







VIEW FROM CEDAR CREEK PKWY

CEDAR RIDGE MIXED-USE COMMUNITY

19 APRIL 2024



VIEW FROM CEDAR CREEK PKWY



VIEW LOCATION MAP

2 STORY BROWNSTONE - MAIN ENTRY

CEDAR RIDGE MIXED-USE COMMUNITY

19 APRIL 2024



4 STORY WALK-OUT APARTMENTS - FRONT ENTRY





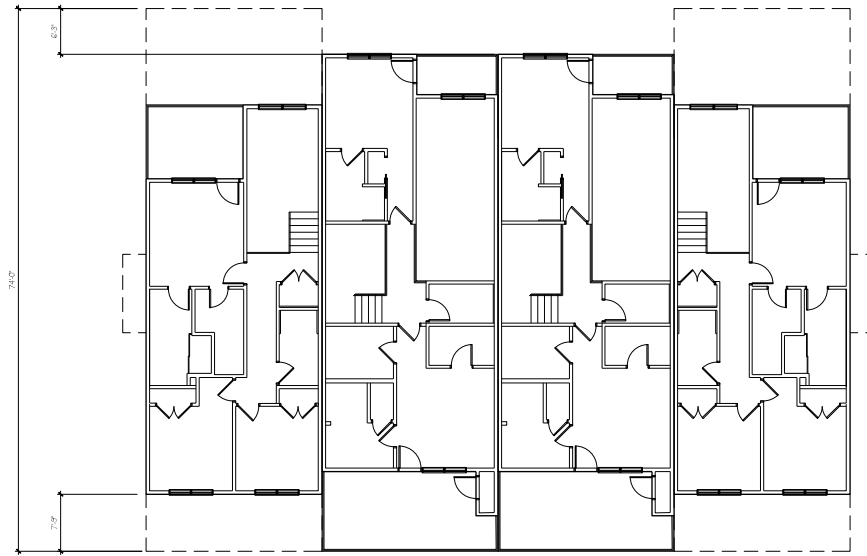
VIEW LOCATION MAP



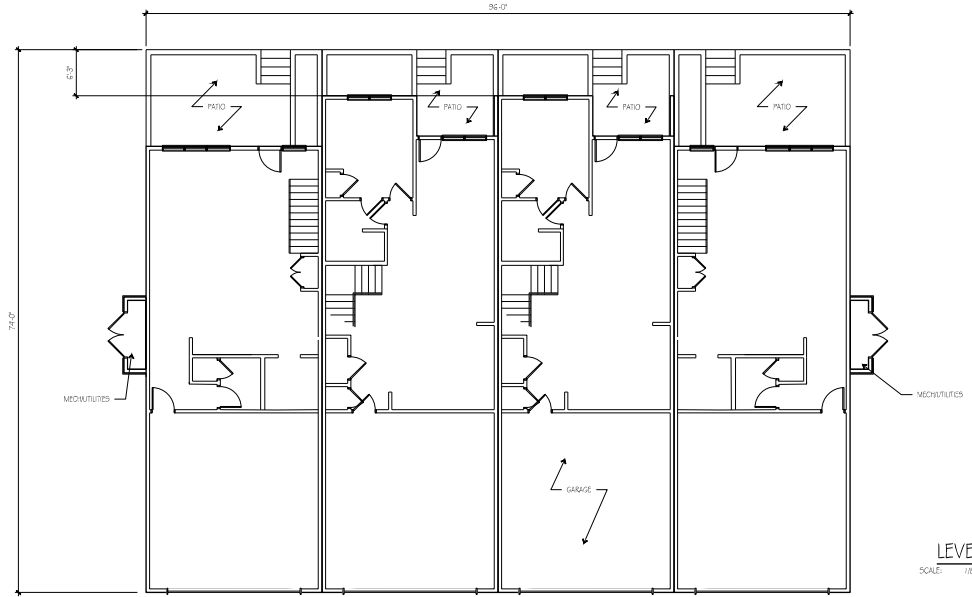




AMENITY AREA CONCEPT IMAGERY



LEVEL 2 ②
SCALE: 1/8" = 1'-0"

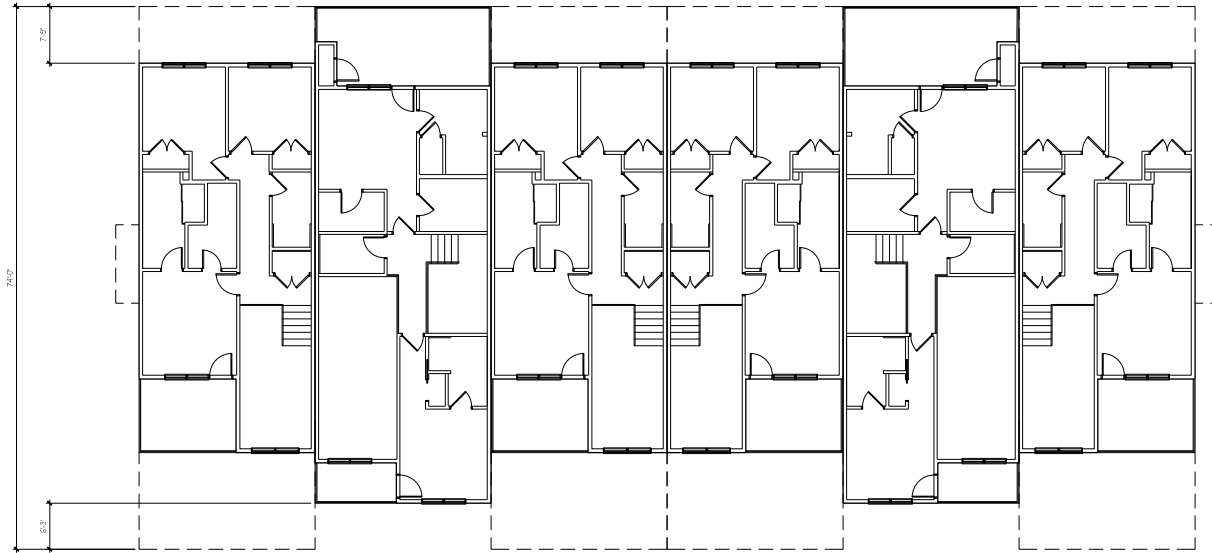


LEVEL 1 ①
SCALE: 1/8" = 1'-0"

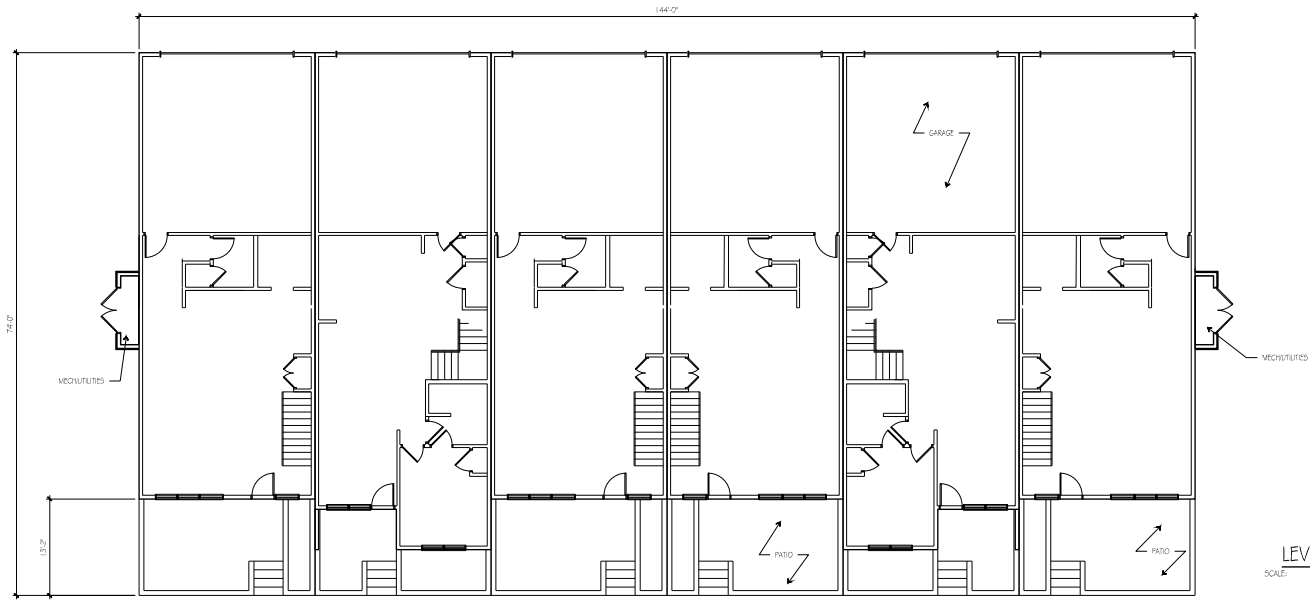
A101 - 4 UNIT TOWNHOME FLOOR PLANS



SCALE: 1/8" = 1'-0"



LEVEL 2 ②
SCALE: 1/8" = 1'-0"



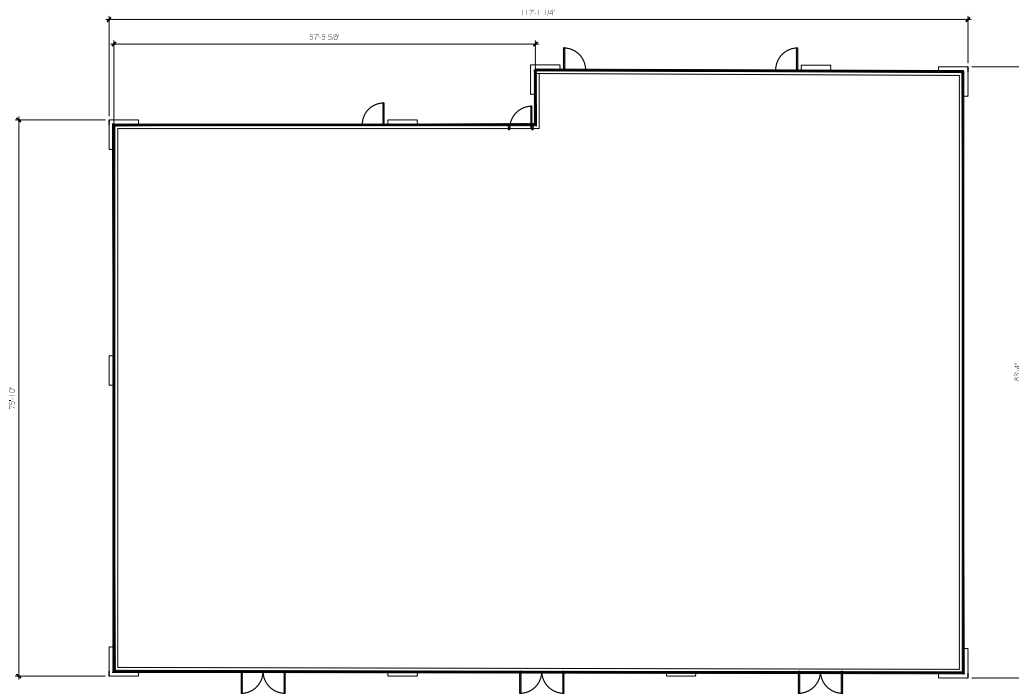
LEVEL 1 ①
SCALE: 1/8" = 1'-0"

