

Representative Scale of Building Separation & Height

South →

San Joaquin Villas (SJV) Bldg E



Villas III Units #22-25



Representative Sunlight & Shadow

South →

Villas III Units #22-25

SHADE ZONE

San Joaquin Villas (SJV) Bldg E



Main Bedroom

Living & Dining Space

Balcony #2 X

Hot Tub &
Balcony X

35 feet

35 feet



Photo of South from
back of SJV Bldg E.
Dec. 15, 2022 2pm

Representative Sunlight & Shadow with Roof Snow



Planned roofs have little slope and SNOW will pile up. Easily adding 6-12 feet of height.



SJV's roofs are sloped but accumulate 4' of snow multiple times each winter. Snow was cleared twice the week of Christmas, 2021.

South →

SHADE ZONE

San Joaquin Villas (SJV) Bldg E



Balcony #2 X

Hot Tub & Balcony X

35 feet



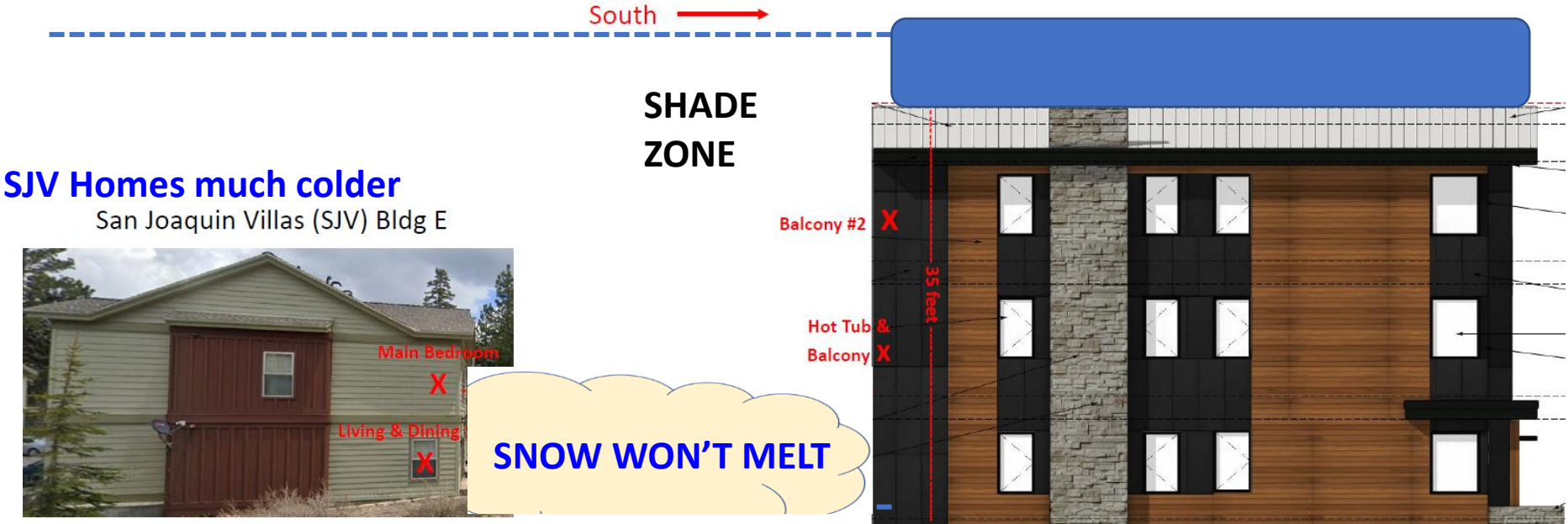
Representative Sunlight & Shadow SNOW CAVE



Backside of SJV's E Building. Shown are 2nd floor windows. Snow piled over 20 feet above the ground. Photo taken from top of snow storage area at the end of Callahan Way (to be replaced by Villas III entrance).



Back yard & deck of SJV's E Bldg (photos from inside).



