Ridge	6/12	6/12	6/12	6/12	
Roof Ridgelines (Minimum)	Multiple-Level Dwellings	5	2	3	n/a	
Roof Overhang; From Framing (Minimum; in.)		12	12	12	12	
Number of Windows; Front (Minimum)	Multiple-Level Dwellings	4	5	5	2	
Number of Windows; Left Side (Minimum)	Multiple-Level Dwellings	4	3	3	2	
Number of Windows; Right Side (Minimum)	Multiple-Level Dwellings	4	5	5	2	
Number of Windows; Rear (Minimum)	Multiple-Level Dwellings	4	5	5	2	
Number of Windows; Total Aggregate (Minimum)	Multiple-Level Dwellings	16	18	18	n/a	
Window Treatment Required	Primary Facade	YES	YES	YES	YES	
	Secondary Facade	YES	NO	NO	NO	
Garage Door Percentage (Maximum)	Multiple-Level Dwellings	20%	19%	18%	n/a	

LEGEND:

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- DOESN'T MEET ARB GUIDELINE

- DOESN'T MEET PROPOSED PD ARCHITECTURAL STANDARD

LEGP-0104-2019 SINGLE-FAMILY DETACHED ARCHITECTURAL STANDARDS - EVERGREEN

ARCHITECTURAL FEATURE		CURRENT	NEWPORT					EVEGREEN, PROPOSED	NOTES
			PREMIER	CRAFTSMAN	GALLERY	CARRIAGE	ESTATE		
Floor Area/Dwelling Unit (Minimum; sq. ft.)	Multiple-Level Dwellings	Varies	3,138	3,138	3,138	3,138	3,138	1,400	
Corner Breaks; Front (Minimum)	Multiple-Level Dwellings	4	4	4	4	4	4	4?	
Corner Breaks; Left Side (Minimum)	Multiple-Level Dwellings	3	2	2	2	2	2	n/a	
Corner Breaks; Right Side (Minimum)	Multiple-Level Dwellings	3	2	2	2	2	2	n/a	
Corner Breaks; Rear (Minimum)	Multiple-Level Dwellings	3	2	2	2	2	2	3?	
Porch Depth (Minimum; ft.)		6	4	4	4	4	4	n/a	
Masonry Percentage (Minimum)	Primary Facade	0%	59%	29%	59%	27%	58%	50%	
	Secondary Facade	0%	0%	0%	0%	0%	0%	n/a	
	Total (All Facades)	50%	9%	4%	11%	4%	11%	n/a	
Material Restrictions	Vinyl (0.048" minimum)	YES	YES	YES	YES	YES	YES	0.046" min, YES	
	Aluminum	NO	NO	NO	NO	NO	NO	NO	
Roof Pitch (Minimum)	Primary Ridge	6/12	6/12	6/12	6/12	6/12	6/12	6/12	
Roof Ridgelines (Minimum)	Multiple-Level Dwellings	5	2	3	3	3	3	n/a	
Roof Overhang; From Framing (Minimum; in.)		12	12	12	12	12	12	12	
Number of Windows; Front (Minimum)	Multiple-Level Dwellings	4	7	8	7	9	7	2	
Number of Windows; Left Side (Minimum)	Multiple-Level Dwellings	4	3	3	3	3	3	2	
Number of Windows; Right Side (Minimum)	Multiple-Level Dwellings	4	5	5	5	5	5	2	
Number of Windows; Rear (Minimum)	Multiple-Level Dwellings	4	6	6	6	6	6	2	
Number of Windows; Total Aggregate (Minimum)	Multiple-Level Dwellings	16	21	22	21	23	21	n/a	
Window Treatment Required	Primary Facade	YES	YES	YES	YES	YES	YES	YES	
	Secondary Facade	YES	NO	NO	NO	NO	NO	NO	
Garage Door Percentage (Maximum)	Multiple-Level Dwellings	20%	17%	17%	16%	15%	16%	n/a	

LEGEND:

12345

- DOESN'T MEET ARB GUIDELINE

- DOESN'T MEET PROPOSED PD ARCHITECTURAL STANDARD

LEGP-0104-2019 SINGLE-FAMILY DETACHED ARCHITECTURAL STANDARDS - EVERGREEN

ARCHITECTURAL FEATURE		CURRENT	WEST HAVEN					EVEGREEN, PROPOSED	NOTES
			PREMIER	CRAFTSMAN	GALLERY	CARRIAGE	ESTATE		
Floor Area/Dwelling Unit (Minimum; sq. ft.)	Multiple-Level Dwellings	Varies	3,081	3,081	3,081	3,081	3,081	1,400	
Corner Breaks; Front (Minimum)	Multiple-Level Dwellings	4	3	3	3	3	3	4?	
Corner Breaks; Left Side (Minimum)	Multiple-Level Dwellings	3	3	3	3	3	3	n/a	
Corner Breaks; Right Side (Minimum)	Multiple-Level Dwellings	3	3	3	3	3	3	n/a	
Corner Breaks; Rear (Minimum)	Multiple-Level Dwellings	3	4	4	4	4	4	3?	
Porch Depth (Minimum; ft.)		6	4	4	4	4	4	n/a	
Masonry Percentage (Minimum)	Primary Facade	0%	29%	32%	47%	34%	37%	50%	
	Secondary Facade	0%	0%	0%	0%	0%	0%	n/a	
	Total (All Facades)	50%	5%	5%	6%	5%	5%	n/a	
Material Restrictions	Vinyl (0.048" minimum)	YES	YES	YES	YES	YES	YES	0.046" min, YES	
	Aluminum	NO	NO	NO	NO	NO	NO	NO	
Roof Pitch (Minimum)	Primary Ridge	6/12	6/12	6/12	6/12	6/12	6/12	6/12	
Roof Ridgelines (Minimum)	Multiple-Level Dwellings	5	3	4	3	4	3	n/a	
Roof Overhang; From Framing (Minimum; in.)		12	12	12	12	12	12	12	
Number of Windows; Front (Minimum)	Multiple-Level Dwellings	4	8	8	8	8	8	2	
Number of Windows; Left Side (Minimum)	Multiple-Level Dwellings	4	2	2	2	2	2	2	
Number of Windows; Right Side (Minimum)	Multiple-Level Dwellings	4	2	2	2	2	2	2	
Number of Windows; Rear (Minimum)	Multiple-Level Dwellings	4	8	8	8	8	8	2	
Number of Windows; Total Aggregate (Minimum)	Multiple-Level Dwellings	16	20	20	20	20	20	n/a	
Window Treatment Required	Primary Facade	YES	YES	YES	YES	YES	YES	YES	
	Secondary Facade	YES	NO	NO	NO	NO	NO	NO	
Garage Door Percentage (Maximum)	Multiple-Level Dwellings	20%	19%	16%	19%	17%	19%	n/a	

LEGEND:

12345

- DOESN'T MEET ARB GUIDELINE

- DOESN'T MEET PROPOSED PD ARCHITECTURAL STANDARD