A102 - 6 UNIT TOWNHOME FLOOR PLANS



SCALE: 1/8" = 1'-0"

REVISED 6.16.2023 - CITY COMMENTS CEDAR CREEK - TRACT 1 MXD | ODDO DEVELOPMENT | 01.05.2024



LEVEL 1
SCALE 1/8" = 1'-0" ①

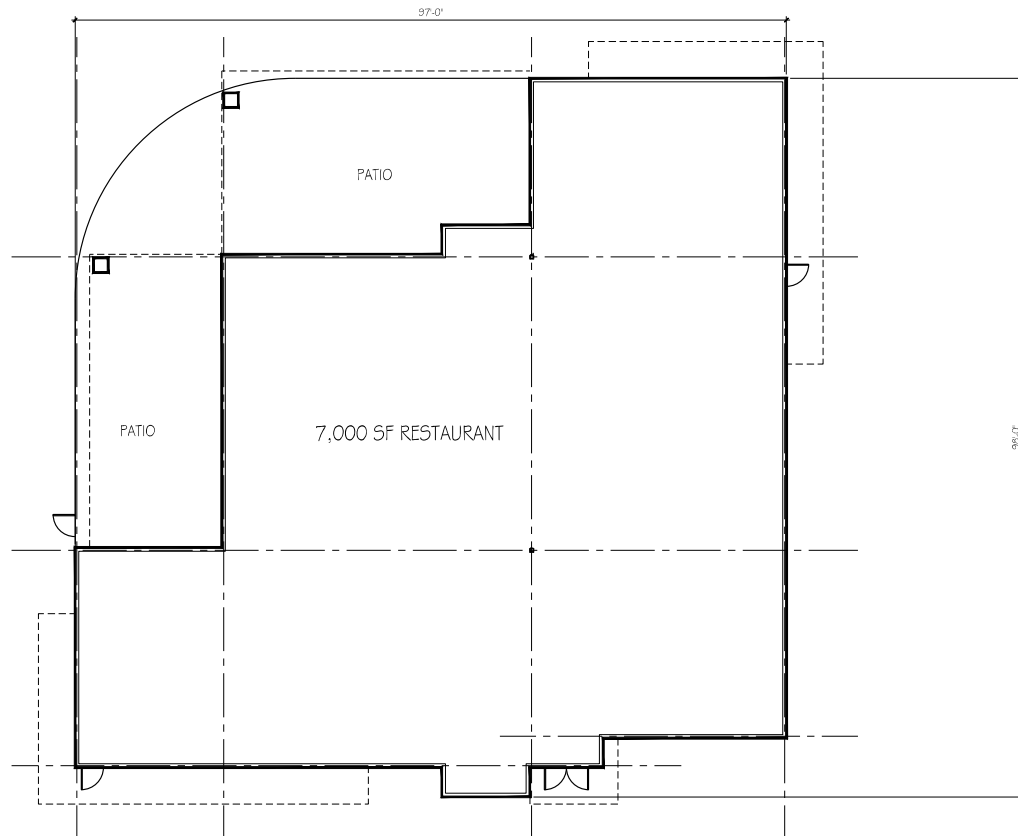
A103 - RETAIL/OFFICE FLOOR PLANS

SCALE: 1/8" = 1'-0"

REVISED 6.16.2023 - CITY COMMENTS

CEDAR CREEK - TRACT 1 MXD

ODDO DEVELOPMENT | 01.05.2024



LEVEL 1 ①
SCALE: 1/8" = 1'-0"

A104 - SINGLE STORY RETAIL FLOOR PLAN

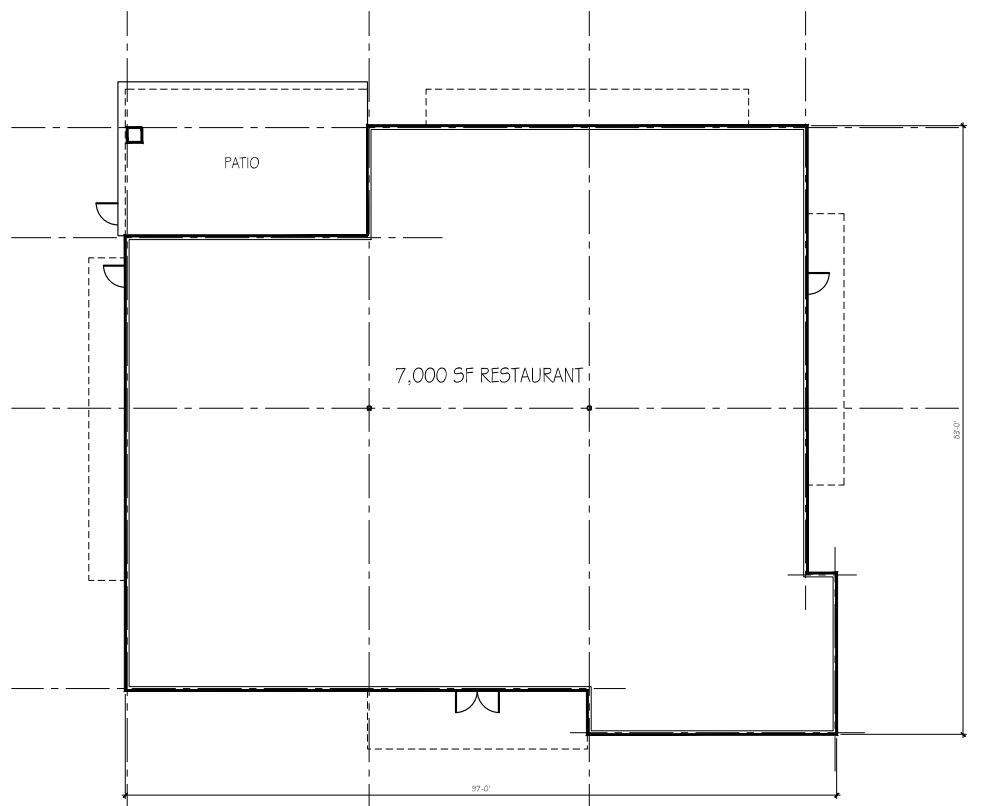
SCALE: 1/8" = 1'-0"

REVISED 6.16.2023 - CITY COMMENTS

CEDAR CREEK - TRACT 1 MXD

ODDO DEVELOPMENT | 01.05.2024





LEVEL 1 ①
SCALE: 1/8" = 1'-0"



ENTRY MONUMENT SIGN ⑤
SCALE: 1/4" = 1'-0"

FINISH SCHEDULE			
SYMBOL	MATERIAL	MANUFACTURER	COLOR / TYPE
CS-1	CAST STONE	MOVIST CAST STONE	TBD
STC-1	GENUINE STUCCO	STO	OFF WHITE - PAINTED
STC-2	GENUINE STUCCO	STO	WESLEY GRAY - PAINTED
STC-3	GENUINE STUCCO	STO	LIGHT GRAY - PAINTED
UP-1	CEMENT FIBERBOARD SIDING	HWDE	LIGHT BROWN/GRAY GRAY
MT-0	METAL	PRESTONE	DARK BRONZE
MF-0	METALCOMPOSITE	TBD	WOODGRAIN COLOR
MF-1	METAL	TBD	PINE-STRIP GARAGE DOOR
MF-2	METALCOMPOSITE ROOF	TBD	DARK BRONZE
SP-1	DISCREET	KAMMEER	DARK BRONZE FRAME
SP-2	APPOINTMENT WINDOWS	TBD	DARK BRONZE FRAME
SV-1	STONE VENEER	TBD	NATURAL STONE COLOR



A200 - APARTMENT ELEVATIONS COLORED

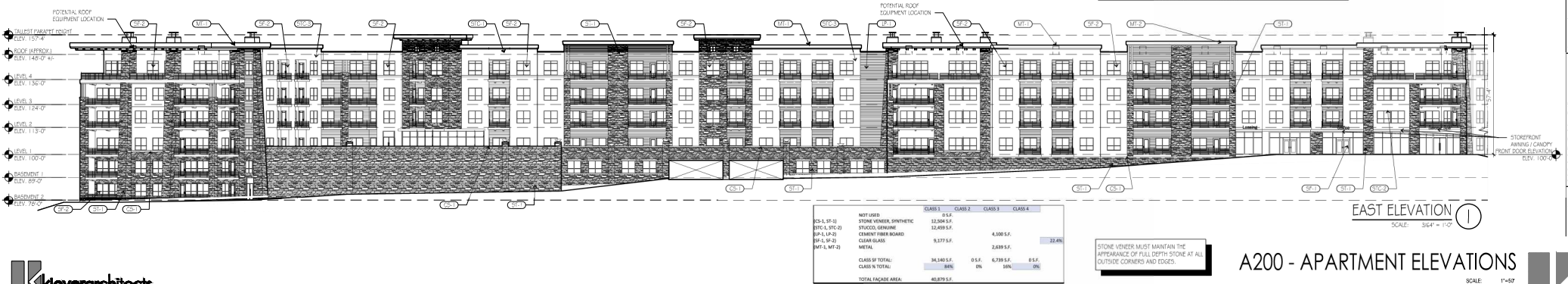
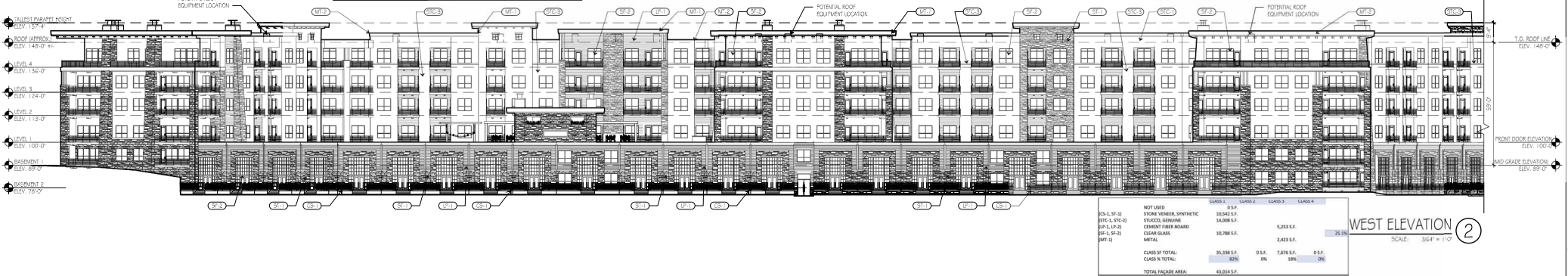
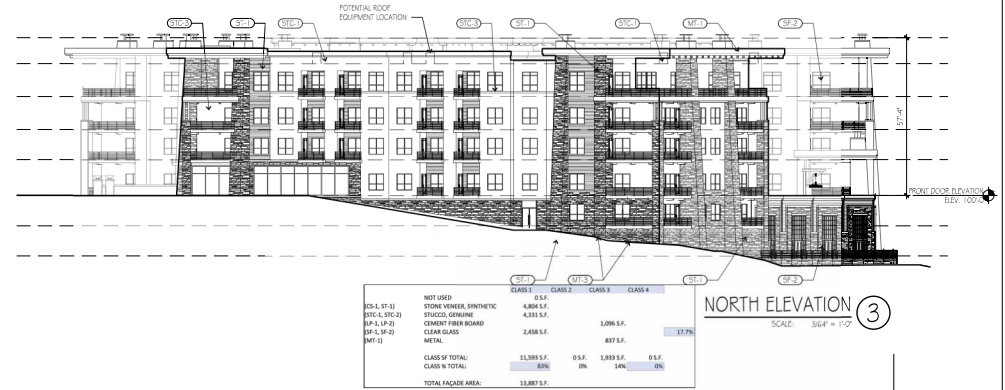
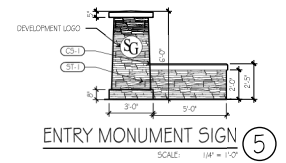
SCALE: 1" = 8'

