






Lot 12

*Vineyard Oaks
Homesite Diagram*

Legend

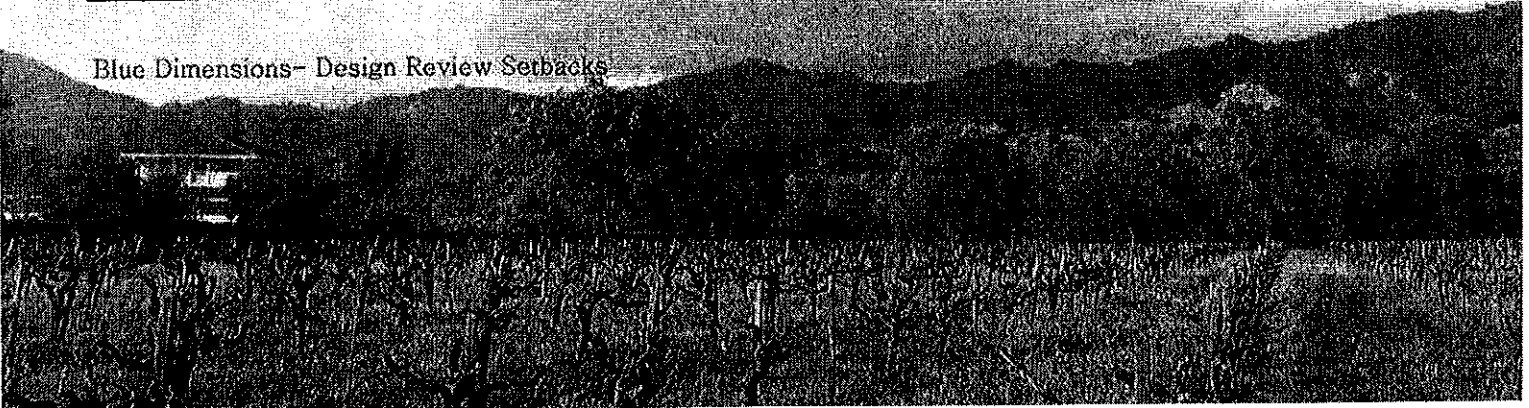
Lot 12

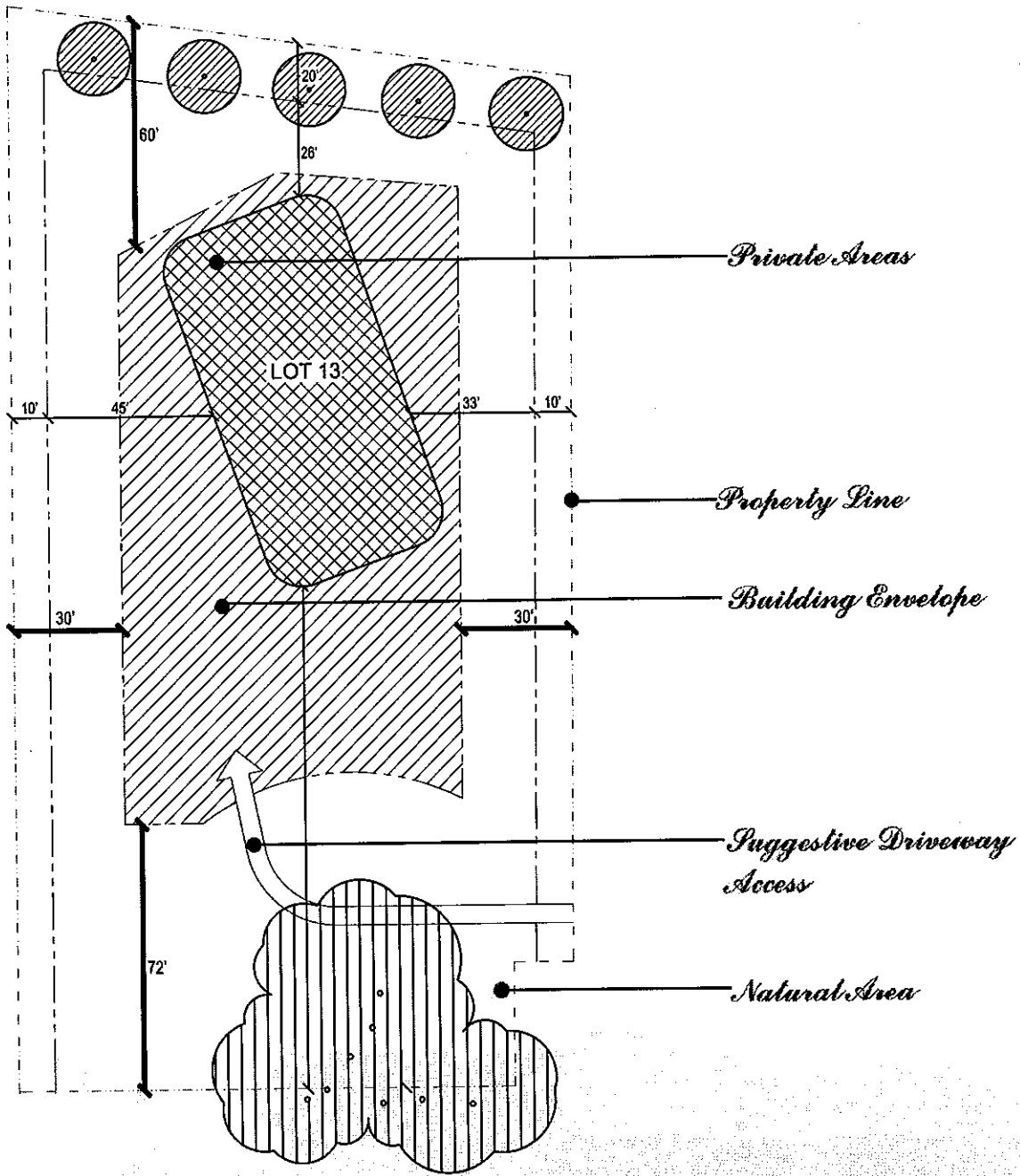
-  Building Envelope
-  Main Residence
-  Natural Area
-  Lot Boundary/ Property Line
-  Callstoga Setbacks



