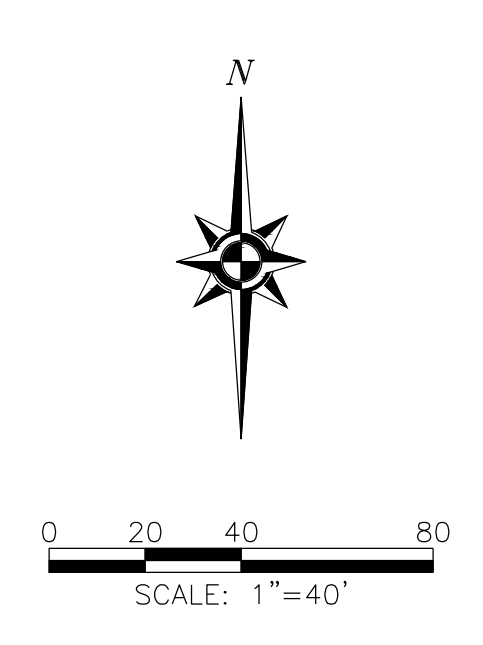


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Tri Pointe Homes - Village 22/23
Radiance at Solaire

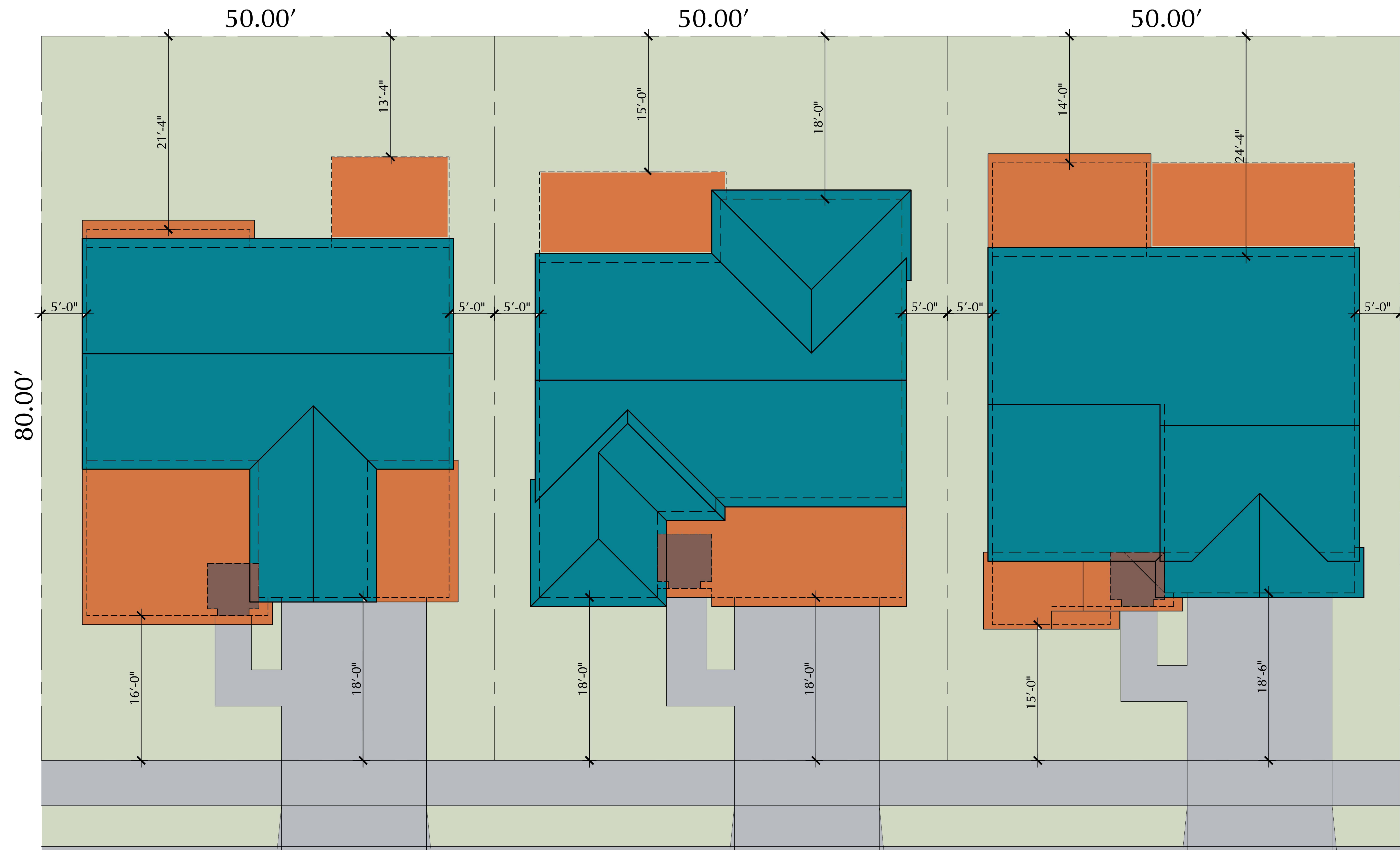
City of Roseville
 Scale 1"=40'

MACKEY & SOMPS
 ENGINEERS PLANNERS SURVEYORS
 1000 Creekside Ridge Drive, Suite 100, Roseville, CA 95678 (916) 775-1100

California
 August 3, 2020
 18437.TRI.2223

PRELIMINARY - Subject to Revision

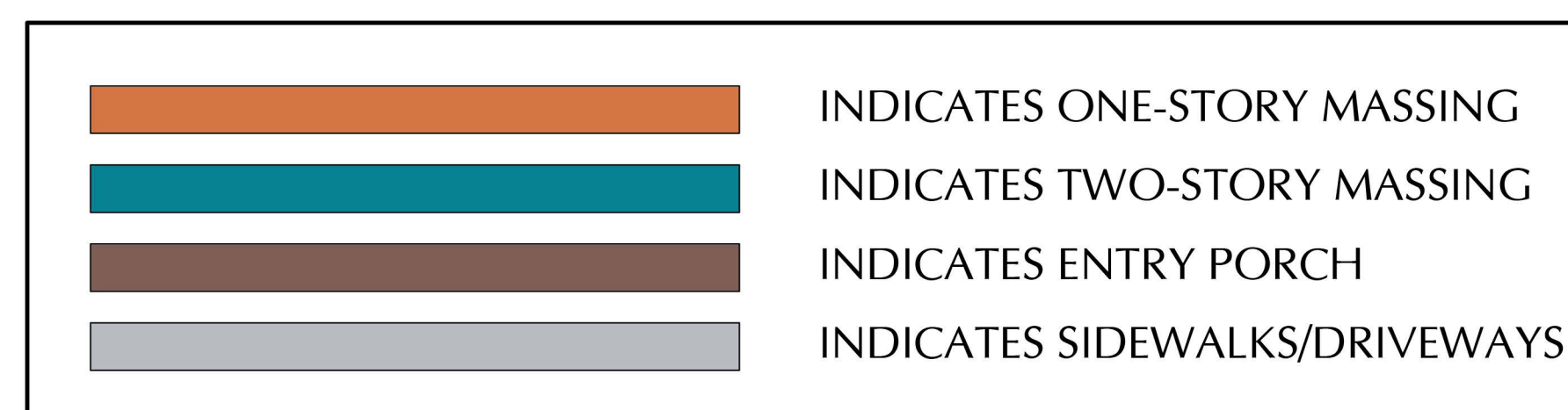
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PLAN 1 - SPANISH