REVISED 04.29.2024

CEDAR CREEK - TRACT 1 MXD

ODDO DEVELOPMENT | 01.05.2024

FINISH SCHEDULE			
SYMBOL	MATERIAL	MANUFACTURER	COLOR / TYPE
CS-1	CAST STONE	MOVIST CAST STONE	TRD
STC-1	GENUINE STUCCO	STO	OFF WHITE - PAINTED
STC-2	GENUINE STUCCO	STO	VISUAL GRAY - PAINTED
STC-3	GENUINE STUCCO	STO	LIGHT GRAY - PAINTED
LP-1	CONCRETE FIBERBOARD SIDING	FURIDE	LIGHT MICHIGAN GRAY
MT-1	METAL	PRESTIQUE	CHAR. STEAKZ
MT-2	METAL/COMPOSITE	TDO	WOODGRAIN COLOR
MT-3	METAL	TDO	PANHELED SPARKLE DOOR
MT-4	METAL/COMPOSITE ROOF	TDO	CHAR. SHINZ
ST-1	STONEFRONT	KAWNEER	CHAR. STONE FRAME
ST-2	ARMORED WINDOWS	TDO	CHAR. STONE FRAME
ST-3	STONE VENER	TDO	NATURAL STONE COLOR



STONE VENER MUST MAINTAIN THE APPEARANCE OF FULL DEPTH STONE AT ALL OUTSIDE CORNERS AND EDGES.

A200 - APARTMENT ELEVATIONS

SCALE: 1"=5'

REVISED 04.29.2024

CEDAR CREEK - TRACT 1 MXD

ODDO DEVELOPMENT | 01.05.2024

FINISH SCHEDULE			
SYMBOL	MATERIAL	MANUFACTURER	COLOR / TYPE
CS-1	CRIST STONE	MIDWEST CRIST STONE	TRD
STC-1	GENUINE STUCCO	STO	OFF WHITE - PAINTED
STC-2	GENUINE STUCCO	STO	MEDIUM GRAY - PAINTED
STC-3	GENUINE STUCCO	STO	LIGHT GRAY - PAINTED
LP-1	CONCRETE FIBERGLASS SIDING	PARDE	LIGHT BROWN/TAPE GRAY
MT-1	METAL	PRESTIGE	DARK SPENDE
MT-2	METAL/COMPOSITE	TRD	BROWN/BLACK COLORE
MT-3	METAL	TRD	PAINTED GARAGE DOOR
MT-4	METAL/COMPOSITE ROOF	TRD	DARK SPENDE
SF-1	STOREFRONT	KAWNEER	DARK SPENDE FRAME
SF-2	APPROVED WINDOW	TRD	DARK SPENDE FRAME
ST-1	STONE VENEER	TRD	NATURAL STONE COLOR

TOWNHOME 4 UNIT - WEST ELEVATION						
	50% MIN	CLASS 1	CLASS 2	CLASS 3	5% MAX	CLASS 4
NOT USED						
(CS-1, ST-1)						
STONE VENEER, SYNTHETIC						
STUCCO, GENUINE		840 S.F.				
(SP-1, LP-2)		591 S.F.				
CEMENT FIBER BOARD						
CLEAR GLAZ		255 S.F.			0 S.F.	
(MT-1)						13.9% 10% MIN
METAL & SPANDREL					144 S.F.	
CLASS SF TOTAL:		1,686 S.F.	0 S.F.		144 S.F.	0 S.F.
CLASS % TOTAL:		92%	0%		8%	0%
TOTAL FAÇADE AREA:		1,830 S.F.				

TOWNHOME 4 UNIT - NORTH ELEVATION						
	70% MIN CLASS 1	CLASS 2	CLASS 3	CLASS 4	5% MAX	REQUIRED
NOT USED						
(CS-1, ST-1)	0 S.F.					
(STC-1, STC-2)	565 S.F.					
(LP-1, LP-2)	592 S.F.					
(SF-1, SF-2)	796 S.F.		188 S.F.		33.6% 20% MIN	
(MT-1)			226 S.F.			
METAL & SPANDREL						
CLASS SF TOTAL:	1,953 S.F.	0 S.F.	414 S.F.	0 S.F.		
CLASS % TOTAL:	83%	0%	17%	0%		
TOTAL FAÇADE AREA:	2,367 S.F.					



WEST ELEVATION ④
SCALE: 1/8" = 1'-0"



NORTH ELEVATION ②
SCALE: 1/8" = 1'-0"



EAST ELEVATION ③
SCALE: 1/8" = 1'-0"

TOWNHOME 4 UNIT - EAST ELEVATION						
	70% MIN CLASS 1	CLASS 2	CLASS 3	5% MAX CLASS 4	← REQUIRED ↓	
NOT USED	0 S.F.					
STONE VENEER, SYNTHETIC	740 S.F.					
STUCCO, GENUINE	591 S.F.					
(LP-1, LP-2)			0 S.F.			
(SF-1, SF-2)	370 S.F.				20.2%	20% MIN
METAL & SPANDREL			129 S.F.			
CLASS SF TOTAL:	1,701 S.F.	0 S.F.	129 S.F.	0 S.F.		
CLASS % TOTAL:	93%	0%	7%	0%		
TOTAL FAÇADE AREA:	1,830 S.F.					



SOUTH ELEVATION ①
SCALE: 1/8" = 1'-0"

TOWNHOME 4 UNIT - SOUTH ELEVATION						
	50% MIN	CLASS 1	CLASS 2	CLASS 3	5% MAX	← REQUIRE
NOT USED		0 S.F.				
(CS-1, ST-1)		308 S.F.				
(STC-1, STC-2)		652 S.F.				
(LP-1, LP-2)				321 S.F.		
(SF-1, SF-2)		256 S.F.				14.5% 10% MIN
(MT-1)				226 S.F.		
CLASS SF TOTAL:		1,216 S.F.	0 S.F.	547 S.F.	0 S.F.	
CLASS % TOTAL:		69%	0%	31%	0%	
TOTAL FAÇADE AREA:		1,763 S.F.				

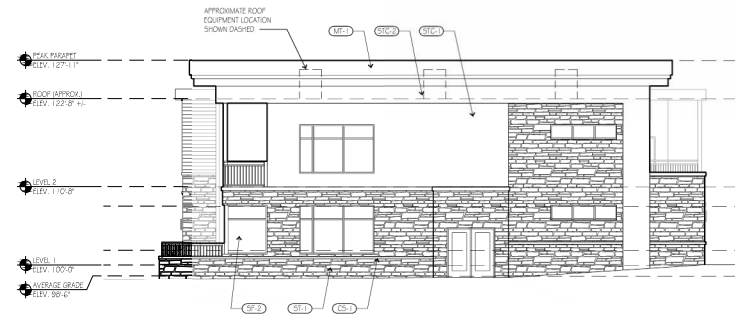
A201 - 4 UNIT TOWNHOME ELEVATIONS

SCALE: 1/8" = 1'-0"

FINISH SCHEDULE			
SYMBOL	MATERIAL	MANUFACTURER	COLOR / TYPE
CS-1	CAST STONE	MIDWEST CAST STONE	TRD
STC-1	GENUINE STUCCO	STO	OFF WHITE - PAINTED
STC-2	GENUINE STUCCO	STO	MIDWEST SPRT. PAINTED
STC-3	GENUINE STUCCO	STO	LIGHT GRAY - PAINTED
LP-1	CEMENT FIBERBOARD SIDING	PARDE	LIGHT BROWN/GRAY GRAY
MT-1	METAL	PRESTIGE	DARK SPENDE
MT-2	METAL/COMPOSITE	TDO	WOODGRAIN COLOE
MT-3	METAL	TDO	PAINTED GARAGE DOOR
SP-1	STORYFRONT	KANVER	DARK BRONZE FRAME
SP-2	APPROVED WINDOW	TDO	DARK BRONZE FRAME
ST-1	STONE VENEER	TRD	NATURAL STONE COLOR

TOWNHOME 4 UNIT - WEST ELEVATION				
	50% MIN	CLASS 2	CLASS 3	5% MAX CLASS 4
NOT USED	0 S.F.			
STONE VENEER, SYNTHETIC (STC-1, STC-2)	840 S.F.			
STUCCO, GENUINE (LP-1, LP-2)	591 S.F.			
CEMENT FIBER BOARD (SF-1, SF-2)	255 S.F.		0 S.F.	
METAL & SPANDREL (MT-1)			144 S.F.	
				13.9% 10% MIN
CLASS SF TOTAL:	1,686 S.F.	0 S.F.	144 S.F.	0 S.F.
CLASS % TOTAL:	92%	0%	8%	0%
TOTAL FAÇADE AREA:	1,830 S.F.			