Lot Area: 43,580 S.F.
Building Envelope Area: 16,692 S.F. ±

Blue Dimensions - Design Review Setbacks











Lot 13

*Vineyard Oaks
Homestead Diagram*

Legend

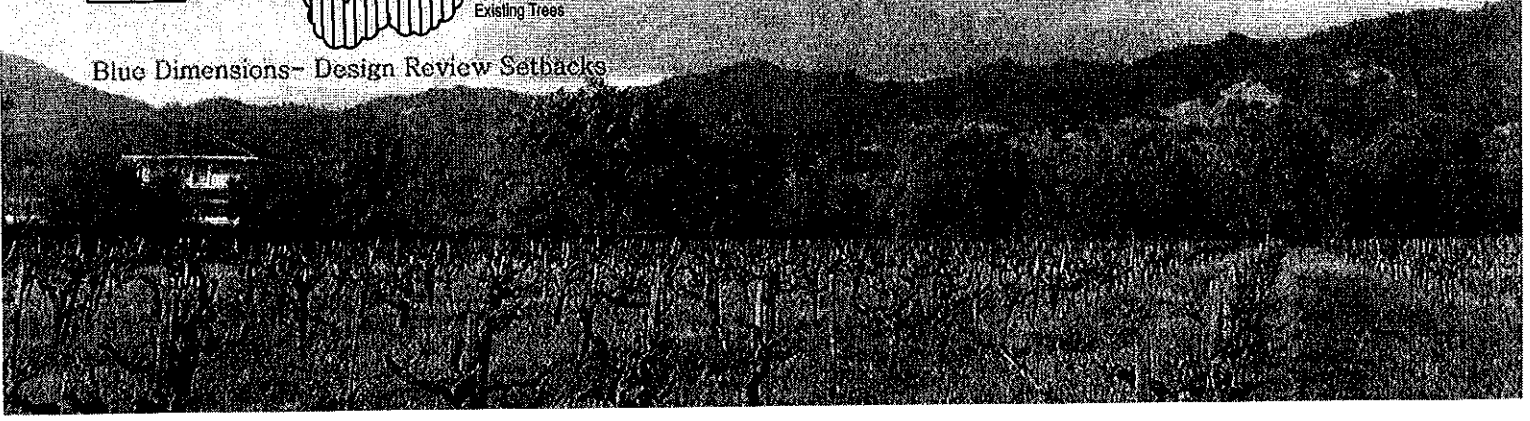
Lot 13

-  Building Envelope
-  Main Residence
-  Natural Area
-  Lot Boundary/ Property Line
-  Calistoga Setbacks
-  Approx. Location of Existing Trees

