

Agenda Item: Administrative Amendment –Elevation Changes – Creek Bend Subdivision

TO: Mayor and Board of Commissioners

FROM: Robert Will, Senior Planner

DATE: March 4, 2020

Background/Issue:

The Developer of Creek Bend subdivision is requesting an Administrative Amendment to change elevations for the development. The Board of Commissioners approved the current preliminary plat on August 6, 2018 and the rezoning was approved on August 14, 2017.

- Elevations originally approved with the rezoning did not include 3-car garage models, proposed elevations include 2 models with 3 car garages. Average heated square feet of the original elevations is 3,058; the average heated square feet of the proposed elevations is 2,998.
- No changes have been made to the overall layout of the development. The tree save areas remain the same as previously approved.

Proposal/Solution

The revised elevations are in reaction to a change of builder, from Bonterra Builders to Century Communities, and the addition of 3-car garage models to the portfolio.

Financial Impact

None

Related Town Goal

Quality of Life

Economic Development/Land Use Planning

Recommended Action

Review, discuss and make a determine if elevation change requests for Creek Bend subdivision are appropriate.

THE GIBSON

McADENVILLE

MASTER UP, 2837 - 2858 HSF, 4 - 5 BED, 3 - 4 BATHS, REC. ROOM



BONTERRA BUILDERS



ELEVATION 'C'
2837 HSF

ELEVATIONS SHOWN ARE ARTISTS CONCEPTS. FLOOR PLANS MAY VARY BY ELEVATION. ROOM SIZES ARE APPROXIMATE. BUILDER RESERVES THE RIGHT TO CHANGE PRICE, PLAN OR SPECIFICATIONS WITHOUT NOTICE OR OBLIGATION.