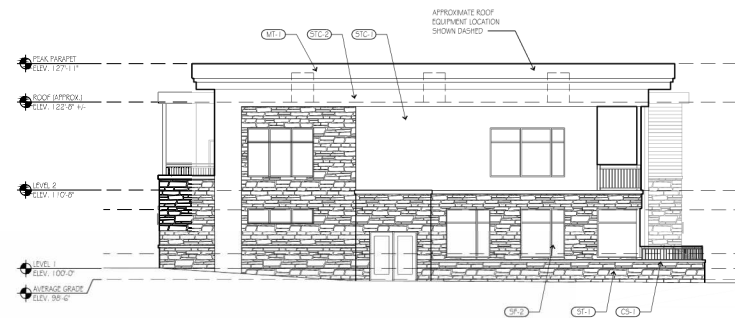
TOWNHOME 4 UNIT - NORTH ELEVATION				
	70% MIN	CLASS 2	CLASS 3	5% MAX CLASS 4
NOT USED	0 S.F.			
STONE VENEER, SYNTHETIC (STC-1, STC-2)	565 S.F.			
STUCCO, GENUINE (LP-1, LP-2)	592 S.F.			
CEMENT FIBER BOARD (SF-1, SF-2)			188 S.F.	
CLEAR GLASS (MT-1)	796 S.F.			
METAL & SPANDREL			226 S.F.	
				33.6% 20% MIN
CLASS SF TOTAL:	1,953 S.F.	0 S.F.	414 S.F.	0 S.F.
CLASS % TOTAL:	83%	0%	17%	0%
TOTAL FAÇADE AREA:	2,367 S.F.			



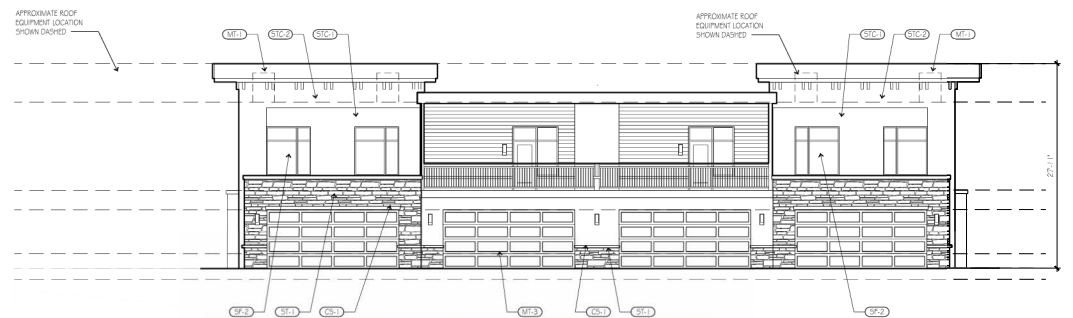
WEST ELEVATION ④
SCALE: 1/8" = 1'-0"



NORTH ELEVATION ②
SCALE: 1/8" = 1'-0"



EAST ELEVATION ③
SCALE: 1/8" = 1'-0"



SOUTH ELEVATION ①
SCALE: 1/8" = 1'-0"

TOWNHOME 4 UNIT - EAST ELEVATION				
	70% MIN	CLASS 2	CLASS 3	5% MAX CLASS 4
NOT USED	0 S.F.			
STONE VENEER, SYNTHETIC (STC-1, STC-2)	740 S.F.			
STUCCO, GENUINE (LP-1, LP-2)	591 S.F.			
CEMENT FIBER BOARD (SF-1, SF-2)	370 S.F.		0 S.F.	
METAL & SPANDREL (MT-1, MT-2)			129 S.F.	
				20.2% 20% MIN
CLASS SF TOTAL:	1,701 S.F.	0 S.F.	129 S.F.	0 S.F.
CLASS % TOTAL:	93%	0%	7%	0%
TOTAL FAÇADE AREA:	1,830 S.F.			

TOWNHOME 4 UNIT - SOUTH ELEVATION				
	50% MIN	CLASS 2	CLASS 3	5% MAX CLASS 4
NOT USED	0 S.F.			
STONE VENEER, SYNTHETIC (STC-1, STC-2)	308 S.F.			
STUCCO, GENUINE (LP-1, LP-2)	652 S.F.			
CEMENT FIBER BOARD (SF-1, SF-2)	256 S.F.		321 S.F.	
METAL & SPANDREL (MT-1)			226 S.F.	
				14.5% 10% MIN
CLASS SF TOTAL:	1,216 S.F.	0 S.F.	547 S.F.	0 S.F.
CLASS % TOTAL:	69%	0%	31%	0%
TOTAL FAÇADE AREA:	1,763 S.F.			

A201 - 4 UNIT TOWNHOME ELEVATIONS

SCALE: 1/8" = 1'-0"

FINISH SCHEDULE

SYMBOL	MATERIAL	MANUFACTURER	COLOR / TYPE
CS-1	CRACK STONE	MIDWEST CRACK STONE	TRD
STC-1	STUCCO	STO	OFF WHITE - PAINTED
STC-2	STUCCO	STO	MEDIUM GRAY - PAINTED
STC-3	STUCCO	STO	LIGHT GRAY - PAINTED
LP-1	CONCRETE FIBERBOARD SIDING	PARDE	LIGHT BROWN/WHY GRAY
MT-1	METAL	PRESTIGE	DARK SPENDE
MT-2	METAL/COMPOSITE	TRD	WOODGRAIN COLOR
MT-3	METAL	TRD	PAINTED GARAGE DOOR
MT-4	METAL/COMPOSITE ROOF	TRD	DARK SPENDE
SF-1	STOREFRONT	KAWNEER	DARK SPENDE FRAME
SF-2	APARTMENT WINDOW	TRD	DARK SPENDE FRAME
ST-1	STONE VENEER	TRD	NATURAL STONE COLOR

TOWNHOME 6 UNIT - EAST ELEVATION					
	70% MIN CLASS 1	CLASS 2	CLASS 3	5% MAX CLASS 8	REQUIRED
	NOT USED				
(CS-1, ST-1)	STONE VENEER, SYNTHETIC	740 S.F.			
(STC-1, STC-2)	STUCCO, GENUINE	591 S.F.			
(LP-1, LP-2)	CEMENT FIBER BOARD		0 S.F.		
(SF-1, SF-2)	CLEAR GLASS	370 S.F.			20.2% 20% MIN
(MT-1, MT-2)	METAL & SPANDREL		129 S.F.		
CLASS SF TOTAL:	1,701 S.F.	0 S.F.	129 S.F.	0 S.F.	
CLASS % TOTAL:	93%	0%	7%	0%	
TOTAL FAÇADE AREA:	1,830 S.F.				

TOWNHOME 6 UNIT - NORTH ELEVATION					
	50% MIN	CLASS 1	CLASS 2	CLASS 3	5% MAX
(CS-1, ST-1)	NOT USED	0 S.F.			
(STC-1, STC-2)	STONE VENEER, SYNTHETIC	664 S.F.			
(LP-1, LP-2)	STUCCO, GENUINE	1,022 S.F.			
(SF-1, SF-2)	CEMENT FIBER BOARD			385 S.F.	
(MT-1)	CLEAR GLASS	461 S.F.			
	METAL & SPANDREL			471 S.F.	
CLASS SF TOTAL:	2,147 S.F.	0 S.F.		856 S.F.	0 S.F.
CLASS % TOTAL:	71%	0%		29%	0%
TOTAL FAÇADE AREA:	3,003 S.F.				

EAST ELEVATION ④
SCALE: 1/8" = 1'-0"NORTH ELEVATION ②
SCALE: 1/8" = 1'-0"WEST ELEVATION ③
SCALE: 1/8" = 1'-0"SOUTH ELEVATION ①
SCALE: 1/8" = 1'-0"

TOWNHOME 6 UNIT - WEST ELEVATION					
	50% MIN	CLASS 1	CLASS 2	CLASS 3	5% MAX CLASS 4
	NOT USED	0 S.F.			
(CS-1, ST-1)	STONE VENEER, SYNTHETIC	840 S.F.			
(STC-1, STC-2)	STUCCO, GENUINE	591 S.F.			
(LP-1, LP-2)	CEMENT FIBER BOARD	255 S.F.		0 S.F.	
(SF-1, SF-2)	CLEAR GLASS				13.9% 10% MIN
(MT-1)	METAL & SPANDREL			144 S.F.	
CLASS SF TOTAL:	1,686 S.F.	0 S.F.	144 S.F.	0 S.F.	
CLASS % TOTAL:	92%	0%	8%	0%	
TOTAL FAÇADE AREA:	1,830 S.F.				

TOWNHOME 6 UNIT - SOUTH ELEVATION						
		70% MIN CLASS 1	CLASS 2	CLASS 3	5% MAX CLASS 4	← REQUIRE ↓
(CS-1, ST-1)	NOT USED	0 S.F.				
(STC-1, STC-2)	STONE VENEER, SYNTHETIC	728 S.F.				
(LP-1, LP-2)	STUCCO, GENUINE	1,173 S.F.				
(SF-1, SF-2)	CEMENT FIBER BOARD	1,769 S.F.		226 S.F.		42.8% 20% MIN
(MT-1)	CLEAR GLASS			237 S.F.		
	METAL & SPANDREL					
CLASS SF TOTAL:		3,670 S.F.	0 S.F.	463 S.F.	0 S.F.	
CLASS % TOTAL:		89%	0%	11%	0%	
TOTAL FAÇADE AREA:		4,133 S.F.				

