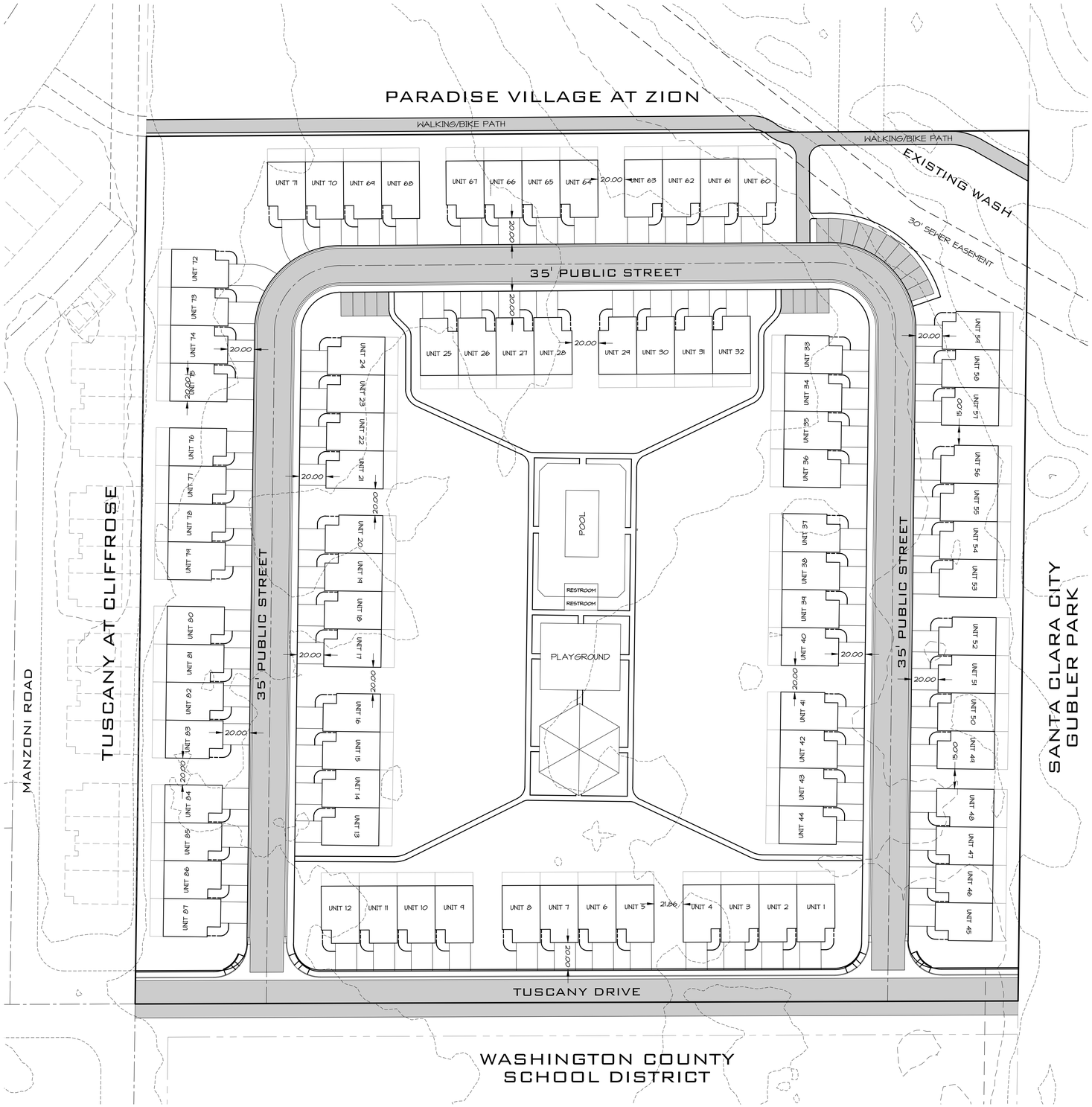
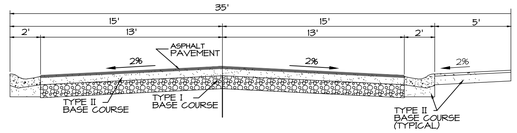
11
12
13

