

Lazy J South – Architectural Standards Summary

Architectural standards are designed to provide a consistent and attractive appearance for buildings across the development, without creating a “cookie-cutter” approach to design. The principles behind the Development Standards and Guidelines are:

Low Visibility

- The proportions, scale, and balance of the structure should be appropriate to the function of the structure.
- All roofs shall be a dark forest green.
- While there are no restrictions on construction materials, colors should be earth tones or painted with tri-color paint schemes selected from approved color combinations.
- All landscaping required by the Development Standards must be completed within 90 days of the building’s final construction, weather permitting.
- All signage on the Property shall comply with the Master Signage Plan.
- All parking areas shall be paved and provide adequate driveways and space for the movement of vehicles.
- No on-street vehicle loading or unloading is permitted.
- Ground lines, wires, antenna’s, or dishes shall be placed out of sight.

Buyers Signature

Date

High Visibility

- Large features must be present giving a “massive” appearance appropriate to the scale of the structure.
- Multiple roof elements must be present, ideally including both varying ridgeline heights and intersecting ridgelines.
- The building must be asymmetrical in overall design as viewed from the primary viewing direction or front of the building.
- All roofs shall be a dark forest green.
- Wood, rock, or stucco shall be used as the primary construction materials.
- Colors should be earth tones or painted with tri-color paint schemes selected from approved color combinations.
- All landscaping required by the Development Standards must be completed within 90 days of the building’s final construction, weather permitting.
- All signage on the Property shall comply with the Master Signage Plan.
- All parking areas shall be paved and provide adequate driveways and space for the movement of vehicles.
- No on-street vehicle loading or unloading is permitted.

- Loading dock areas shall be set back, recessed or screened so as not to be visible from neighboring property or.
- Ground lines, wires, antenna's, or dishes shall be placed out of sight.

Buyers Signature

Date