

**EXHIBIT A**

**[SETTLEMENT PLAN]**



EXHIBIT "A"

**EXHIBIT B**

**[LOT AREA]**

**Exhibit "B": Lot Area**

Lot	Gross Lot Area (ft <sup>2</sup> )	Area of Floodplain or Wetland (ft <sup>2</sup> )	Area of Steep Slopes (ft <sup>2</sup> ) <sup>(1)</sup>	Area of Very Steep Slopes (ft <sup>2</sup> ) <sup>(2)</sup>	Net Lot Area (ft <sup>2</sup> ) <sup>(3)</sup>	Contiguous Buildable Area (ft <sup>2</sup> ) <sup>(4)</sup>	Lot Frontage (ft) <sup>(5)</sup>
1	45,000	0	8,812	566	42,514	44,434	259
2	45,000	0	3,916	7,879	40,082	37,121	183
3	48,821	0	6,099	19,467	37,563	29,354	180
4	108,898	14,092	14,106	22,376	83,614	72,430	331
5	56,979	24,944	3,730	1,992	36,342	30,043	150
6	49,286	14,485	0	0	38,422	34,801	150
7	45,817	10,138	0	0	38,214	35,679	165
8	45,274	2,446	3,606	235	42,421	42,593	201
9	59,152	0	1,460	0	58,787	59,152	193
10	48,234	0	0	0	48,234	48,234	54
11	45,117	0	0	0	45,117	45,117	56
12	53,533	0	0	0	53,533	53,533	212
13	46,755	0	6,076	0	45,236	46,755	163
14	59,248	8,782	838	0	52,452	50,466	151
15	80,644	7,904	19,424	433	69,644	72,307	223
16	74,829	0	11,469	3,623	70,151	71,206	226
17	73,800	0	21,079	3,879	66,591	69,921	622
18	52,247	7,715	13,691	8,174	38,951	36,358	194
19	46,334	1,449	9,417	289	42,748	44,596	150
20	45,060	0	6,634	974	42,914	44,086	180
21	54,211	0	7,302	10,622	47,075	43,590	150
22	45,010	0	16,244	8,055	36,921	36,955	161
23	45,080	0	12,017	5,168	39,492	39,912	161
24	47,604	0	8,457	144	45,418	47,460	176
25	62,965	0	15,973	2,114	57,915	60,851	51
26	98,392	0	31,285	66,100	57,521	32,292	51
27	137,658	6,876	21,248	101,076	76,651	29,706	51
28	96,282	10,843	23,898	54,648	54,851	30,791	101
29	59,053	0	12,661	18,523	46,626	40,530	150
30	45,000	0	8,584	3,605	41,052	41,395	154
31	45,000	0	841	0	44,790	45,000	227
32	45,000	0	47	0	44,988	45,000	171
33	45,000	0	1,023	0	44,744	45,000	183
34	45,000	0	677	0	44,831	45,000	184
35	45,347	0	0	0	45,347	45,347	160
36	45,283	0	0	0	45,283	45,283	155
37	45,157	0	656	0	44,993	45,157	172
38	55,267	0	19,166	0	50,475	55,267	173
39	73,858	4,072	18,207	25,991	53,257	43,795	51
40	55,810	10,987	13,894	25,652	31,270	19,171	59
41	74,779	15,450	26,335	18,477	47,369	40,852	213
42	45,335	651	12,849	1,824	40,723	42,860	257
43	58,514	20,123	4,671	2,597	40,956	35,794	349
44	52,975	12,306	1,648	17,264	34,701	23,405	150
45	50,172	5,769	7,910	18,792	34,472	25,611	150
46	50,204	6,950	14,379	11,528	35,633	31,726	233
47	88,283	7,486	15,781	39,954	58,746	40,843	130
48	71,029	4,381	21,455	20,098	52,330	46,550	69
49	51,776	0	0	0	51,776	51,776	58
50	46,049	0	3,300	1,743	44,353	44,306	240
<b>Totals</b>	<b>2,911,121</b>	<b>197,849</b>	<b>450,866</b>	<b>523,861</b>	<b>2,388,087</b>	<b>2,189,411</b>	<b>N/a</b>