PLAN 2 - ITALIAN

PLAN 3 - COTTAGE





PLAN 1A - SPANISH
COLOR SCHEME 1

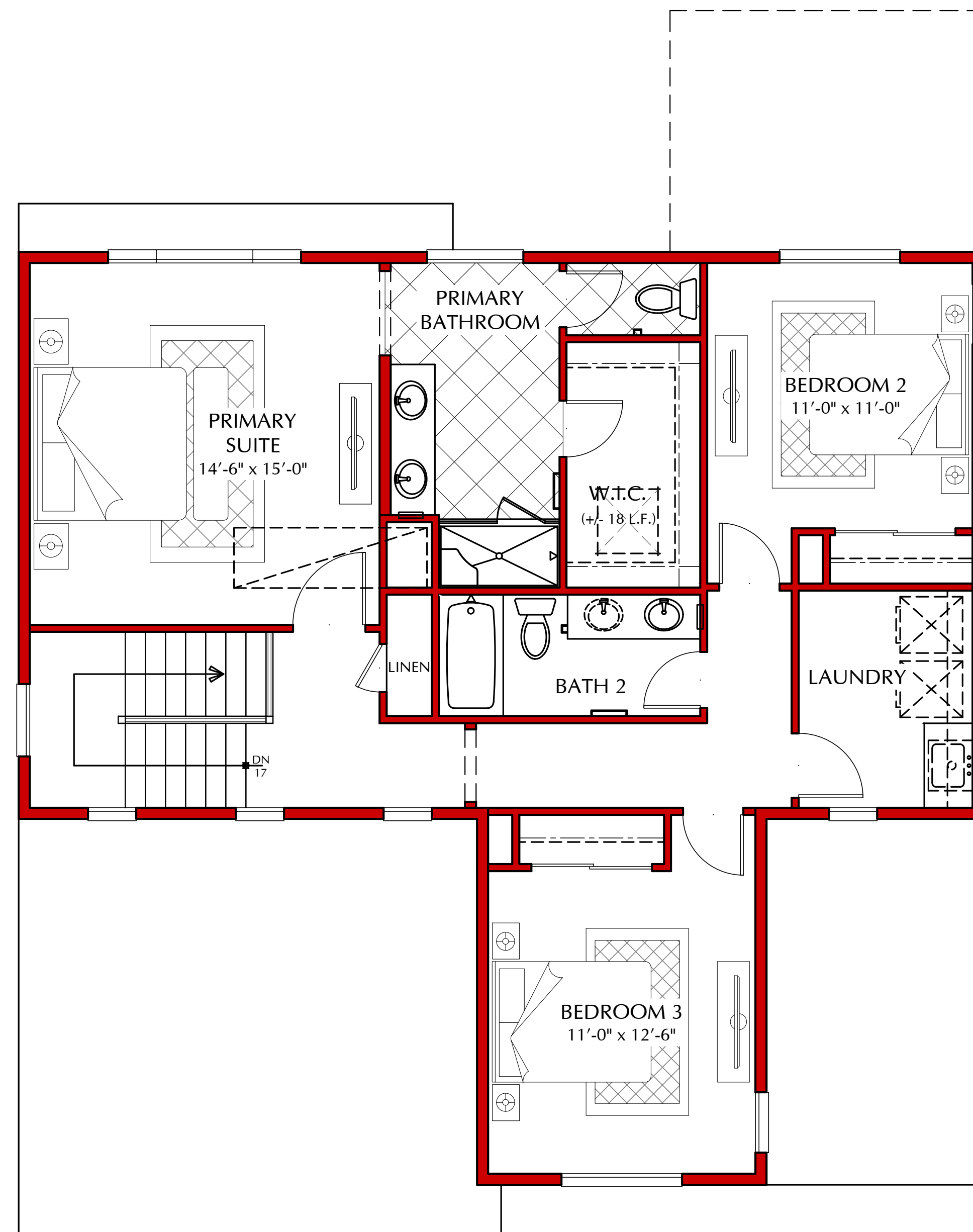


PLAN 1B - ITALIAN
COLOR SCHEME 6

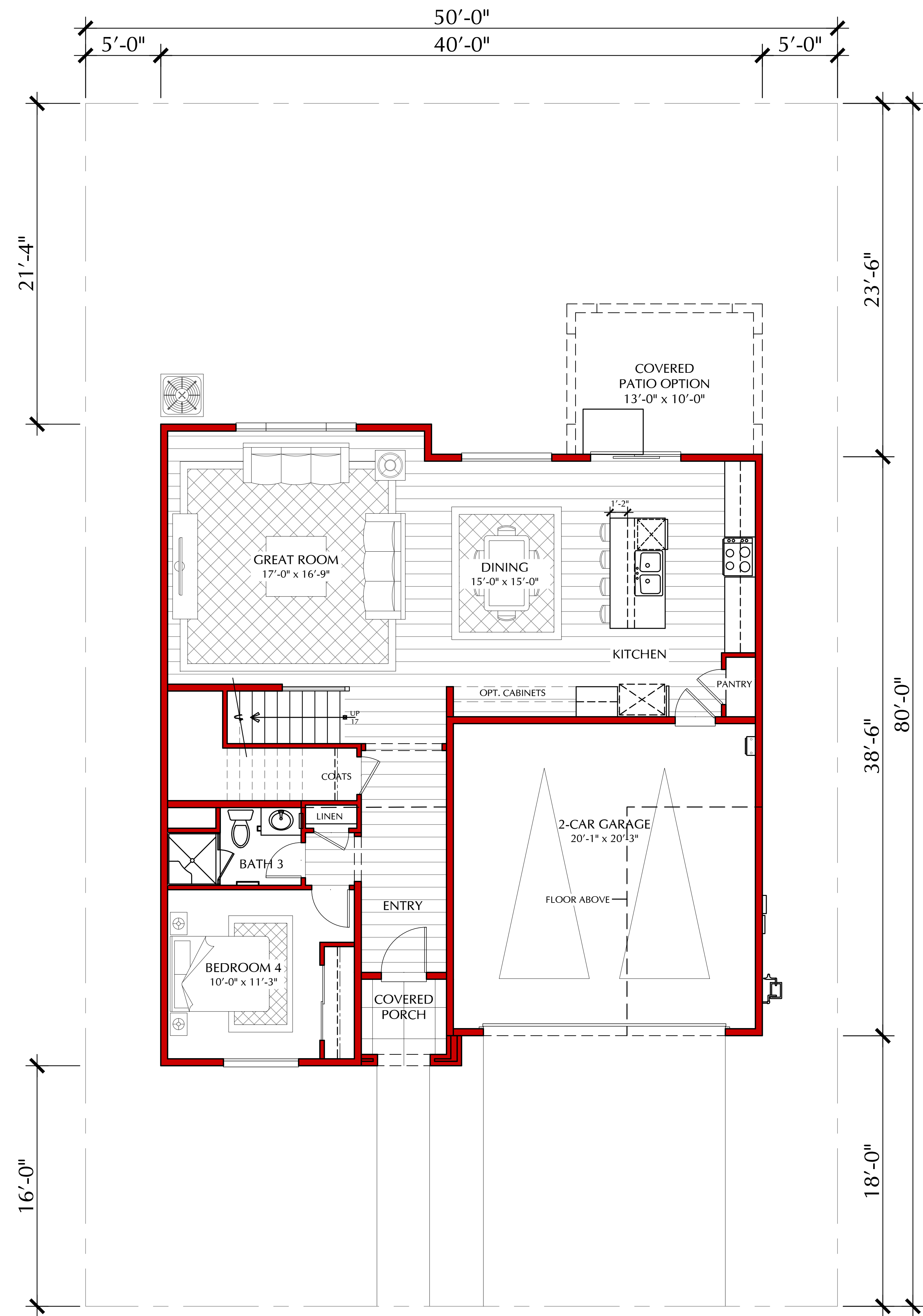


PLAN 1C - COTTAGE
COLOR SCHEME 12

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Refer to actual materials for color & texture accuracy.



SECOND FLOOR



FIRST FLOOR

PLAN 1

4 BEDROOMS / 3 BATHS
2 CAR GARAGE

AREA TABULATION

FIRST FLOOR	1,160 S.F.
SECOND FLOOR	1,046 S.F.
TOTAL	2,206 S.F.

COVERED PORCH	35 S.F.
GARAGE (2 CAR)	428 S.F.
COVERED PATIO OPT.	130 S.F.