Representative Scale of Building Positions

#25

#24

#23

#22



52 feet

30 feet

35 feet

Sounds & Echo

Decks 30' from duplexes

35 feet

52 feet

35 feet

SJV E

#1

#2

#3

#4

#5

#6

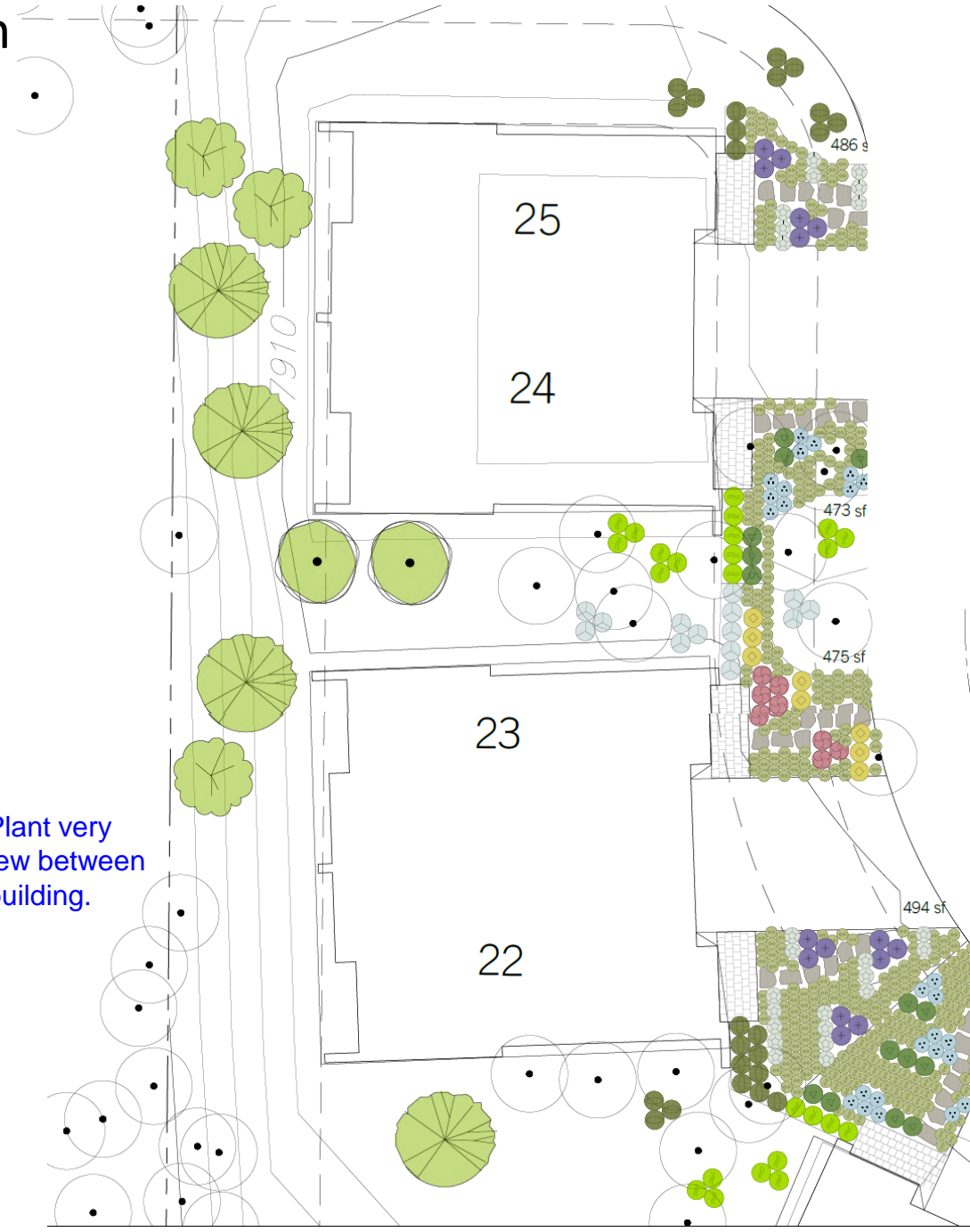
MA bedroom window & living room Glass Sliders on this wall for all SJV condos.

Landscaping Plan



Plan is to cut down trees near SJV.

X = Removed



Plant very few between building.