A202 - 6 UNIT TOWNHOME ELEVATIONS

SCALE: 1/8" = 1'-0"

REVISED 6.16.2023 - CITY COMMENTS

CEDAR CREEK - TRACT 1 MXD

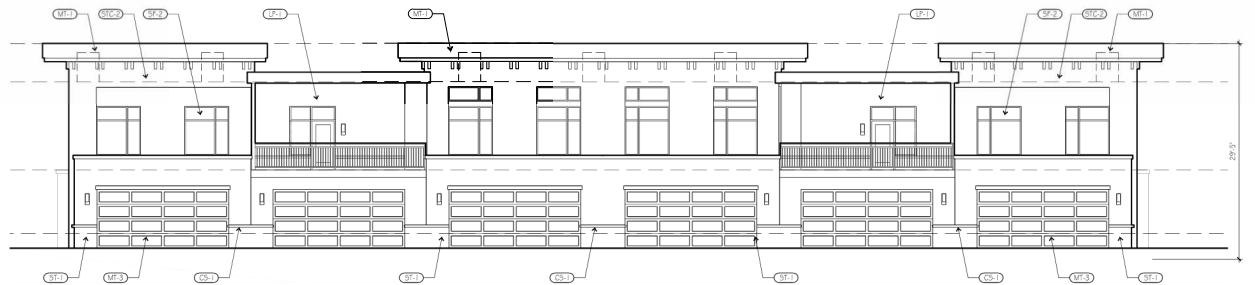
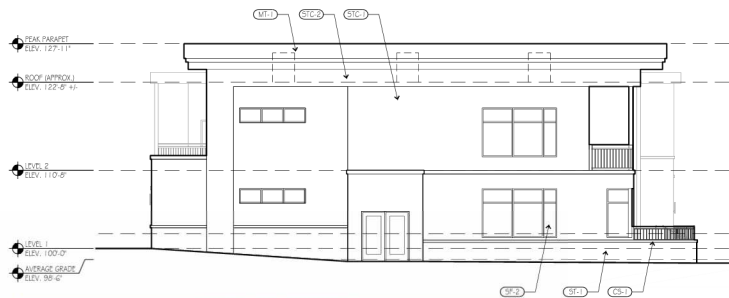
ODDO DEVELOPMENT | 01.05.2024

FINISH SCHEDULE

SYMBOL	MATERIAL	MANUFACTURER	COLOR / TYPE
CS-1	GRAY STONE	MIDWEST EAST STONE	TRD
STC-1	GRANITE STUCCO	STD	OFF WHITE - PAINTED
STC-2	GRANITE STUCCO	STD	MIDWEST SHIP - PAINTED
STC-3	GRANITE STUCCO	STD	LIGHT GRAY - PAINTED
LP-1	CONCRETE FIBERBOARD SIDING	PARADE	LIGHT BROWN/WHEN GRAY
MT-1	METAL	PRESTIGE	DARK SPENDE
MT-2	METAL/COMPOSITE	TRD	WOODGRAIN COLOR
MT-3	METAL	TRD	PANHELED GARAGE DOOR
MT-4	METAL/COMPOSITE ROOF	TRD	DARK BRONZE
SF-1	STOREFRONT	KAWNEER	DARK BRONZE FRAME
SF-2	APARTMENT WINDOW	TRD	DARK BRONZE FRAME
ST-1	STONE VENEER	TRD	NATURAL STONE COLOR

TOWNHOME 6 UNIT - EAST ELEVATION						
	70% MIN CLASS 1	CLASS 2	CLASS 3	5% MAX CLASS 4	← REQUIRED ↓	
(CS-1, ST-1)	NOT USED					
(STC-1, STC-2)	STONE VENEER, SYNTHETIC	740 S.F.				
(LP-1, LP-2)	STUCCO, GENUINE	591 S.F.				
(SF-1, SF-2)	CEMENT FIBER BOARD		0 S.F.			
(MT-1, MT-2)	METAL & SPANDREL	370 S.F.			20.2%	20% MIN
			129 S.F.			
CLASS SF TOTAL:	1,701 S.F.	0 S.F.	129 S.F.	0 S.F.		
CLASS % TOTAL:	93%	0%	7%	0%		
TOTAL FAÇADE AREA:	1,830 S.F.					

TOWNHOME 6 UNIT - NORTH ELEVATION						
	50% MIN	CLASS 1	CLASS 2	CLASS 3	5% MAX	CLASS 4
(CS-1, ST-1)	NOT USED	0 S.F.				
(STC-1, STC-2)	STONE VENEER, SYNTHETIC	664 S.F.				
(LP-1, LP-2)	STUCCO, GENUINE	1,022 S.F.				
(SF-1, SF-2)	CEMENT FIBER BOARD			385 S.F.		
(MT-1)	CLEAR GLASS	461 S.F.				15.4% 10% MIN
	METAL & SPANDREL			473 S.F.		
CLASS SF TOTAL:		2,147 S.F.	0 S.F.		856 S.F.	0 S.F.
CLASS % TOTAL:		71%	0%		29%	0%
TOTAL FAÇADE AREA:		3,003 S.F.				

EAST ELEVATION ④
SCALE: 1/8" = 1'-0"NORTH ELEVATION ②
SCALE: 1/8" = 1'-0"WEST ELEVATION ③
SCALE: 1/8" = 1'-0"SOUTH ELEVATION ①
SCALE: 1/8" = 1'-0"

TOWNHOME 6 UNIT - WEST ELEVATION							
	50% MIN	CLASS 1	CLASS 2	CLASS 3	5% MAX	CLASS 4	REQUIRED
(CS-1, ST-1)	NOT USED	0 S.F.					
(STC-1, STC-2)	STONE VENEER, SYNTHETIC	840 S.F.					
(LP-1, LP-2)	STUCCO, GENUINE	591 S.F.					
(SF-1, SF-2)	CEMENT FIBER BOARD	255 S.F.		O.S.F.			
(MT-1)	CLEAR GLASS						13.9% 10% MIN
	METAL & SPANDREL						
							144 S.F.
CLASS SF TOTAL:	1,686 S.F.		O.S.F.	144 S.F.	O.S.F.		
CLASS % TOTAL:	92%		0%	8%	0%		
TOTAL FAÇADE AREA:	1,830 S.F.						

TOWNHOME 6 UNIT - SOUTH ELEVATION						
	70% MIN CLASS 1	CLASS 2	CLASS 3	5% MAX CLASS 4	← REQUIRE ↓	
NOT USED		O.S.F.				
(CS-1, ST-1)	STONE VENEER, SYNTHETIC	728 S.F.				
(STC-1, STC-2)	STUCCO, GENUINE	1,173 S.F.				
(LP-1, LP-2)	CEMENT FIBER BOARD	1,769 S.F.		226 S.F.		
(SF-1, SF-2)	CLEAR GLASS					42.8% 20% MIN
(MT-1)	METAL & SPANDREL		237 S.F.			
CLASS SF TOTAL:	3,670 S.F.	O.S.F.	463 S.F.	O.S.F.		
CLASS % TOTAL:	89%	0%	11%	0%		
TOTAL FAÇADE AREA:	4,133 S.F.					

A202 - 6 UNIT TOWNHOME ELEVATIONS

SCALE: 1/8" = 1'-0"

REVISED 6.16.2023 - CITY COMMENTS

CEDAR CREEK - TRACT 1 MXD

ODDO DEVELOPMENT | 01.05.2024

FINISH SCHEDULE			
SYMBOL	MATERIAL	MANUFACTURER	COLOR / TYPE
CS-1	CAST STONE	MIDWEST CAST STONE	TRU
SEC-1	SEALING STUCCO	STD	OPT WHITE - PAINTED
SEC-2	SEALING STUCCO	STD	VICTOR GRAY - PAINTED
SEC-3	SEALING STUCCO	STD	LIGHT GRAY - PAINTED
LT-1	CONCRETE FIBERGLASS SIDING	PARADE	LIGHT BROWN/WHY GRAY
MT-1	METAL	PRESTIGE	CHARLIE SHACKLE
MT-2	METAL/COMPOSITE	TRC	HUGOBONN COLOR
MT-3	METAL	TRC	PANELLER GARAGE COLOR
MT-4	METAL/COMPOSITE ROOF	TRC	CHARLIE SHACKLE
SP-1	STOREFRONT	KAWNEER	CHARLIE SHACKLE FRAME
SP-2	APPROXIMATE WINDOW	TRC	CHARLIE SHACKLE FRAME
ST-1	STONE VENEER	TRC	NATURAL STONE COLOR



EAST ELEVATION ④
SCALE: 1/8" = 1'-0"



NORTH ELEVATION ②
SCALE: 1/8" = 1'-0"



WEST ELEVATION ③
SCALE: 1/8" = 1'-0"



SOUTH ELEVATION ①
SCALE: 1/8" = 1'-0"

A203 - RETAIL/OFFICE ELEVATIONS

SCALE: 1/8" = 1'-0"

REVISED 04.19.2024

CEDAR CREEK - TRACT 1 MXD |

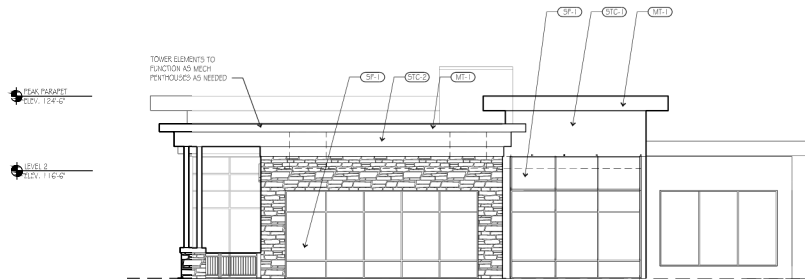
ODDO DEVELOPMENT | 01.05.2024

23194.001 | ODDO DEVELOPMENT

FINISH SCHEDULE			
SYMBOL	MATERIAL	MANUFACTURER	COLOR / TYPE
CS-1	CAST STONE	MIDWEST CAST STONE	TRD
STC-1	GRANITE STUCCO	STD	OFF WHITE - PAINTED
STC-2	GRANITE STUCCO	STD	MIDWAY GRAY - PAINTED
STC-3	GRANITE STUCCO	STD	LIGHT GRAY - PAINTED
LP-1	CONCRETE FIBERBOARD SIDING	PARADE	LIGHT BROWN/WHY GRAY
MT-1	METAL	PRESTIGE	DARK BRONZE
MT-2	METAL/COMPOSITE	TRD	WOODGRAIN COLOR
MT-3	METAL	TRD	PANEELED GARAGE DOOR
MT-4	METAL/COMPOSITE ROOF	TRD	DARK BRONZE
SF-1	STOREFRONT	KAWNEER	DARK BRONZE FRAME
SF-2	APPROVED WINDOW	TRD	DARK BRONZE FRAME
ST-1	STONE VENEER	TRD	NATURAL STONE COLOR

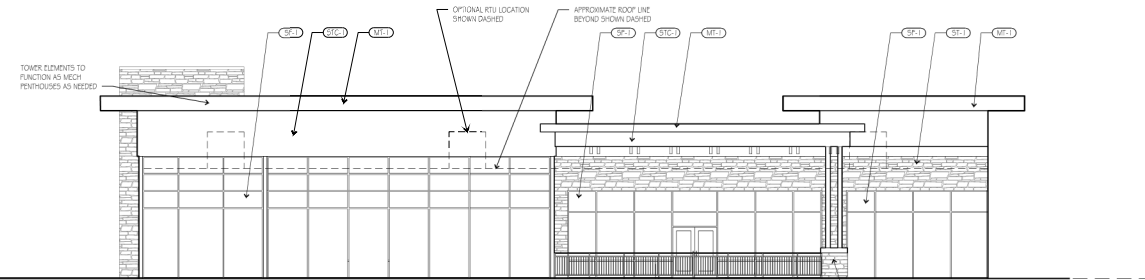
RETAIL/OFFICE - EAST ELEVATION					
	70% MIN	CLASS 1	CLASS 2	CLASS 3	CLASS 4
NOT USED					
STONE VENEER, SYNTHETIC	0 S.F.				
STUCCO, GENUINE	587 S.F.				
CEMENT FIBER BOARD	780 S.F.				
CLEAR GLASS		1,350 S.F.			
METAL & SPANDREL			521 S.F.		
CLASS SF TOTAL:	2,717 S.F.		0 S.F.	521 S.F.	0 S.F.
CLASS % TOTAL:	84%		0%	16%	0%
TOTAL FAÇADE AREA:	3,238 S.F.				