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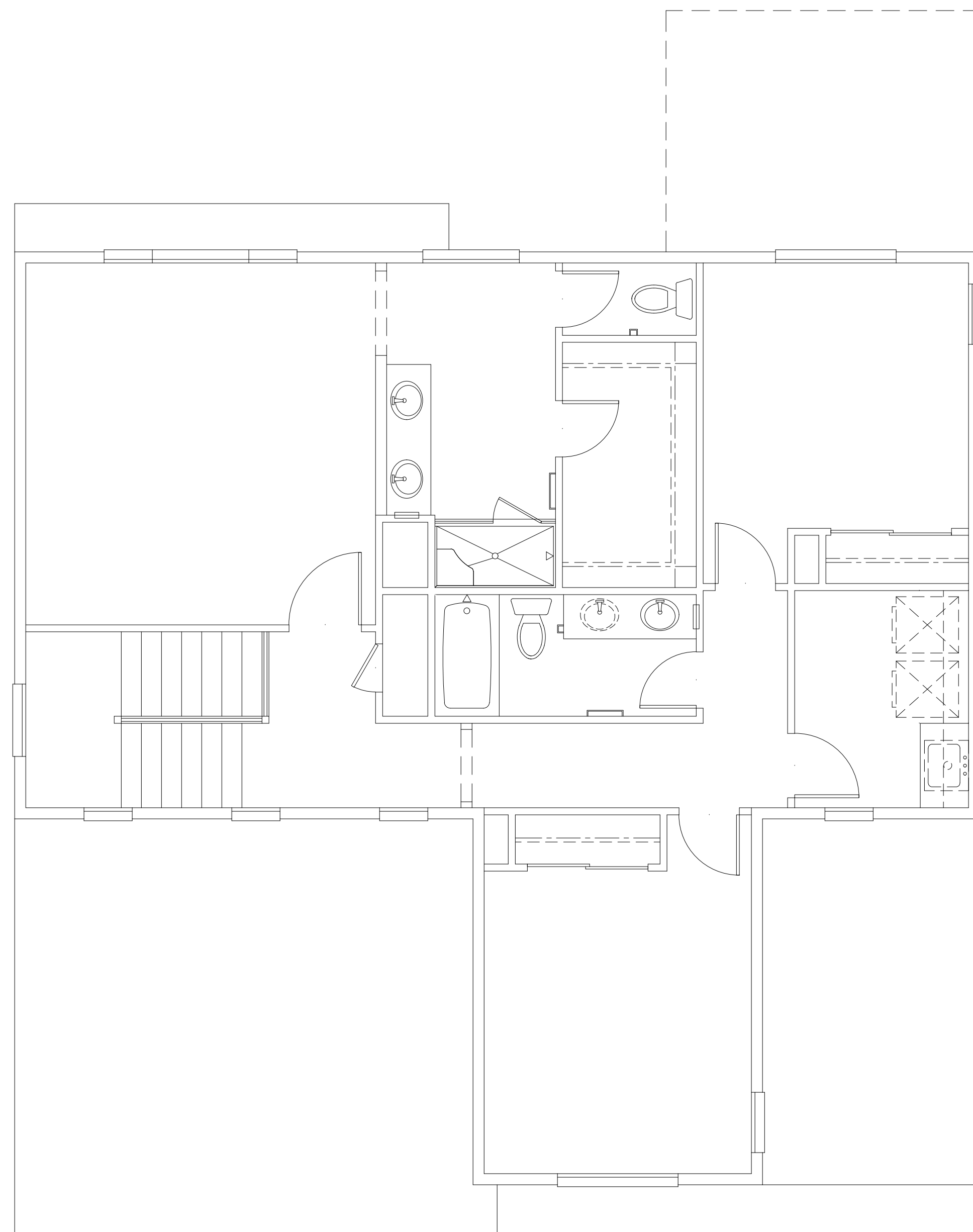


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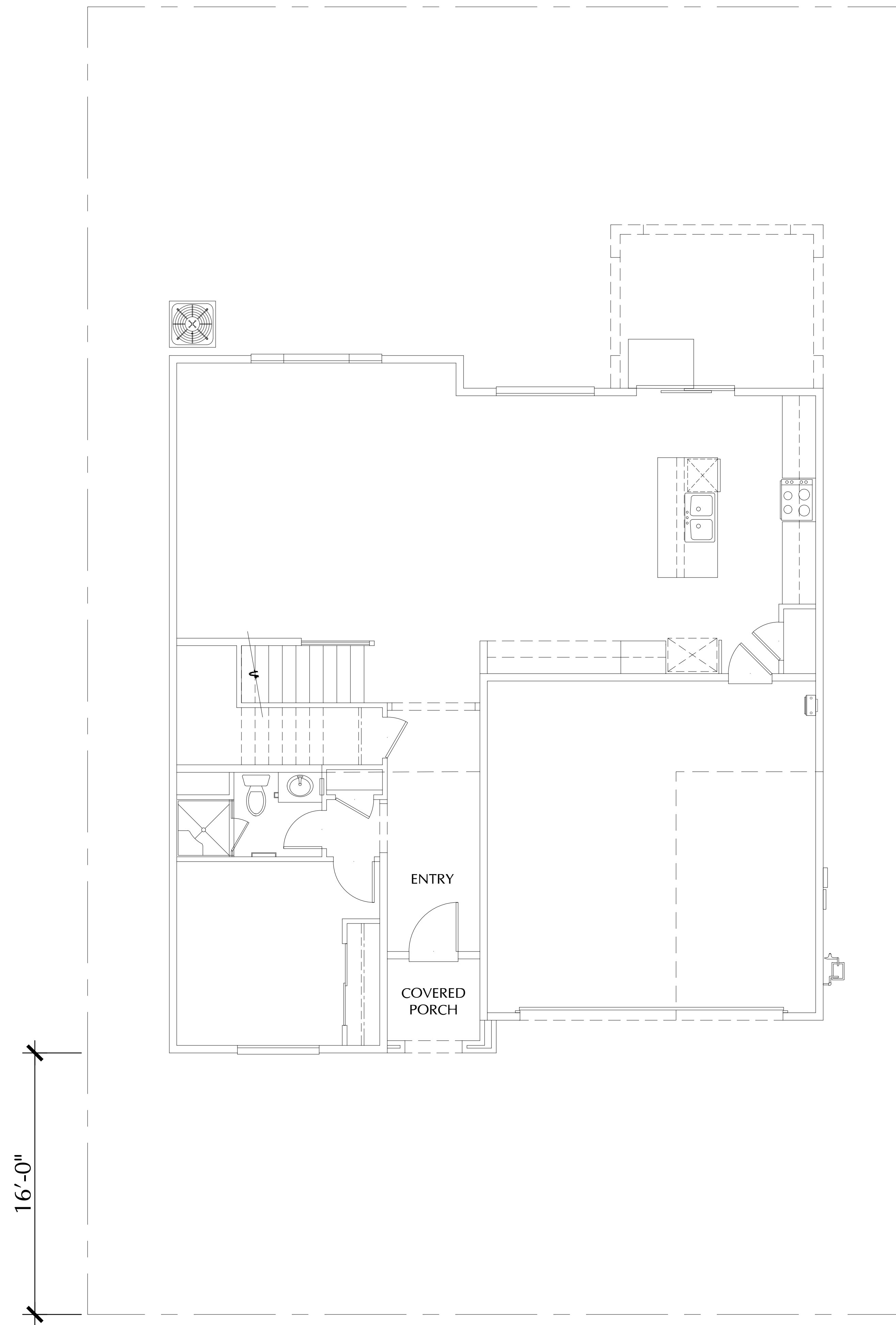
RADIANCE AT SOLAIRE
ROSEVILLE, CALIFORNIA

JOB #: 106-19123
DATE: JULY 27th, 2020

PLAN 1
FLOOR PLAN



SECOND FLOOR



FIRST FLOOR

PLAN 1

4 BEDROOMS / 3 BATHS
2 CAR GARAGE

AREA TABULATION

FIRST FLOOR	1,160 S.F.
SECOND FLOOR	1,046 S.F.
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COVERED PATIO OPT.	130 S.F.