GIBSON REV 06-11-2015

MODIFIED 10-02-2015



THE HILLCREST

McADENVILLE

MASTER DOWN, 2939 HSF, 3 - 5 BEDS, 2.5 - 4 BATHS, BONUS ROOM



BONTERRA BUILDERS



ELEVATION 'A'
2939 HSF

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HILLCREST REV 06-05-2015

MODIFIED 09-21-2015



THE MONTIBELLO

CEDARVALE FARM
MASTER DOWN, 3237 HSF, 4 BEDS, 3.5 BATHS, REC. ROOM



BONTERRA BUILDERS



ELEVATION 'A'
3237 HSF



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MONTIBELLO REV 05-17-2016

MODIFIED 12-28-2016



THE SOMERSET

CEDARVALE FARM
RANCH PLAN, 2447 HSF, 3 - 5 BEDS, 2 - 4 BATHS



BONTERRA BUILDERS



ELEVATION 'C'
2447 HSF



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SOMERSET REV 07-09-2015

MODIFIED 08-15-2016



BB

THE TREMONT

CEDARVALE FARM
MASTER UP, 3551 - 3557 HSF. 5 BEDS, 4.5 BATHS



BONTERRA BUILDERS



ELEVATION 'C'
3557 HSF



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TREMONT REV 03-17-2016



BB

THE WHITMORE

CEDARVALE FARM
RANCH PLAN, 2398 HSF. 3 - 5 BEDS, 2 - 4 BATHS



BONTERRA BUILDERS



ELEVATION 'B'
2398 HSF



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WHITMORE REV 07-15-2015

MODIFIED 09-16-2016



THE GREYSTONE

BONTERRA VILLAGE
MASTER UP, 3330 HSF. 4 - 6 BEDS, 3.5 - 5 BATHS, BONUS ROOM



BONTERRA BUILDERS



ELEVATION 'B'
3330 HSF



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GREYSTONE REV 04-30-2015

MODIFIED 06-03-2016



THE CALLAWAY II

BONTERRA VILLAGE
MASTER UP, 3107 - 3121 HSF. 4 - 5 BEDS, 2.5 - 3 BATHS, BONUS ROOM



BONTERRA BUILDERS



ELEVATION 'R'
3107 HSF



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CALLAWAY II REV 04-07-2015

MODIFIED 06-23-2016



THE GREYSTONE II

CEDARVALE FARM

MASTER UP, 3655 - 3672 HSF, 5 - 6 BEDS, 4.5 - 5 BATHS, BONUS ROOM



BONTERRA BUILDERS



ELEVATION 'D'
3672 HSF
FULL BRICK



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GREYSTONE II 11-05-2015

MODIFIED 05-17-2016



KENSINGTON

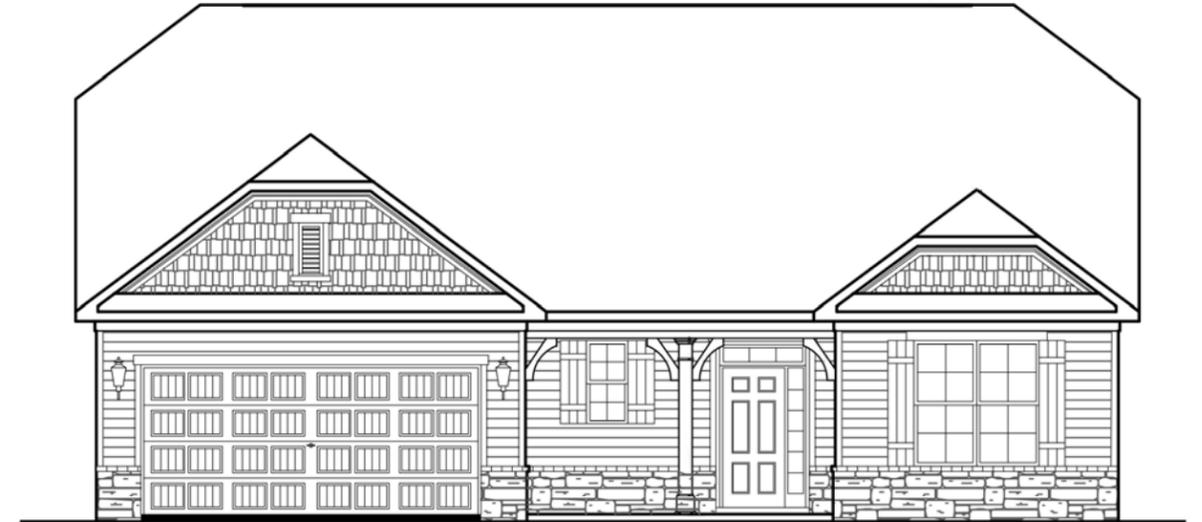
2,243 sq. ft. | One-Story
3 Bedrooms | 2 Bathrooms | 2 Car Garage



Elevation "E"



Elevation "C"



Elevation "D"

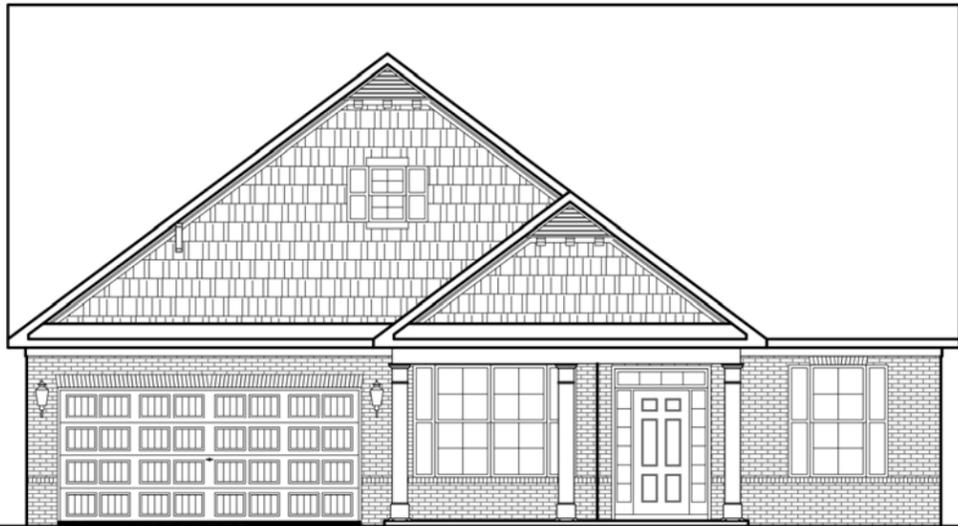
WISTERIA

2,757 - 2,805 sq. ft. | One-Story

3-4 Bedrooms | 2.5-3.5 Bathrooms | 2-3 Car Garage



Elevation "A"



Elevation "B"



Elevation "C"

GARDENIA

2,836 sq. ft. | Two-Story

4 Bedrooms | 2.5 Bathrooms | 3 Car Garage



Elevation "F"



Elevation "D"



Elevation "T"

HIBISCUS

3,066 - 3,078 sq. ft. | Two-Story

4 Bedrooms | 3.5 Bathrooms | 3 Car Garage



Elevation "T"



Elevation "D"



Elevation "E"

ASHBY II

3,148 sq. ft. | Two-Story

4 Bedrooms | 2.5 Bathrooms | 2 Car Garage



Elevation "B"



Elevation "C"

BRIDGEPORT

3,365 - 3,393 sq. ft. | Two-Story

5 Bedrooms | 4-5 Bathrooms | 2-3 Car Garage



Elevation "B"



Elevation "C"



Elevation "D"

TOWNSEND

3,511 - 3,534 sq. ft. | Two-Story

4 Bedrooms | 3.5 Bathrooms | 2 Car Garage



Elevation "C"



Elevation "A"



Elevation "B"