**Footnotes:**

1. Steep Slopes contained within Floodplain or Wetlands not considered

2. Very Steep Slopes contained within Floodplain or Wetlands not considered

3. Net Lot Area (Ch. 172-2) = Lot Area - (0.75 \* Floodplain) - (0.50 \* Very Steep Slopes) - (0.25 \* Steep Slopes)

4. Contiguous Buildable Area (Ch. 172-2) = Lot Area - (Floodplain) - (Very Steep Slopes)

5. Ch. 172-29.B.1(a) requires a base frontage of 175 feet. Ch. 172-29.B.1(b) requires a reduction to 150 feet.

\* Lot Frontage along cul-de-sac

**EXHIBIT C**

**[LOT SLOPE DISTURBANCE]**

**Exhibit "C": Slope Disturbance**

Lot	Gross Lot Area (ft <sup>2</sup> )	Area of Steep Slopes (ft <sup>2</sup> )	Area of Very Steep Slopes (ft <sup>2</sup> )	SF of Steep Slope Disturbance	% of Steep Slope Disturbance <sup>(1)</sup>	SF Very Steep	% Very Steep <sup>(2)</sup>
1	45,000	8,812	566	8,812	100.0%	566	100.0%
2	45,000	3,916	7,879	3,916	100.0%	7,879	100.0%
3	48,821	6,099	19,467	6,095	99.9%	15,157	77.9%
4	108,898	14,106	22,376	6,118	43.4%	3,777	16.9%
5	56,979	4,131	3,119	1,778	43.0%	668	21.4%
6	49,286	0	36	0	0.0%	0	0.0%
7	45,817	0	0	0	0.0%	0	0.0%
8	45,274	3,606	235	89	2.5%	0	0.0%
9	59,152	1,460	0	1,310	89.8%	0	0.0%
10	48,234	0	0	0	0.0%	0	0.0%
11	45,117	0	0	0	0.0%	0	0.0%
12	53,533	0	0	0	0.0%	0	0.0%
13	46,755	6,076	0	3,870	63.7%	0	0.0%
14	59,248	838	0	838	100.0%	0	0.0%
15	80,644	20,510	1,482	5,094	24.8%	96	6.5%
16	74,829	11,469	3,623	3,838	33.5%	2,976	82.2%
17	73,800	21,079	3,879	12,028	57.1%	960	24.7%
18	52,247	14,891	8,199	5,907	39.7%	3,655	44.6%
19	46,334	9,893	289	7,401	74.8%	0	0.0%
20	45,060	6,634	974	3,929	59.2%	0	0.0%
21	54,211	7,302	10,622	2,052	28.1%	552	5.2%
22	45,010	16,244	8,055	9,949	61.2%	249	3.1%
23	45,080	12,017	5,168	6,915	57.5%	112	2.2%
24	47,604	8,457	144	7,077	83.7%	0	0.0%
25	62,965	15,973	2,114	15,595	97.6%	2,114	100.0%
26	98,392	31,285	66,100	811	2.6%	3,414	5.2%
27	137,658	21,442	104,252	0	0.0%	1,205	1.2%
28	96,282	24,185	61,065	1,438	5.9%	3,981	6.5%
29	59,053	12,661	18,523	3,113	24.6%	5,110	27.6%
30	45,000	8,584	3,605	300	3.5%	261	7.2%
31	45,000	841	0	313	37.2%	0	0.0%
32	45,000	47	0	47	100.0%	0	0.0%
33	45,000	1,023	0	1,023	100.0%	0	0.0%
34	45,000	677	0	677	100.0%	0	0.0%
35	45,347	0	0	0	0.0%	0	0.0%
36	45,283	0	0	0	0.0%	0	0.0%
37	45,157	656	0	339	51.7%	0	0.0%
38	55,267	19,166	0	13,211	68.9%	0	0.0%
39	73,858	18,207	28,737	1,601	8.8%	0	0.0%
40	55,810	15,515	27,772	2,730	17.6%	11,420	41.1%
41	74,779	28,403	23,076	13,174	46.4%	667	2.9%
42	45,335	12,849	2,448	10,563	82.2%	534	21.8%
43	58,514	6,672	3,403	4,671	70.0%	2,597	76.3%
44	52,975	2,899	18,990	1,648	56.8%	17,264	90.9%
45	50,172	7,910	18,792	7,910	100.0%	18,792	100.0%
46	50,204	17,416	11,821	6,037	34.7%	7,472	63.2%
47	88,283	15,781	39,954	4,765	30.2%	31,407	78.6%
48	71,029	23,651	20,819	2,943	12.4%	244	1.2%
49	51,776	0	0	0	0.0%	0	0.0%
50	46,049	3,300	1,743	3,300	100.0%	1,743	100.0%
<b>Totals</b>	<b>2,911,121</b>	<b>466,684</b>	<b>549,326</b>	<b>193,225</b>	<b>41.4%</b>	<b>144,872</b>	<b>26.4%</b>