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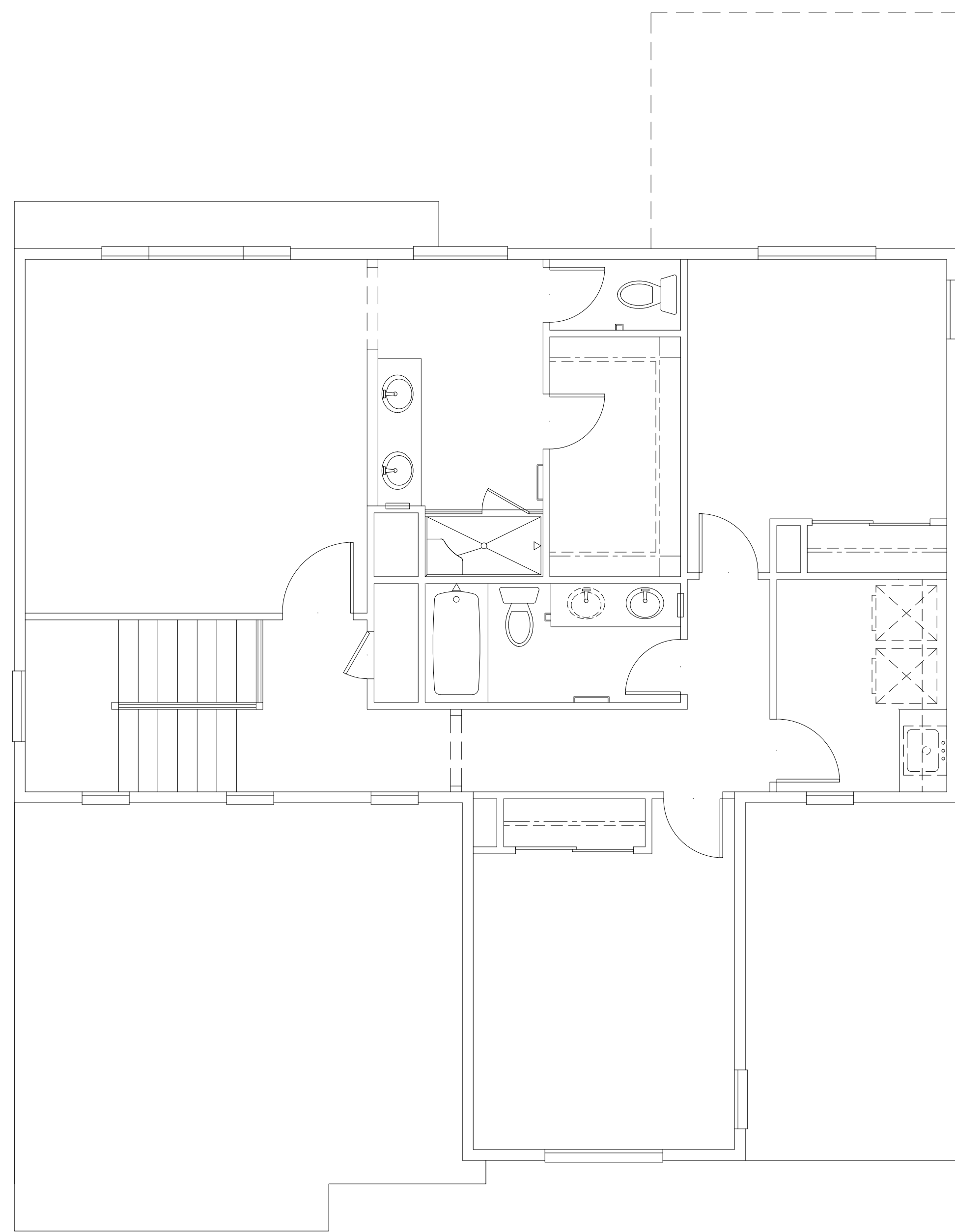


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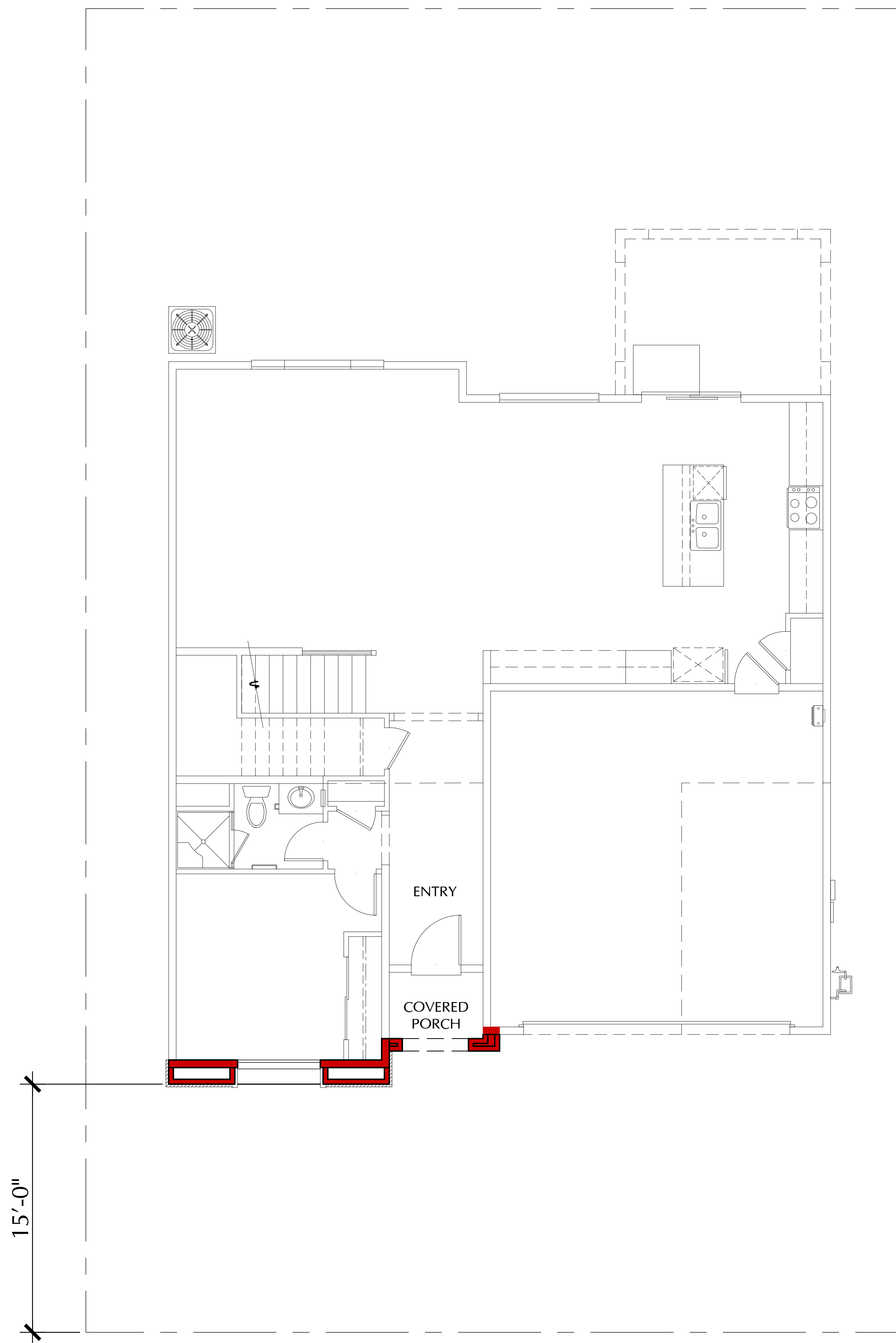
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PLAN 1
FLOOR PLAN
ADDENDUM 'B'



SECOND FLOOR



FIRST FLOOR

PLAN 1

4 BEDROOMS / 3 BATHS
2 CAR GARAGE

AREA TABULATION

FIRST FLOOR	1,160 S.F.
SECOND FLOOR	1,046 S.F.
TOTAL	2,206 S.F.

COVERED PORCH	35 S.F.
GARAGE (2 CAR)	428 S.F.
COVERED PATIO OPT.	130 S.F.



