



**LOT INFORMATION**

Location	CITY OF ST. FRANCIS
Year Developed	2008
Year Sold Out	Homesites Available
Total Number of Homesites	24
Open Space in Subdivision in Acres	3.5 ac
% of Total Open Space Area	29%
Gross Density (Acres/dwelling incl. open space)	0.35
Total Acreage	8.5 ac
Average Lot Size in Acres	0.13 - 0.2
Municipal Sewer	YES
Municipal Water	YES

**HOME SPECIFICATIONS**

Original House & Lot Package Cost (Approximate)	TO BE DETERMINED
Original Lot Prices	\$99,000-\$110,000
Minimum Size - 1 Story	1,500 SQ FT
Minimum Size - 2 Story	1,500 SQ FT
Siding Materials	Natural or Hardiplank
Roof Materials	Cedar/Dimensional
MIN. ROOF PITCH - 1 STORY	10/12
MIN. ROOF PITCH - 2 STORY	8/12
MASONRY CHIMNEY & EXPOSED FOUNDATION	No
SETBACKS (FRONT/SIDES/REAR)	1 Story 25'/25'/3' N & W - 7' S & E 2 Story 25'/25'/5' N & W - 10' S & E
GARAGE ENTRY	SIDE or FRONT
MAILBOX & POST LAMP REQUIRED	YES
SCHOOL DISTRICT	ST. FRANCIS