RETAIL/OFFICE - NORTH ELEVATION					
	70% MIN	CLASS 1	CLASS 2	CLASS 3	CLASS 4
NOT USED					
STONE VENEER, SYNTHETIC	0 S.F.				
STUCCO, GENUINE	1,402 S.F.				
CEMENT FIBER BOARD	1,631 S.F.				
CLEAR GLASS	2,973 S.F.				
METAL & SPANDREL				686 S.F.	
CLASS SF TOTAL:	6,006 S.F.		0 S.F.	686 S.F.	0 S.F.
CLASS % TOTAL:	90%		0%	10%	0%
TOTAL FAÇADE AREA:	6,692 S.F.				



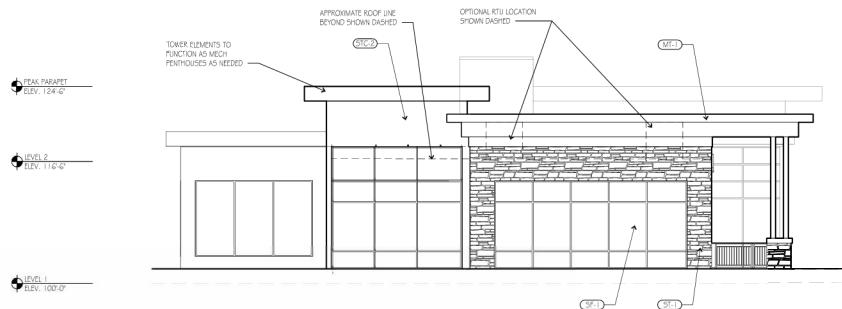
REQUIRED 70% STOREFRONT TRANSPARENCY
EAST ELEV.
Area between 2 - 8 feet above sidewalk 493 sf x .7 = 345 sf
Transparency provided: 345 sf = 345 sf

EAST ELEVATION ④
SCALE: 1/8" = 1'-0"

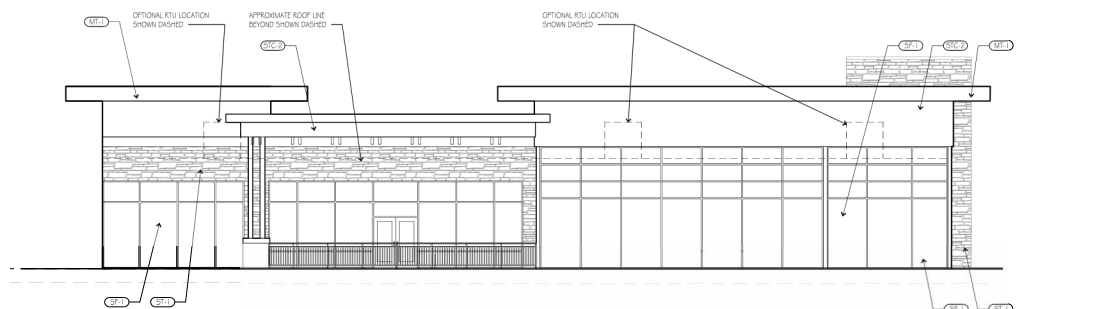


REQUIRED 70% STOREFRONT TRANSPARENCY
NORTH ELEV.
Area between 2 - 8 feet above sidewalk 1,033 sf x .7 = 723 sf
Transparency provided: 725 sf > 723 sf

NORTH ELEVATION ②
SCALE: 1/8" = 1'-0"



WEST ELEVATION ③
SCALE: 1/8" = 1'-0"



SOUTH ELEVATION ①
SCALE: 1/8" = 1'-0"

RETAIL/OFFICE - WEST ELEVATION					
	50% MIN	CLASS 1	CLASS 2	CLASS 3	CLASS 4
NOT USED					
STONE VENEER, SYNTHETIC	0 S.F.				
STUCCO, GENUINE	624 S.F.				
CEMENT FIBER BOARD	620 S.F.				
CLEAR GLASS		1,313 S.F.			
METAL & SPANDREL				476 S.F.	
CLASS SF TOTAL:	2,557 S.F.		0 S.F.	476 S.F.	0 S.F.
CLASS % TOTAL:	84%		0%	16%	0%
TOTAL FAÇADE AREA:	3,033 S.F.				

RETAIL/OFFICE - SOUTH ELEVATION					
	50% MIN	CLASS 1	CLASS 2	CLASS 3	CLASS 4
NOT USED					
STONE VENEER, SYNTHETIC	0 S.F.				
STUCCO, GENUINE	1,728 S.F.				
CEMENT FIBER BOARD	681 S.F.				
CLEAR GLASS				0 S.F.	
METAL & SPANDREL				969 S.F.	
CLASS SF TOTAL:	6,135 S.F.		0 S.F.	969 S.F.	0 S.F.
CLASS % TOTAL:	86%		0%	14%	0%
TOTAL FAÇADE AREA:	7,104 S.F.				

A203 - RETAIL/OFFICE ELEVATIONS

SCALE: 1/8" = 1'-0"

REVISED 6.16.2023 - CITY COMMENTS

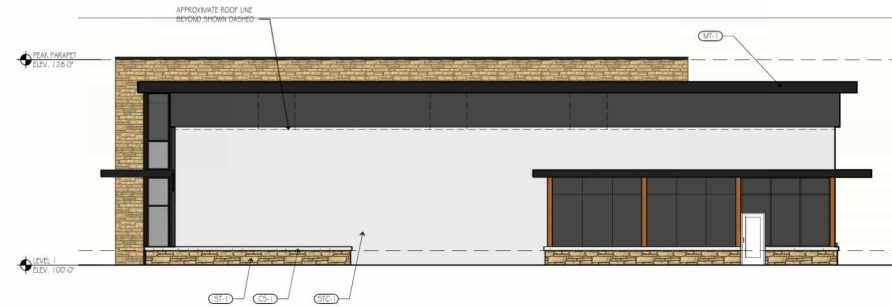
CEDAR CREEK - TRACT 1 MXD

ODDO DEVELOPMENT | 01.05.2024

FINISH SCHEDULE			
SYMBOL	MATERIAL	MANUFACTURER	COLOR / TYPE
CS-1	CAST STONE	MIDWEST CAST STONE	TRD
STC-1	GRANITE STUCCO	STD	OFF WHITE - PAINTED
STC-2	GRANITE STUCCO	STD	MEDIUM GRAY - PAINTED
STC-3	GRANITE STUCCO	STD	LIGHT GRAY - PAINTED
LP-1	CONCRETE FIBERBOARD SIDING	PARDE	LIGHT BROWN/WHEN GRAY
MT-1	METAL	PRESTIGE	DARK BRONZE
MT-2	METAL/COMPOSITE	TRD	WOODGRAIN COLOR
MT-3	METAL	TRD	PAVING GARAGE DOOR
MT-4	METAL/COMPOSITE ROOF	TRD	DARK BRONZE
SF-1	STOREFRONT	WAINNER	DARK BRONZE FRAME
SF-2	APARTMENT WINDOW	TRD	DARK BRONZE FRAME
ST-1	STONE VENEER	TRD	NATURAL STONE COLOR

RETAIL/REST. (CORNER LOT) - EAST ELEVATION				
	70% MIN CLASS 1	CLASS 2	CLASS 3	5% MAX CLASS 4
NOT USED	0 S.F.			
STONE VENEER, SYNTHETIC	103 S.F.			
STUCCO, GENUINE	1,809 S.F.			
CEMENT FIBER BOARD			0 S.F.	
CLEAR GLASS	237 S.F.			10.0% 10% MIN
METAL			204 S.F.	
CLASS SF TOTAL:	2,149 S.F.	0 S.F.	204 S.F.	0 S.F.
CLASS % TOTAL:	91%	0%	9%	0%
TOTAL FAÇADE AREA:	2,363 S.F.			

RETAIL/REST. (CORNER LOT) - NORTH ELEVATION				
	70% MIN CLASS 1	CLASS 2	CLASS 3	5% MAX CLASS 4
NOT USED	0 S.F.			
STONE VENEER, SYNTHETIC	263 S.F.			
STUCCO, GENUINE	1,069 S.F.			
CEMENT FIBER BOARD			0 S.F.	
CLEAR GLASS	746 S.F.			30.9% 20% MIN
METAL			333 S.F.	
CLASS SF TOTAL:	2,078 S.F.	0 S.F.	333 S.F.	0 S.F.
CLASS % TOTAL:	86%	0%	14%	0%
TOTAL FAÇADE AREA:	2,411 S.F.			