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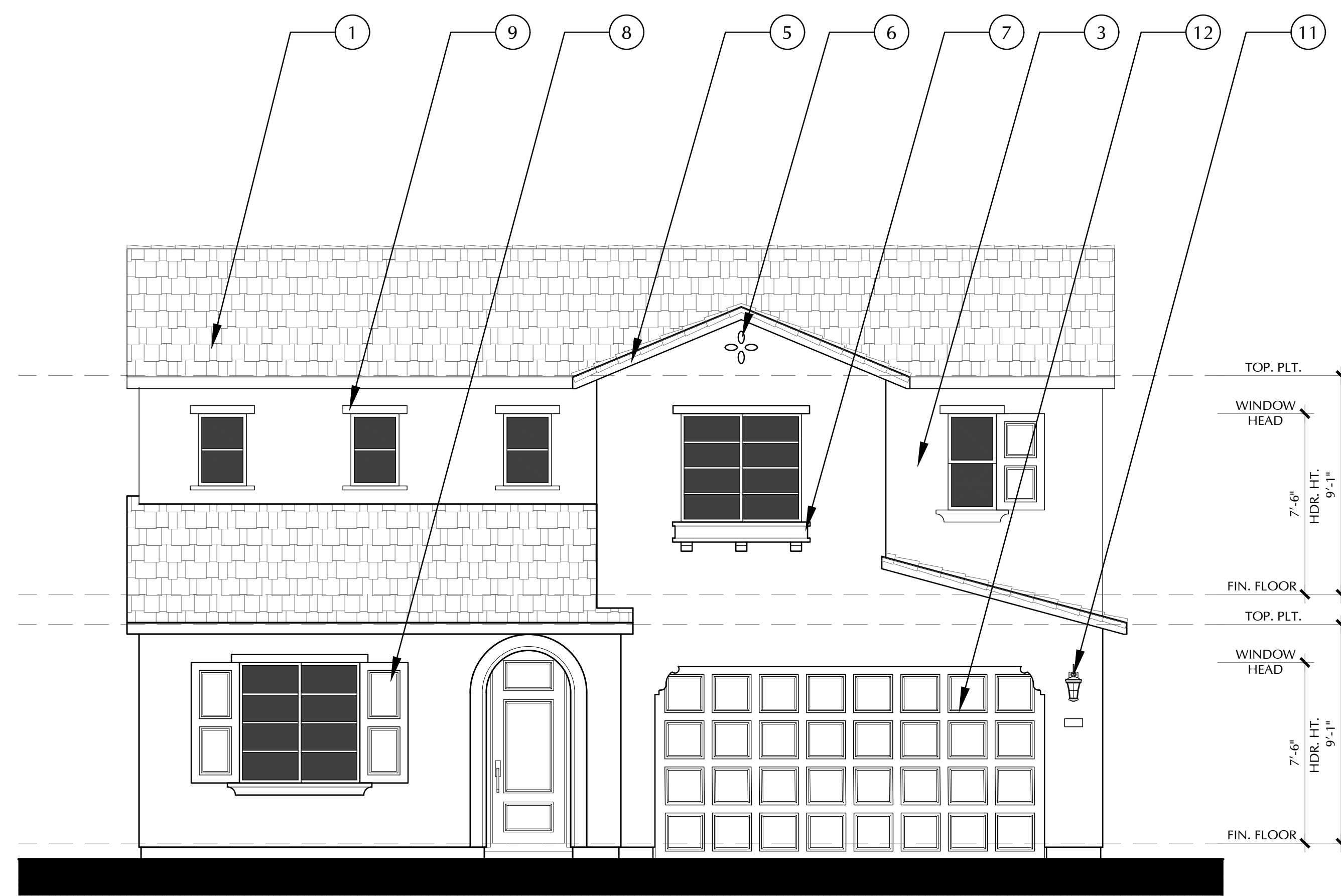


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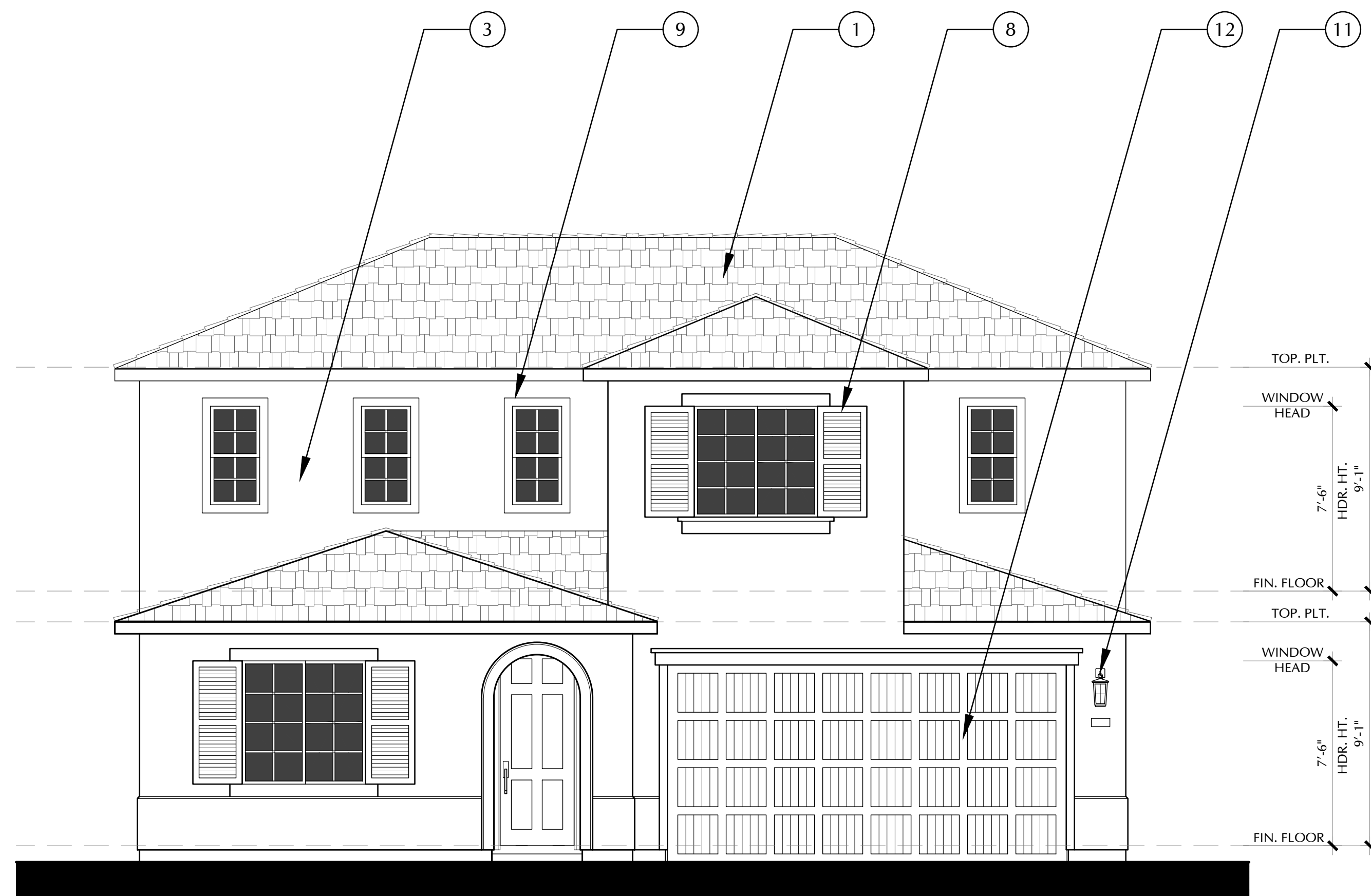
PLAN 1
FLOOR PLAN
ADDENDUM 'C'