**Footnotes:**

1. Steep Slope disturbance not inclusive of disturbance within proposed ROW

2. Very Steep Slope disturbance not inclusive of disturbance within proposed ROW

**EXHIBIT D**

**[ROAD SLOPE DISTURBANCE]**

**Exhibit "D": Road Slope Disturbance**

Road Name	SF of Steep Slope Disturbance	SF Very Steep
Cherry Blossom Lane	8,818	25,803
Road B	2,180	9,168
Road C	0	0
Road D	19,666	3,316
<b>Totals</b>	<b>30,665</b>	<b>38,288</b>

If slope disturbance calculations on Exhibit "C" for lot construction included the quantity of steep slope disturbance required to construct the roads, the slope disturbances for the overall tract are re-calculated:

Total Steep Slope Disturbance on Tract (S.F.)	223,890
Total Very Steep Slope Disturbance on Tract (S.F.)	183,160
Total Steep Slopes on Tract (S.F.)	497,349
Total Very Steep Slopes on Tract (S.F.)	587,614
Steep Slope Disturbance	<b>45.0%</b>
Very Steep Slope Disturbance	<b>31.2%</b>



**EXHIBIT E**  
**[RIPARIAN BUFFERS]**

## Exhibit "E": Riparian Buffer

<u>Road</u>	<u>Riparian Buffer Provided</u>
• Lot 1 (Earthwork)	161 Feet
• Lot 2 (House, Earthwork)	208 Feet
• Lot 3 (House, Earthwork)	143 Feet
• Lot 4 (House, Earthwork)	9 Feet
• Lot 5 (House, Driveway, Earthwork)	2 Feet
• Lot 6 (House, Driveway, Earthwork)	5 Feet
• Lot 7 (House, Driveway, Earthwork)	1 Foot
• Lot 8 (House, Driveway, Earthwork)	Crossing
• Lot 9 (Earthwork)	19 Feet
• Lot 10 (Earthwork)	206 Feet
• Lot 11 (Earthwork)	252 Feet
• Lot 12 (Earthwork)	217 Feet
• Lot 13 (Earthwork)	74 Feet
• Lot 14 (Earthwork)	4 Feet
• Lot 15 (House, Driveway, Earthwork)	5 Feet
• Lot 16 (Earthwork)	241 Feet
• Lot 17 (Earthwork)	409 Feet
• Lot 18 (Earthwork)	5 Feet
• Lot 19 (Earthwork)	84 Feet
• Lot 20 (Earthwork)	126 Feet
• Lot 21 (Earthwork)	96 Feet
• Lot 22 (Earthwork)	119 Feet
• Lot 23 (Earthwork)	183 Feet
• Lot 24 (Earthwork)	290 Feet
• Lot 25 (Earthwork)	439 Feet
• Lot 26 (Earthwork)	542 Feet
• Lot 27 (Earthwork)	531 Feet
• Lot 28 (Earthwork)	527 Feet
• Lot 29 (Earthwork)	429 Feet
• Lot 30 (Earthwork)	361 Feet
• Lot 31 (Earthwork)	351 Feet
• Lot 32 (Earthwork)	364 Feet
• Lot 33 (Earthwork)	260 Feet
• Lot 34 (Earthwork)	199 Feet
• Lot 35 (Earthwork)	133 Feet
• Lot 36 (Earthwork)	150 Feet
• Lot 37 (Earthwork)	304 Feet
• Lot 38 (Earthwork)	299 Feet

• Lot 39 (Earthwork)	245 Feet
• Lot 40 (Earthwork)	65 Feet
• Lot 41 (Earthwork)	90 Feet
• Lot 42 (Earthwork)	5 Feet
• Lot 43 (House, Earthwork)	19 Feet
• Lot 44 (Earthwork)	59 Feet
• Lot 45 (Earthwork)	17 Feet
• Lot 46 (House, Earthwork)	2 Feet
• Lot 47 (Driveway, Earthwork)	21 Feet
• Lot 48 (House, Earthwork)	24 Feet
• Lot 49 (Earthwork)	153 Feet
• Lot 50 (Earthwork)	251 Feet