EAST ELEVATION ④
SCALE: 1/8" = 1'-0"

REQUIRED 70% STOREFRONT TRANSPARENCY NORTH ELEV.
Area between 2 - 8 feet above sidewalk 563 sf x .7 = 408 sf
Transparency provided 414 sf > 408 sf

NORTH ELEVATION ②
SCALE: 1/8" = 1'-0"WEST ELEVATION ③
SCALE: 1/8" = 1'-0"

REQUIRED 70% STOREFRONT TRANSPARENCY WEST ELEV.
Area between 2 - 8 feet above sidewalk 416 sf x .7 = 291 sf
Transparency provided 293 sf > 291 sf

SOUTH ELEVATION ①
SCALE: 1/8" = 1'-0"

A204 - SINGLE STORY RETAIL ELEVATIONS

SCALE: 1/8" = 1'-0"

REVISED 6.16.2023 - CITY COMMENTS

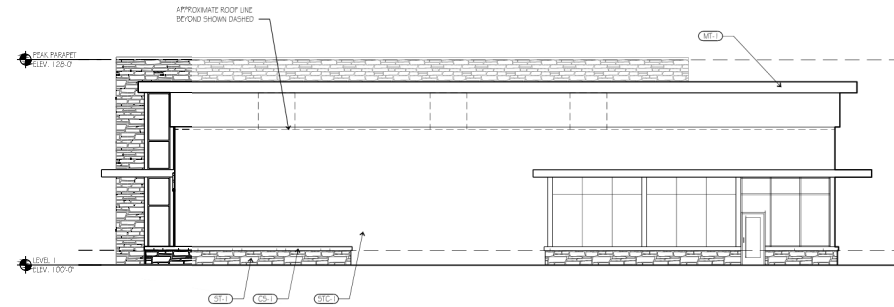
CEDAR CREEK - TRACT 1 MXD |

ODDO DEVELOPMENT | 01.05.2024

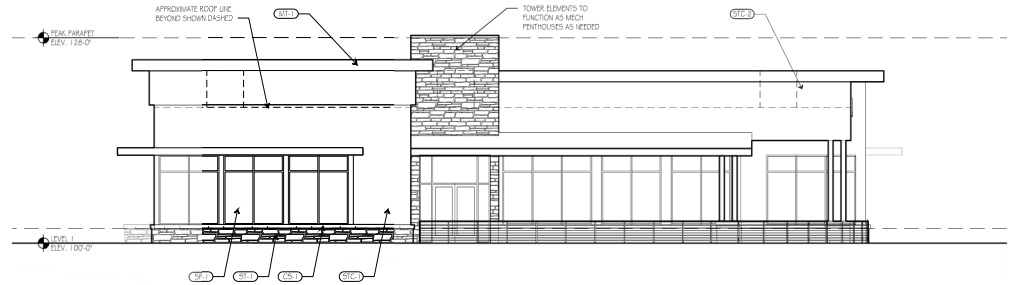
FINISH SCHEDULE			
SYMBOL	MATERIAL	MANUFACTURER	COLOR / TYPE
CS-1	CAST STONE	MIDWEST CAST STONE	TBD
STC-1	GRANITE STUCCO	STD	OFF WHITE - PAINTED
STC-2	GRANITE STUCCO	STD	MEDIUM GRAY - PAINTED
STC-3	GRANITE STUCCO	STD	LIGHT GRAY - PAINTED
LP-1	CONCRETE FIBERBOARD SIDING	PARADE	LIGHT BROWN/WHY GRAY
MT-1	METAL	PRESTIGE	DARK BRONZE
MT-2	METAL/COMPOSITE	TDC	WOODGRAIN COLOR
MT-3	METAL	TDC	PAVING GARAGE DOOR
MT-4	METAL/COMPOSITE ROOF	TDC	DARK BRONZE
SF-1	STOREFRONT	KAHNER	DARK BRONZE FRAME
SF-2	APARTMENT WINDOW	TDC	DARK BRONZE FRAME
ST-1	STONE VENEER	TDC	NATURAL STONE COLOR

RETAIL/REST. (CORNER LOT) - EAST ELEVATION					
	70% MIN	CLASS 1	CLASS 2	CLASS 3	5% MAX CLASS 4
NOT USED	0 S.F.				
STONE VENEER, SYNTHETIC	103 S.F.				
STUCCO, GENUINE	1,809 S.F.				
CEMENT FIBER BOARD					
CLEAR GLASS	237 S.F.		0 S.F.		10.0% 10% MIN
METAL			204 S.F.		
CLASS SF TOTAL:	2,149 S.F.	0 S.F.			0 S.F.
CLASS % TOTAL:	91%	0%	9%		0%
TOTAL FAÇADE AREA:	2,363 S.F.				

RETAIL/REST. (CORNER LOT) - NORTH ELEVATION					
	70% MIN	CLASS 1	CLASS 2	CLASS 3	5% MAX CLASS 4
NOT USED	0 S.F.				
STONE VENEER, SYNTHETIC	263 S.F.				
STUCCO, GENUINE	1,069 S.F.				
CEMENT FIBER BOARD					
CLEAR GLASS	746 S.F.		0 S.F.		30.9% 20% MIN
METAL			333 S.F.		
CLASS SF TOTAL:	2,078 S.F.	0 S.F.			0 S.F.
CLASS % TOTAL:	86%	0%	14%		0%
TOTAL FAÇADE AREA:	2,411 S.F.				

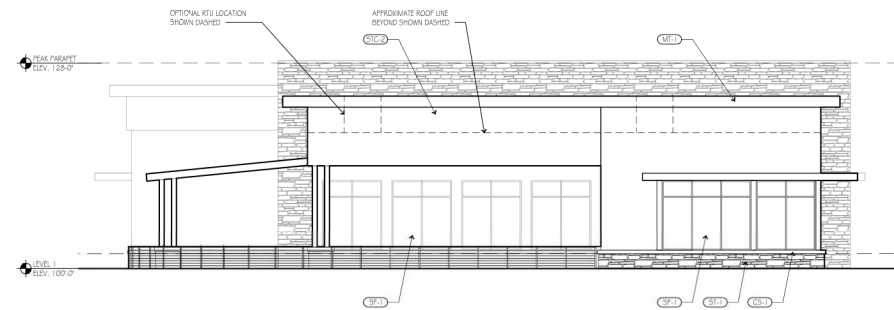


EAST ELEVATION ④
SCALE: 1/8" = 1'-0"



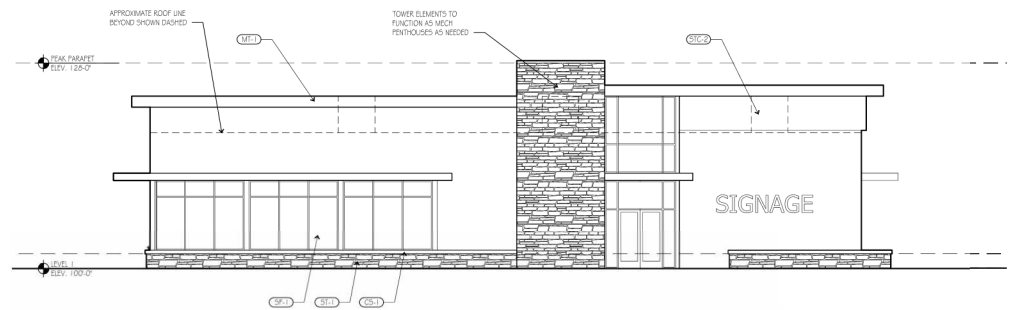
NORTH ELEVATION ②
SCALE: 1/8" = 1'-0"

REQUIRED 70% STOREFRONT TRANSPARENCY NORTH ELEV.
Area between 2 - 8 feet above sidewalk 563 sf x .7 = 408 sf
Transparency provided 414 sf > 408 sf



WEST ELEVATION ③
SCALE: 1/8" = 1'-0"

REQUIRED 70% STOREFRONT TRANSPARENCY WEST ELEV.
Area between 2 - 8 feet above sidewalk 416 sf x .7 = 291 sf
Transparency provided 293 sf > 291 sf



SOUTH ELEVATION ①
SCALE: 1/8" = 1'-0"

RETAIL/REST. (CORNER LOT) - WEST ELEVATION					
	70% MIN	CLASS 1	CLASS 2	CLASS 3	5% MAX CLASS 4
NOT USED	0 S.F.				
STONE VENEER, SYNTHETIC	71 S.F.				
STUCCO, GENUINE	900 S.F.				
CEMENT FIBER BOARD					
CLEAR GLASS	500 S.F.		10 S.F.		30.3% 20% MIN
METAL			170 S.F.		
CLASS SF TOTAL:	1,471 S.F.	0 S.F.	180 S.F.		0 S.F.
CLASS % TOTAL:	89%	0%	11%		0%
TOTAL FAÇADE AREA:	1,651 S.F.				

RETAIL/REST. (CORNER LOT) - NORTH ELEVATION					
	70% MIN	CLASS 1	CLASS 2	CLASS 3	5% MAX CLASS 4
NOT USED	0 S.F.				
STONE VENEER, SYNTHETIC	263 S.F.				
STUCCO, GENUINE	1,069 S.F.				
CEMENT FIBER BOARD					
CLEAR GLASS	746 S.F.		0 S.F.		30.9% 20% MIN
METAL			333 S.F.		
CLASS SF TOTAL:	2,078 S.F.	0 S.F.			0 S.F.
CLASS % TOTAL:	86%	0%	14%		0%
TOTAL FAÇADE AREA:	2,411 S.F.				

A204 - SINGLE STORY RETAIL ELEVATIONS

SCALE: 1/8" = 1'-0"

REVISED 6.16.2023 - CITY COMMENTS

CEDAR CREEK - TRACT 1 MXD

ODDO DEVELOPMENT | 01.05.2024

FINISH SCHEDULE

SYMBOL	MATERIAL	MANUFACTURER	COLOR / TYPE
CS-1	CRACK STONE	MIDWEST CRACK STONE	TRU
STC-1	STUCCO	STO	OFF WHITE - PAINTED
STC-2	STUCCO	STO	MEDIUM GRAY - PAINTED
STC-3	STUCCO	STO	LIGHT GRAY - PAINTED
LP-1	CONCRETE FIBERBOARD SIDING	PARDE	LIGHT BROWN/ARMY GRAY
MT-1	METAL	PRESTIGE	DARK BRONZE
MT-2	METAL/COMPOSITE	TDO	WOODGRAIN COLOR
MT-3	METAL	TDO	PANELIZED GARAGE DOOR
MT-4	METAL/COMPOSITE ROOF	TDO	DARK BRONZE
SF-1	STOREFRONT	RAINER	DARK BRONZE FRAME
SF-2	APPROVED WINDOW	TDO	DARK BRONZE FRAME
ST-1	STONE VENEER	TDO	NATURAL STONE COLOR

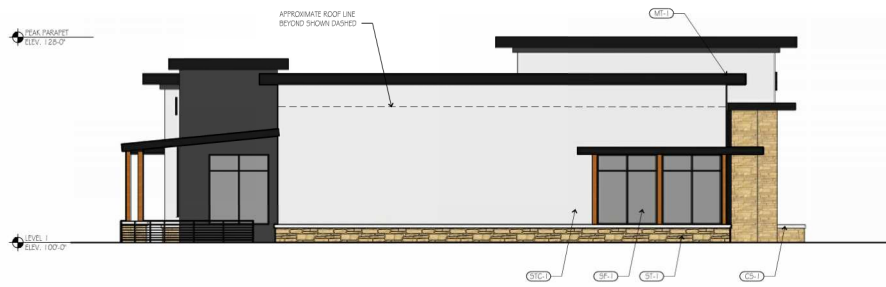
RETAIL/REST - EAST ELEVATION				
	50% MIN	CLASS 2	CLASS 3	5% MAX CLASS 4
(CS-1, ST-1)	0 S.F.			
(STC-1, STC-2)	452 S.F.			
(LP-1, LP-2)	1,237 S.F.			
(SF-1, SF-2)	215 S.F.		10 S.F.	10.1% 10% MIN
(MT-1, MT-2)			206 S.F.	
CLASS SF TOTAL:	1,904 S.F.	0 S.F.	216 S.F.	0 S.F.
CLASS % TOTAL:	90%	0%	10%	0%
TOTAL FAÇADE AREA:	2,120 S.F.			