FRONT ELEVATION
SPANISH

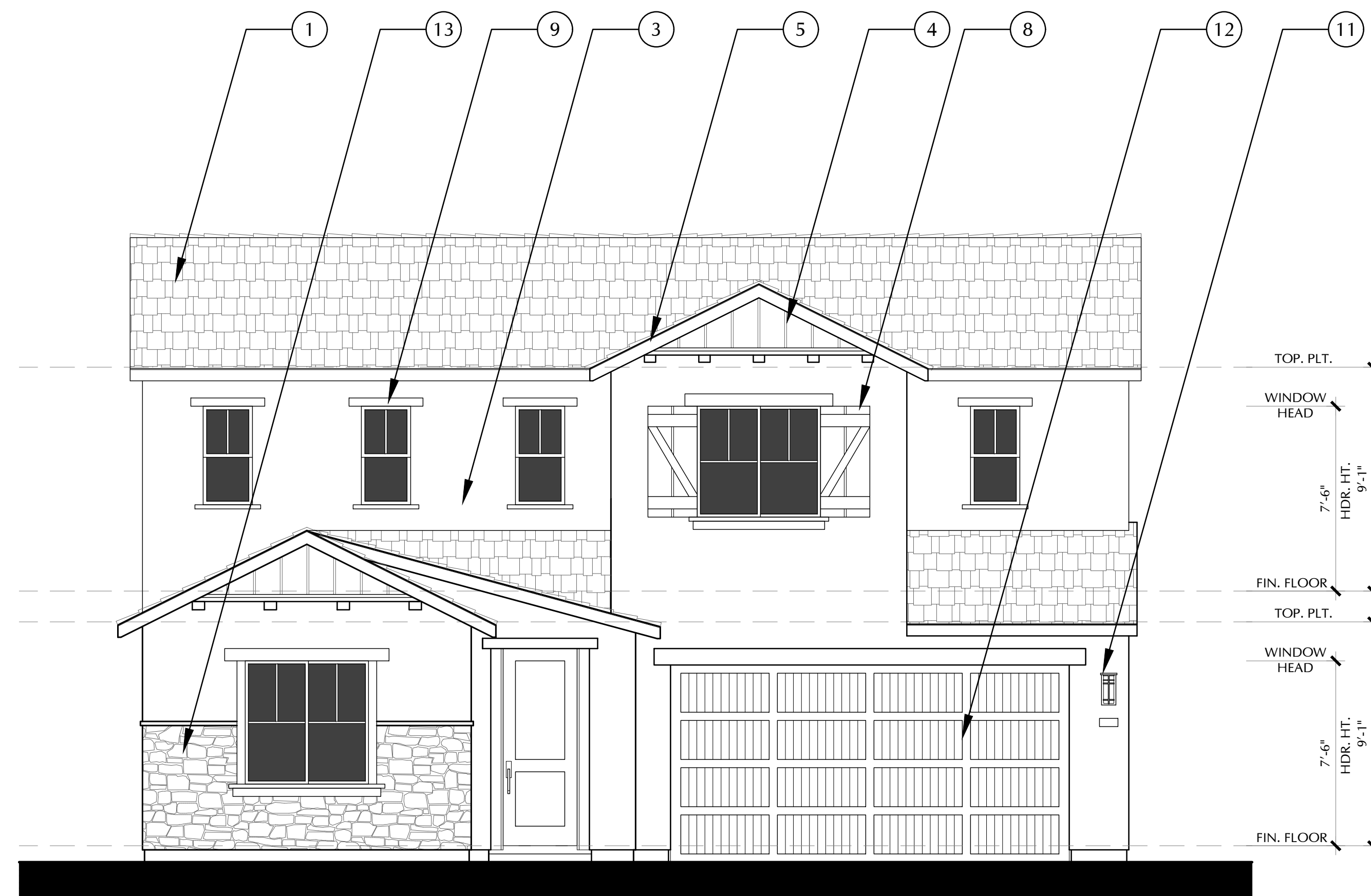
1-A
SCALE: 1/4"=1'-0"

- MATERIAL CALLOUTS**
- 1 - CONCRETE FLAT TILE ROOF
 - 2 - NOT USED
 - 3 - STUCCO
 - 4 - BOARD AND BATTEN
 - 5 - WOOD FASCIA/BARGE
 - 6 - DECORATIVE FOAM GABLE END DETAIL
 - 7 - FOAM POTSHELF
 - 8 - FOAM SHUTTER
 - 9 - FOAM TRIM
 - 10 - FOAM CORBEL
 - 11 - EXTERIOR LIGHT
 - 12 - ROLL UP GARAGE DOOR
 - 13 - STONE VENEER



FRONT ELEVATION
ITALIAN

1-B
SCALE: 1/4"=1'-0"



FRONT ELEVATION
COTTAGE

1-C
SCALE: 1/4"=1'-0"



