



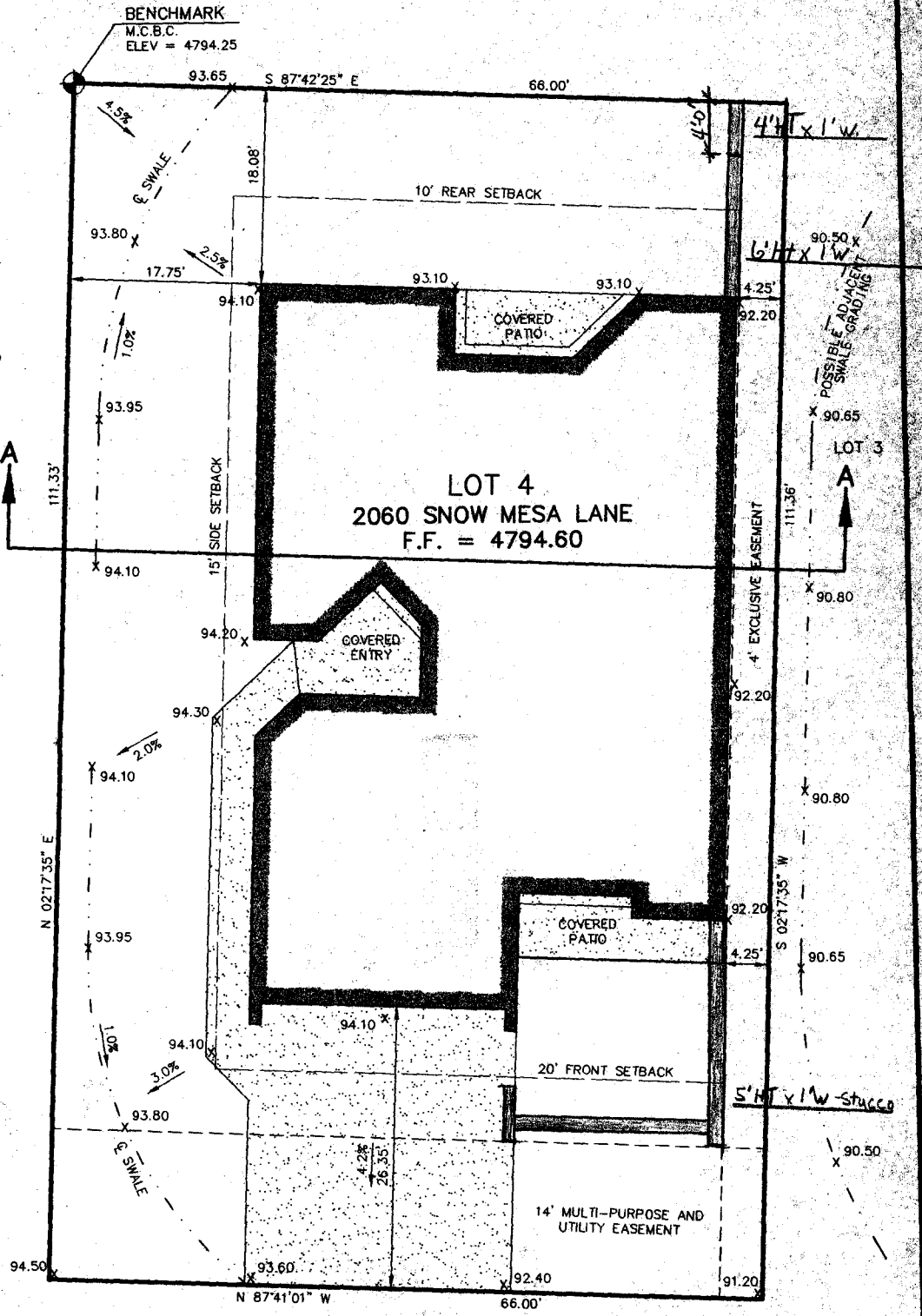
BENCHMARK
M.C.B.C.
ELEV = 4794.25

LOT 5

LOT 4
2060 SNOW MESA LANE
F.F. = 4794.60

LOT 3

4800
4795
4790
4785



SITE GRADING PLAN

SCALE: 1" = 10'

	BY	CHKD
	F.B.	DEC

SITE GRADING PLAN
2060 SNOW MESA LANE
THE SEASONS AT TIARA RADO, FILING #5

SCALE: AS SHOWN	JOB NO. 8403-01	DATE 7-19-00
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SHEET NO:
1 of 1

10 Note 6
 18 26
 6 6
 0 sq ft 2200 sq ft
 1 1
 14 14
 s 4 & 5 10
 10 10 (Except
 s 4 & 5 Lot 18 is 0')
 Note 6
 1 2
 5 feet 25 feet
 2 feet 12 feet
 4 4
 2 2

- Amendments and Supplements (the "Master Covenants")
- d. The Design Review Committee for The Seasons at Tiara Rado Subdivision (the "DRC")
 - e. The Plat for Filing 5, The Seasons at Tiara Rado Subdivision
2. Homes must be built in strict accordance with the design guidelines as set forth in the Master Covenants. Written approval from the DRC is required before application can be made for a building or fence permit or construction of a landscape plan is commenced.
 3. The east wall for the principal buildings on Lots 1 through 12 shall be set a distance of 4 feet from the respective east property lines. The principal building for Lot 13 shall be set 7 feet from its east property line. The principal buildings shall include at least 60 lineal feet of building wall along these easterly building setback lines.
 4. Lots 1 through 7 - Stucco walls, 5 feet in height, will be constructed from the southeast corner of the principal building, 4 feet from the easterly property line, to the front Multi-purpose Easement Line. Solid wood fences or stucco walls, 6 feet in height will be constructed from the northeast corner of the principal building, 4 feet from the easterly property line, to the rear property line. The fence will step down to 4 feet in height within four feet of the rear property line. A stucco wall is permitted along the rear (northerly) property line that is no more than 4 feet in height.
 5. Lots 8 through 13 - Stucco walls, 5 feet in height, will be constructed from the northeast corner of the principal building, 4 feet from the easterly property line (7 feet for Lot 13), to the front Multi-purpose Easement Line. Solid wood fences or stucco walls, 6 feet in height will be constructed from the southeast corner of the principal building, 4 feet from the easterly property line (7 feet for Lot 13), to the rear fence that will be constructed on by the developer on Tract A. Any additional wall or fences in the rear of these lots, must be at least 10 feet from the fence on Tract A.
 6. The Drainage Easement along the south end of Filing No. 5 shall be kept in its natural condition. No building, wall, fence or other structure shall be permitted to be placed any closer than 10 feet from the natural banks of this Drainage Easement. Retaining walls and bridges along the natural banks are permitted if approved by the DRC.
 7. No individual, free standing mail boxes or newspaper boxes are permitted. All lots will use "cluster mail boxes" to be provided by the US Postal Service.
 8. Refer to the recorded Plat for The Seasons at Tiara Rado, Filing No. 5 for all bearings and distances. Where differences exist between this Site Plan and the Plat, the Plat controls.
 9. Building heights are measured from the building corner with the highest natural grade to the top of the highest ridge line or top of the highest parapet. See the Master Covenants for additional requirements.

Note fence req