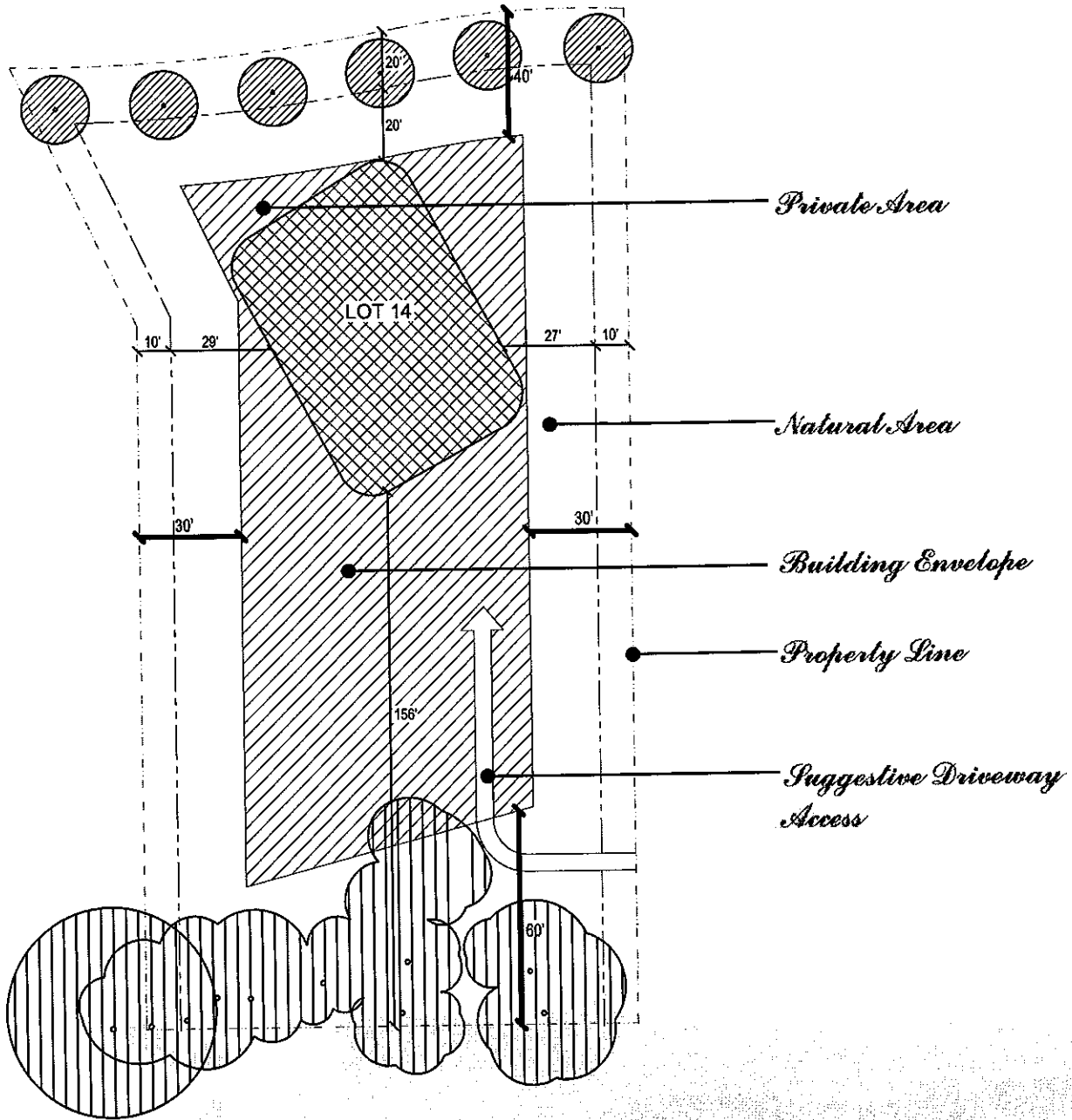


Lot Area: 47,045 S.F. ±
Building Envelope Area: 19,918 S.F. ±

Blue Dimensions- Design Review Setbacks






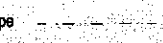


Lot 14



Vineyard Oaks
Homesite Diagram

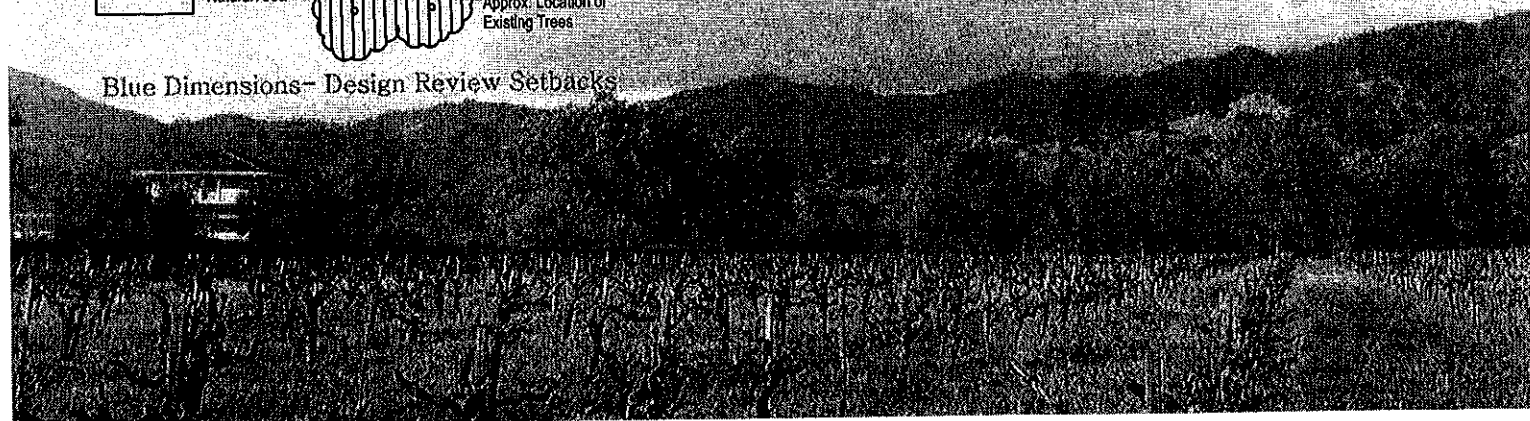
Legend

Lot 14

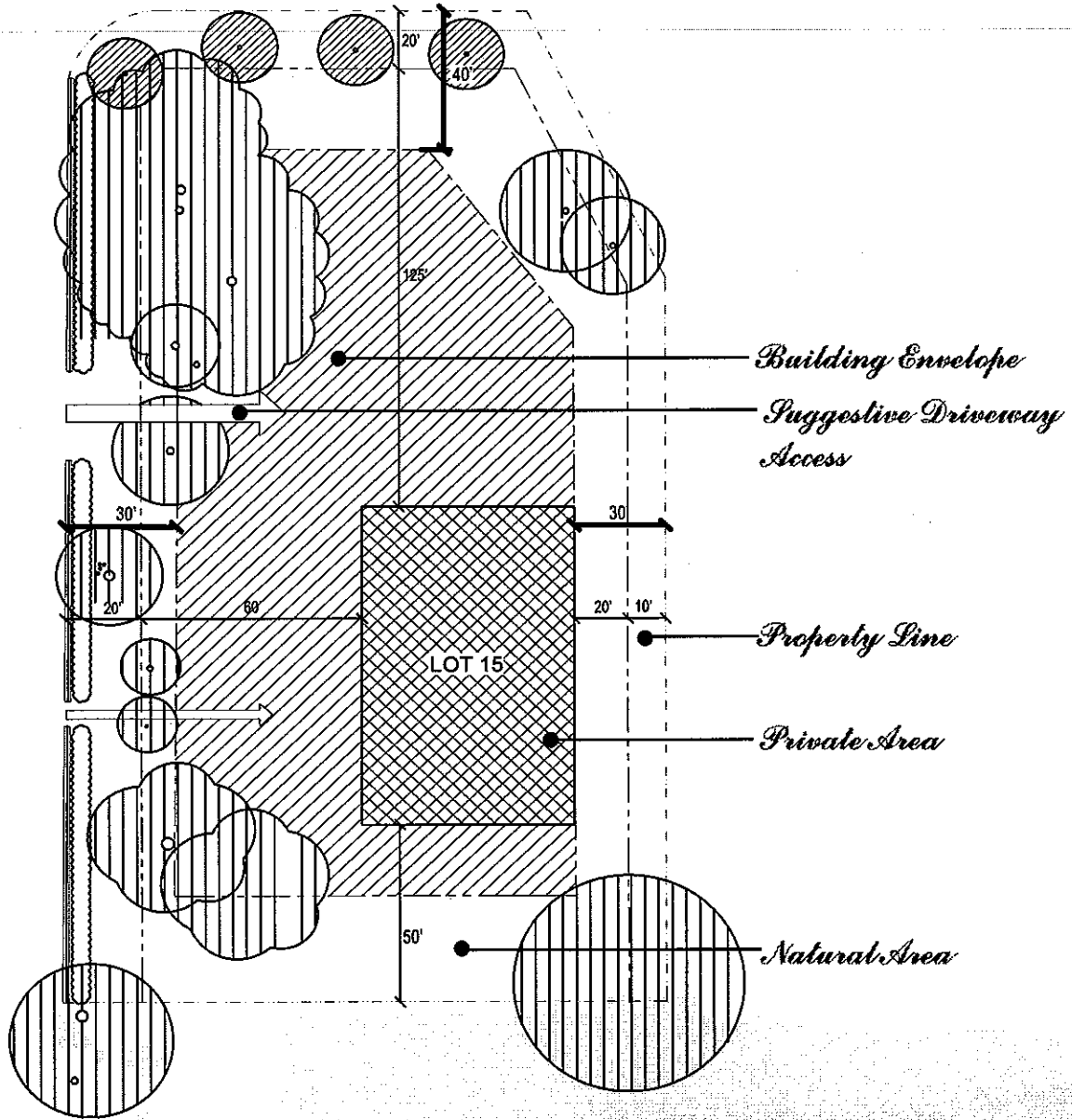
-  Building Envelope
-  Main Residence
-  Natural Area
-  Lot Boundary/ Property Line
-  Callstoga Setbacks
-  Approx. Location of Existing Trees

Lot Area: 43,560 S.F.±
 Building Envelope Area: 17,303 S.F.±

Blue Dimensions- Design Review Setbacks






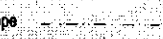


Lot 15



Vineyard Oaks
Memorandum Diagram

Legend

Lot 15

-  Building Envelope
-  Main Residence
-  Natural Area
-  Lot Boundary/ Property Line
-  Calistoga Setbacks
-  Approx. Location of Existing Trees