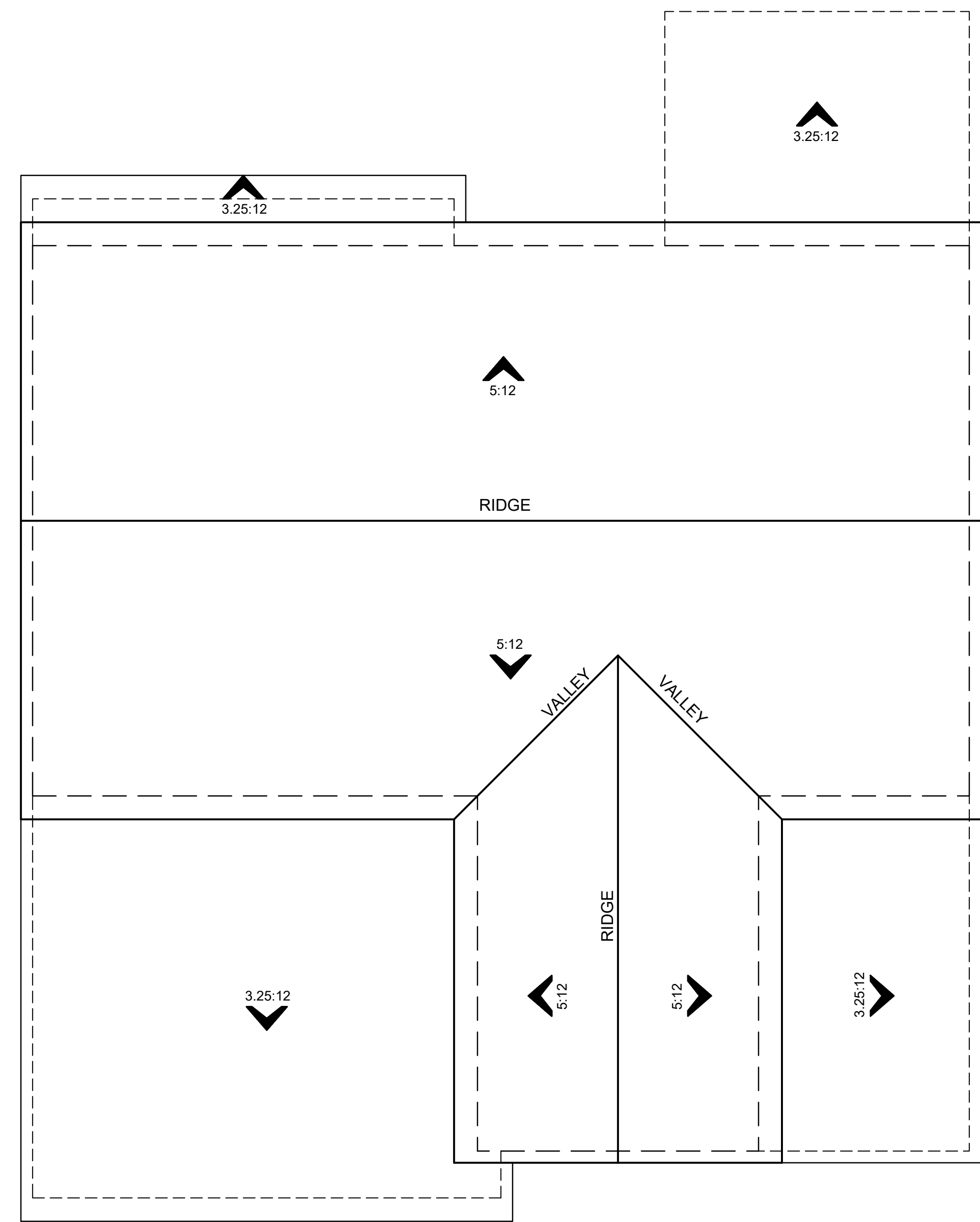
FRONT ELEVATION
SPANISH

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



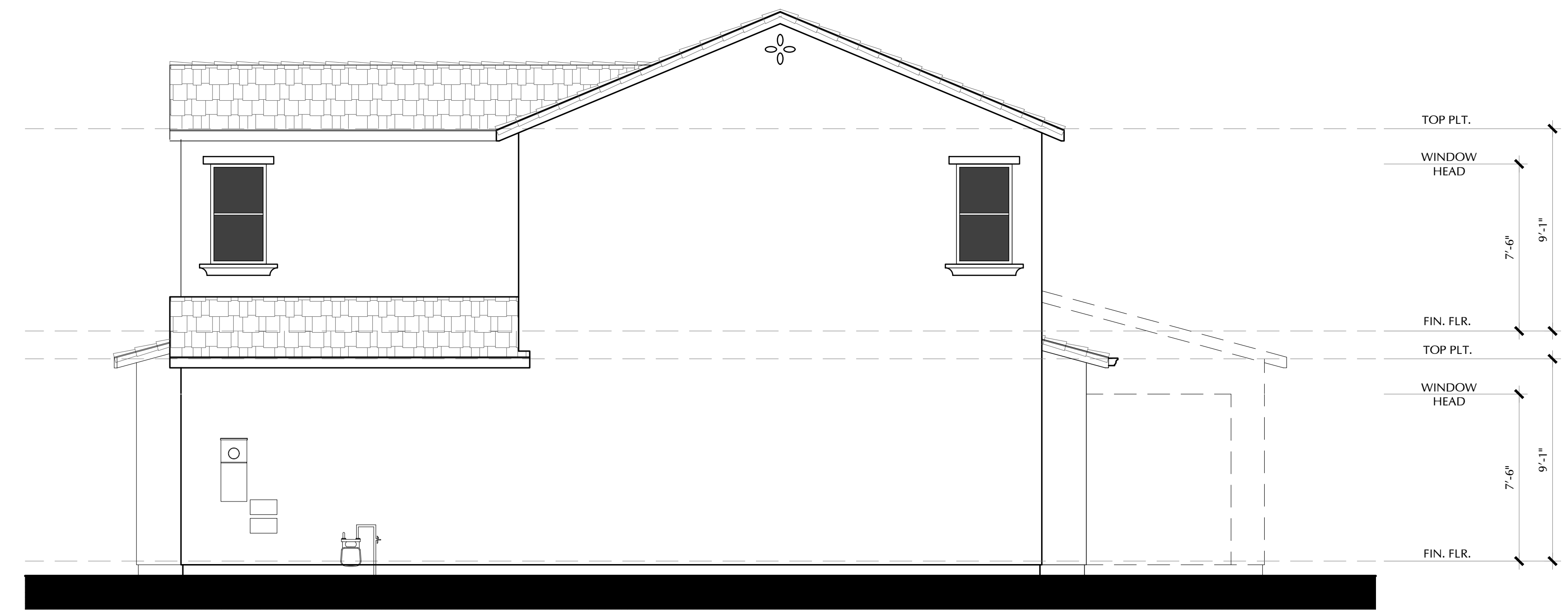
REAR
SPANISH

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



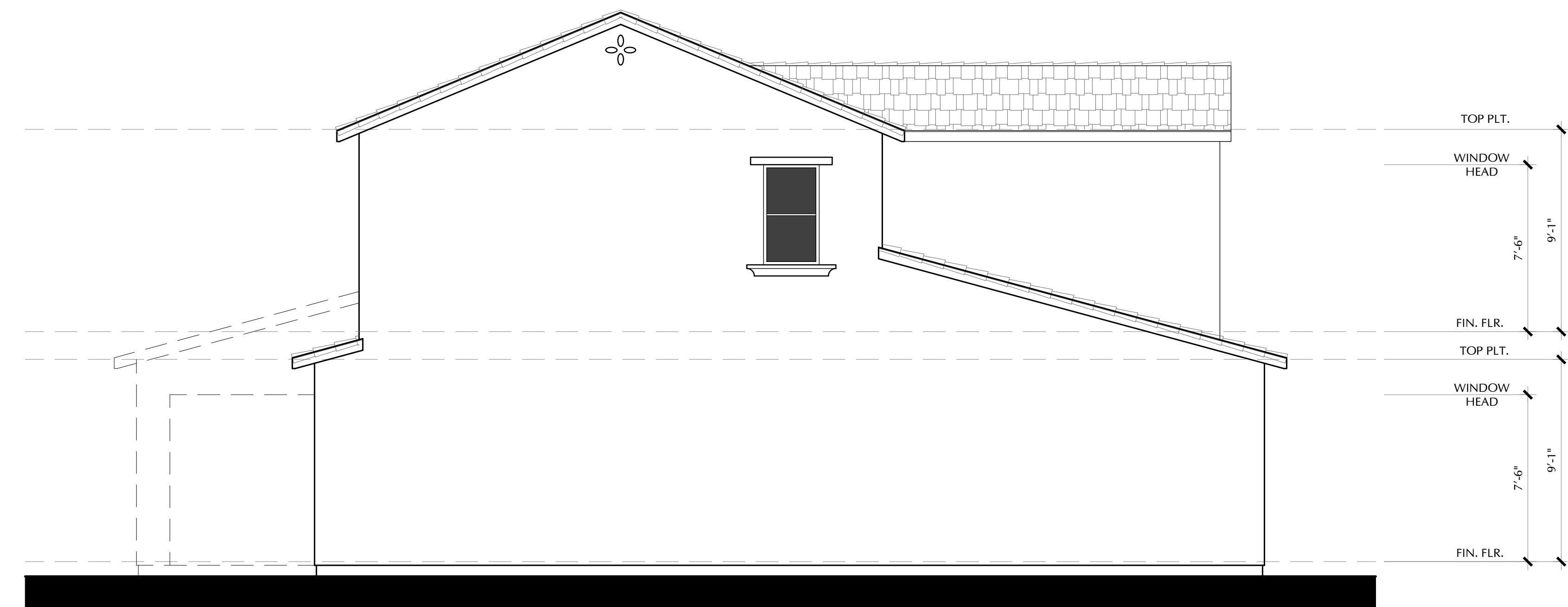
ROOF PLAN
SPANISH COLONIAL

1-A
SCALE: 1/4"=1'-0"



RIGHT
SPANISH

1-A
SCALE: 1/4"=1'-0"



LEFT
SPANISH

1-A
SCALE: 1/4"=1'-0"



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PLAN 1
LEFT & RIGHT (A)
ELEVATIONS