1287 W
SHADOW POINT DR
SHADOW HAWK
TOWNHOMES





TYPICAL 35' STREET

NOT TO SCALE

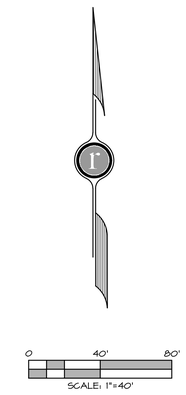
SITE INFORMATION

PROPOSED ZONE: PDR - PLANNED DEVELOPMENT

TOTAL AREA: 9.93 AC
TOTAL UNITS: 87 (2.45 AC)
TOTAL DENSITY: 9.1 UNITS PER ACRE

SINGLE FAMILY: 87 UNITS
2.45 AC = 25%

PUBLIC STREETS: 1.57 AC = 16%
TOTAL LIMITED COMMON AREA: 0.57 AC = 6%
TOTAL COMMON AREA/OPEN SPACE: 5.34 AC = 53%



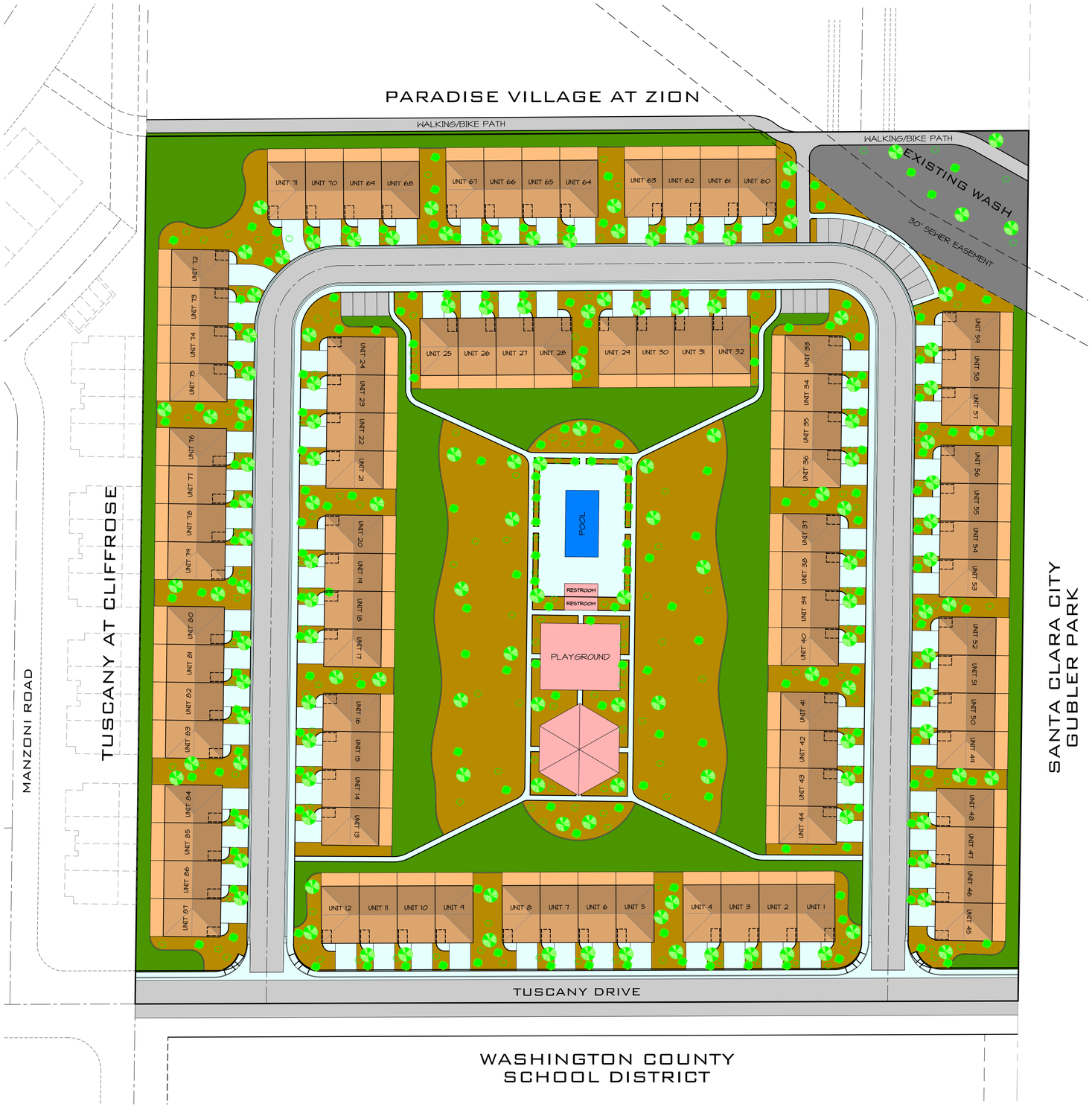
DATE: 5/18/16
JOB NO.: 9454-16
DESIGNED BY: AMH
CHECKED BY:
DWG: Site Plan

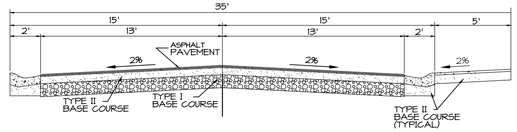
DATE
REVISIONS

ROSENBERG ASSOCIATES
CIVIL ENGINEERS • LAND SURVEYORS
352 East Riverside Drive, Suite A-2 St. George, Utah 84790
Ph (435) 673-8586 Fx (435) 673-8397 www.rachil.com

SITE PLAN
FOR
COBBLE CREEK TOWNHOMES
SANTA CLARA
UTAH

SHEET
1
1 OF 2 SHEETS





TYPICAL 35' STREET

NOT TO SCALE

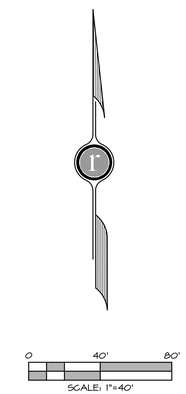
SITE INFORMATION

PROPOSED ZONE: PDR - PLANNED DEVELOPMENT

TOTAL AREA: 9.93 AC
TOTAL UNITS: 87 (2.45 AC)
TOTAL DENSITY: 9.1 UNITS PER ACRE

SINGLE FAMILY: 87 UNITS
2.45 AC = 25%

PUBLIC STREETS: 1.57 AC = 16%
TOTAL LIMITED COMMON AREA: 0.57 AC = 6%
TOTAL COMMON AREA/OPEN SPACE: 5.34 AC = 53%



DATE: 5/1/16
JOB NO.: 9454-16
DESIGNED BY: AMH
CHECKED BY:
DWG: Color Site

DATE
REVISIONS

ROSENBERG ASSOCIATES
CIVIL ENGINEERS • LAND SURVEYORS
352 East Riverside Drive, Suite A-2
St. George, Utah 84790
Ph (435) 673-8586 Fx (435) 673-8397
www.racivil.com

COLORED SITE PLAN
FOR
COBBLE CREEK TOWNHOMES at SANTA CLARA
SANTA CLARA
UTAH

SHEET
1
1 OF 1 SHEETS