Lot Area: 43,560 S.F.±

Building Envelope Area: 20,646 S.F.±

Blue Dimensions- Design Review Setbacks



Exterior Walls and Finishes

Exterior Wall Design: In general, the exterior wall design of all Residences and Improvements shall incorporate the use of at least two (2) different complementary materials in order to create subtle textural changes and to further articulate masses. Exterior walls composed of a single building material are acceptable provided they support the thematic expression of the Residence. (see figure on next page for acceptable materials).

Exterior Finish Design

The minimum exterior wall thickness shall be sufficient to allow windows to be recessed a minimum of 4-inches on all sides of residences. Deeper recesses for stucco or stone walls may be required to create the illusion of a thick, masonry-constructed wall. Walls shall be simple, refined compositions of one or two materials in a logical structural relationship and consistent in material use with the architectural style.

Exterior Building Wall Height

In general, the exterior wall height for all residences shall be 9 to 13-feet. The DRC will consider, on a case-by-case basis, exceptions for wall heights and details such as gable end walls, if the exceptions are relevant to the overall architectural composition. Total building height 25'- See attached diagram.

Acceptable Materials

All materials displayed on the following diagram are acceptable. Usage of each material is limited to the application shown. For example, Non Reflective Corrugated Metal will not be allowed on any surface, or used in any way other than as a Roofing Finish. DRC will have final review of all materials and location.