EAST ELEVATION ④
SCALE: 1/8" = 1'-0"

RETAIL/REST - NORTH ELEVATION				
	70% MIN	CLASS 2	CLASS 3	5% MAX CLASS 4
(CS-1, ST-1)	0 S.F.			
(STC-1, STC-2)	91 S.F.			
(LP-1, LP-2)	1,176 S.F.			
(SF-1, SF-2)	637 S.F.		0 S.F.	28.4% 20% MIN
(MT-1)			341 S.F.	
CLASS SF TOTAL:	1,904 S.F.	0 S.F.	341 S.F.	0 S.F.
CLASS % TOTAL:	85%	0%	15%	0%
TOTAL FAÇADE AREA:	2,245 S.F.			

NORTH ELEVATION ②
SCALE: 1/8" = 1'-0"

REQUIRED 70% STOREFRONT TRANSPARENCY NORTH ELEV.
Area between 2 - 8 feet above sidewalk 520 sf x .7 = 364 sf
Transparency provided 384 sf > 364 sf

WEST ELEVATION ③
SCALE: 1/8" = 1'-0"

RETAIL/REST - WEST ELEVATION				
	50% MIN	CLASS 2	CLASS 3	5% MAX CLASS 4
(CS-1, ST-1)	0 S.F.			
(STC-1, STC-2)	153 S.F.			
(LP-1, LP-2)	877 S.F.			
(SF-1, SF-2)	150 S.F.		0 S.F.	10.5% 10% MIN
(MT-1)			246 S.F.	
CLASS SF TOTAL:	1,180 S.F.	0 S.F.	246 S.F.	0 S.F.
CLASS % TOTAL:	83%	0%	17%	0%
TOTAL FAÇADE AREA:	1,426 S.F.			

SOUTH ELEVATION ①
SCALE: 1/8" = 1'-0"

RETAIL/REST - SOUTH ELEVATION				
	50% MIN	CLASS 2	CLASS 3	5% MAX CLASS 4
(CS-1, ST-1)	0 S.F.			
(STC-1, STC-2)	563 S.F.			
(LP-1, LP-2)	937 S.F.			
(SF-1, SF-2)	595 S.F.		0 S.F.	24.5% 10% MIN
(MT-1)			335 S.F.	
CLASS SF TOTAL:	2,095 S.F.	0 S.F.	335 S.F.	0 S.F.
CLASS % TOTAL:	86%	0%	14%	0%
TOTAL FAÇADE AREA:	2,430 S.F.			

A205 - SINGLE STORY RETAIL ELEVATIONS

SCALE: 1/8" = 1'-0"

REVISED 04.29.2024

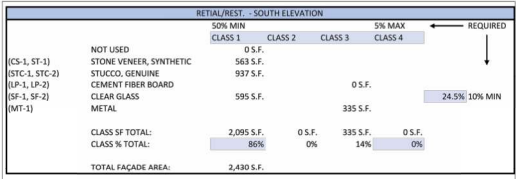
CEDAR CREEK - TRACT 1 MXD |

ODDO DEVELOPMENT | 01.05.2024

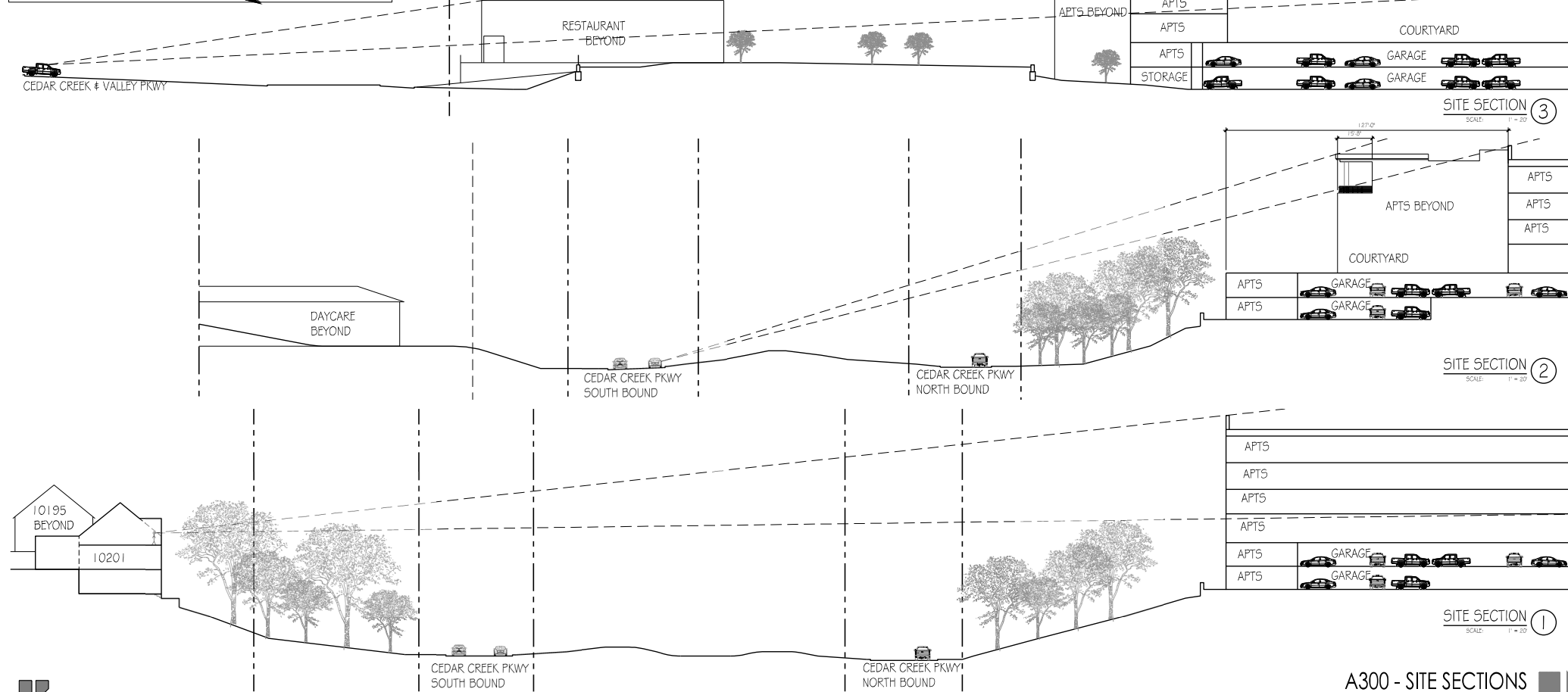
		RETIAL/REST. - EAST ELEVATION				
		50% MIN CLASS 3	O.S.F.	CLASS 3	5% MAX CLASS 4	← REQUIRED
	NOT USED					↓
(CS-1, ST-1)	STONE VENEER, SYNTHETIC		452 S.F.			
(STC-1, STC-2)	STUCCO, GENUINE		1,237 S.F.			
(LP-1, LP-2)	CEMENT FIBER BOARD				10 S.F.	
(SF-1, SF-2)	CLEAR GLASS	215 S.F.				10.1% 10% MIN
(MT-1, MT-2)	METAL			208 S.F.		
CLASS SF TOTAL:		1,904 S.F.	O.S.F.	216 S.F.	O.S.F.	
CLASS % TOTAL:		90%	0%	10%	0%	
TOTAL FAÇADE AREA:		2,120 S.F.				



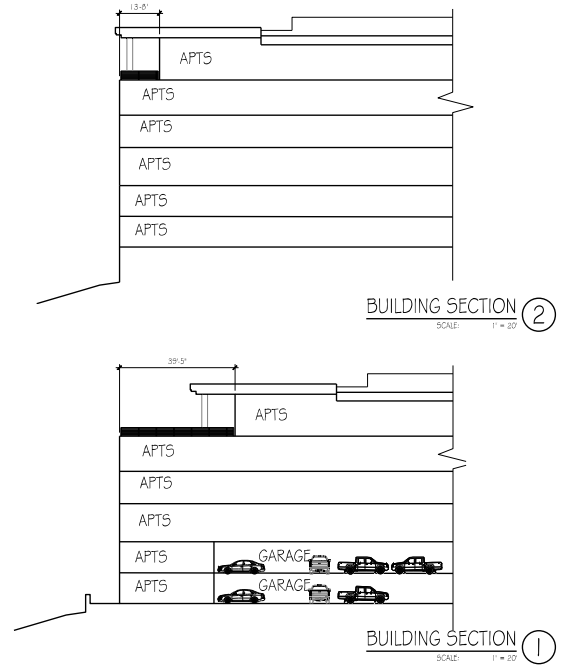
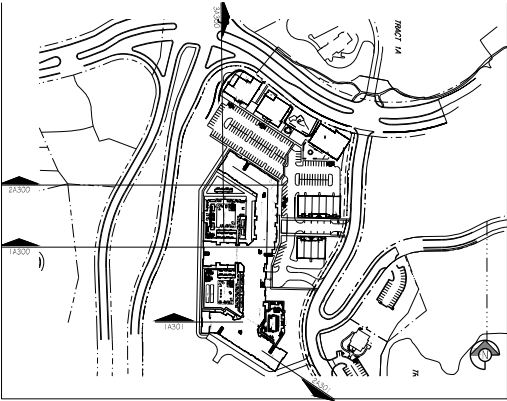
RETAIL/REST. - NORTH ELEVATION				
	20% MIN CLASS 1	CLASS 2	CLASS 3	5% MAX CLASS 4
(CS-1, ST-1)	NOT USED	0 S.F.		
(ST-1, STC-2)	STONE VENEER, SYNTHETIC	91 S.F.		
(ST-1, LP-2)	STUCCO, GENUINE	1,176 S.F.		
(SF-1, SF-2)	CEMENT FIBER BOARD		0 S.F.	
(MT-1)	CLEAR GLASS	637 S.F.		28.4% 20% MIN
	METAL		341 S.F.	
	CLASS SF TOTAL:	1,904 S.F.	0 S.F.	341 S.F.
	CLASS % TOTAL:	85%	0%	15%
	TOTAL FAÇADE AREA:	2,245 S.F.		



A205 - SINGLE STORY RETAIL ELEVATIONS



SCALE: 1"=20'



A301 - BUILDING SECTIONS

SCALE: 1" = 20'

REVISED 04.29.2024

CEDAR CREEK - TRACT 1 MXD |

ODDO DEVELOPMENT | 02.14.2024