

Neighborhood Entry and Interior Features Point System- 35 points total

		Suggested Points	Notes/Comments
20 points	T-Intersection Options		
	Additional green space	1/2 lot= 2 points 1 full lot= 4 points	
	Amenity Center (min 3,000 sq. ft)**	5 points Max	3 points with 1 point per additional 1,000 sq. ft. 5 pt. Max **Points for the amenity center may be counted for at the terminal vista or within the subdivision, but not both
	Round-a-bout with landscaping that matches the entry	2 points	
	Water feature (Lit at night with a min of 15' wide and 8' tall)	3 points	
	Gazebo	1 point	
	Boulevard with enhanced landscaping with seasonal color	1 point	Maintained by HOA
	Sculpture or other artistry (lit at night)	up to 2 points	
	Additional Main Entry Options		
	Water Feature	1 point	
	Significant floral focal point	2 points	Maintained by HOA
	Any structure integrated as identification that exceeds 15'	3 points	
	Modern art or sculptures	1 point	Minimum height of 8 feet
	Landscaping in median for the divided entry	2 points	Maintained by HOA
	For every 5' increase past the 15' landscape buffer	1 point	5 point Max
Increased amount of large trees for curvilinear sidewalks	2 points		
Additional landscaping above and beyond the requirements	2 points	Must be annual and increased quality	
*Additional upgrades per the discretion of the Planning Director			

		Suggested Points	Notes/Comments
15 points	Secondary Entrance		
	Divided secondary entry	1 point	
	Roundabout at the secondary entrance	1 point	
	Addition and Maintenance of seasonal landscaping (HOA)	1 point	Maintained by HOA and landscaping that matches the main entry & neighborhood landscaping
	Extended entry length (greater than 1/2 lot length)	1 point	Minimum of 1/2 lot length. No additional points for additional length.
	Additional landscaping throughout the length of the extended drive	1 point	Maintained by HOA and landscaping that matches the main entry & neighborhood landscaping
	Open space at the terminus	1/2 lot= 1 point 1 full lot= 2 points	2 point Max
	Interior Upgrades		
	Internal Parking Spaces	2 points	For 5 additional parking spots at major, neighborhood focal points
	Upgraded pools and amenity centers	2 points	Per the discretion of the Planning & Development Director
	Splash Pad-Min of 3 fixtures per 1,000 sq. ft	3 points	1 point for every additional 1,000 sq. ft & 3 fixtures Maintained by HOA
	Dog Park- Min of 3 acres	8 points	1 point for every additional acre (5 acres max) Maintained by HOA
	Walking trail	2 points	Min of 8 ft wide, 1 bench, & one trash can per 1,000 feet Trash to be maintained by HOA
	Additional bench & trash can in common areas	1 point	To be maintained by HOA
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