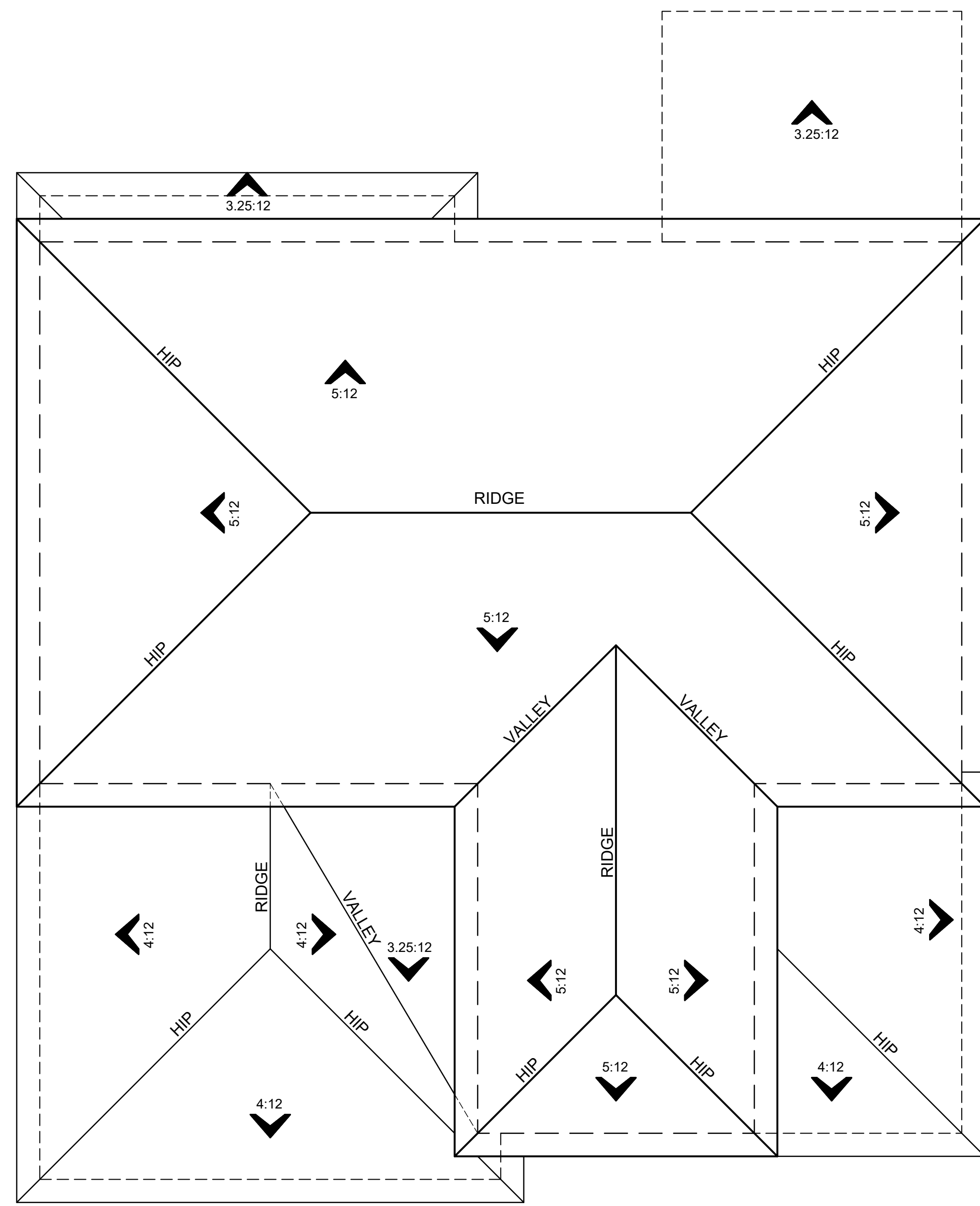
FRONT ELEVATION
ITALIAN

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



REAR
ITALIAN

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

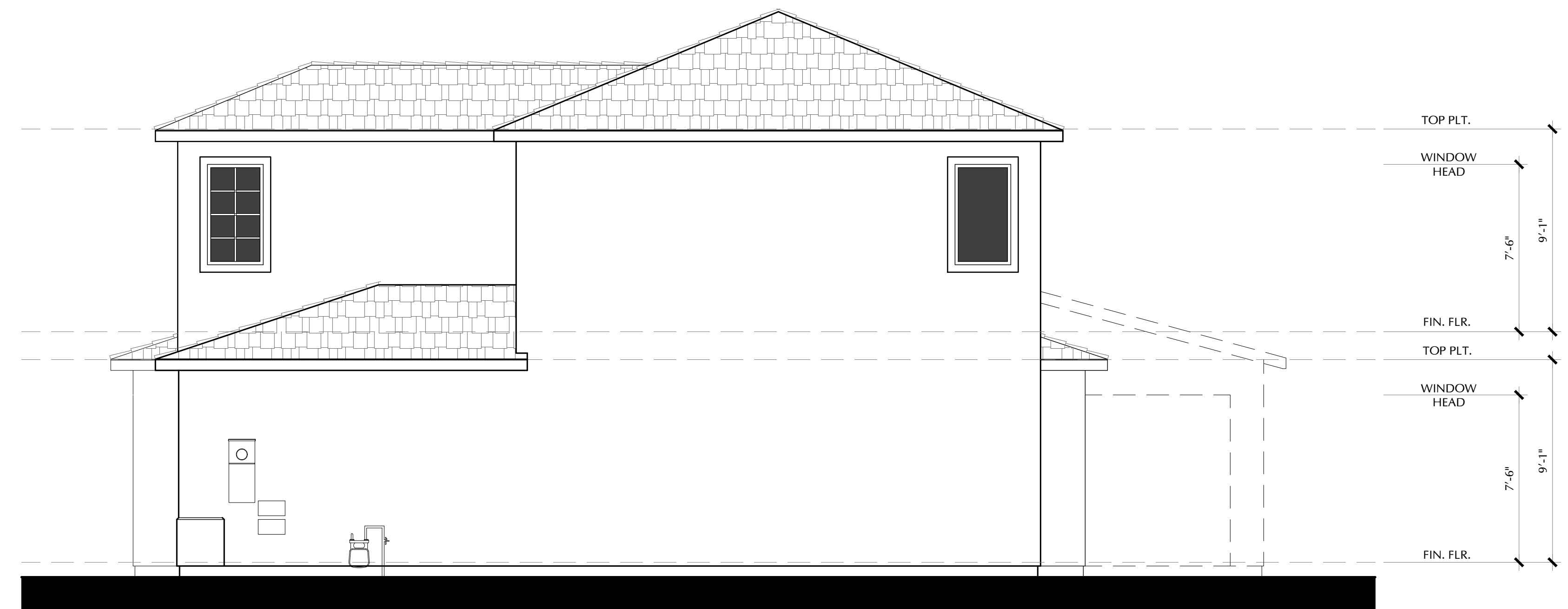


ROOF PLAN

ITALIAN

1-B

SCALE: 1/4"=1'-0"

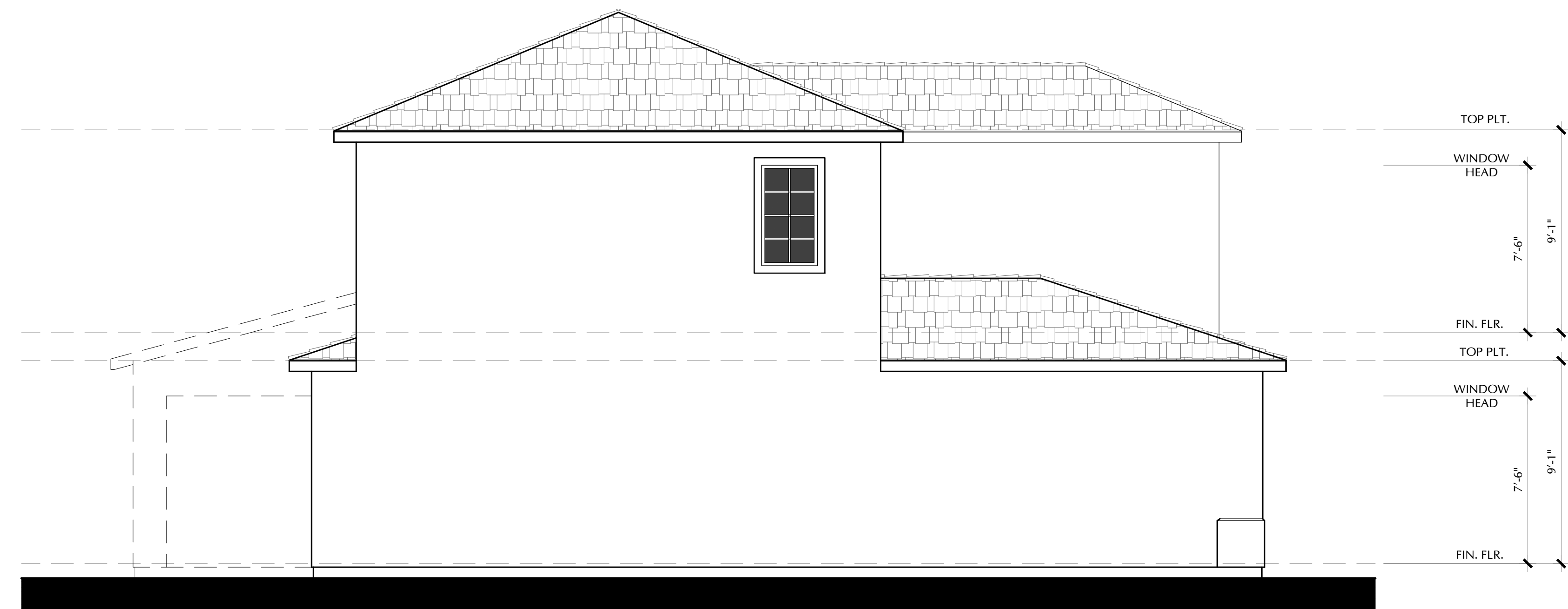


RIGHT

ITALIAN

1-B

SCALE: 1/4"=1'-0"



LEFT

ITALIAN

1-B

SCALE: 1/4"=1'-0"



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PLAN 1
LEFT & RIGHT (B)
ELEVATIONS



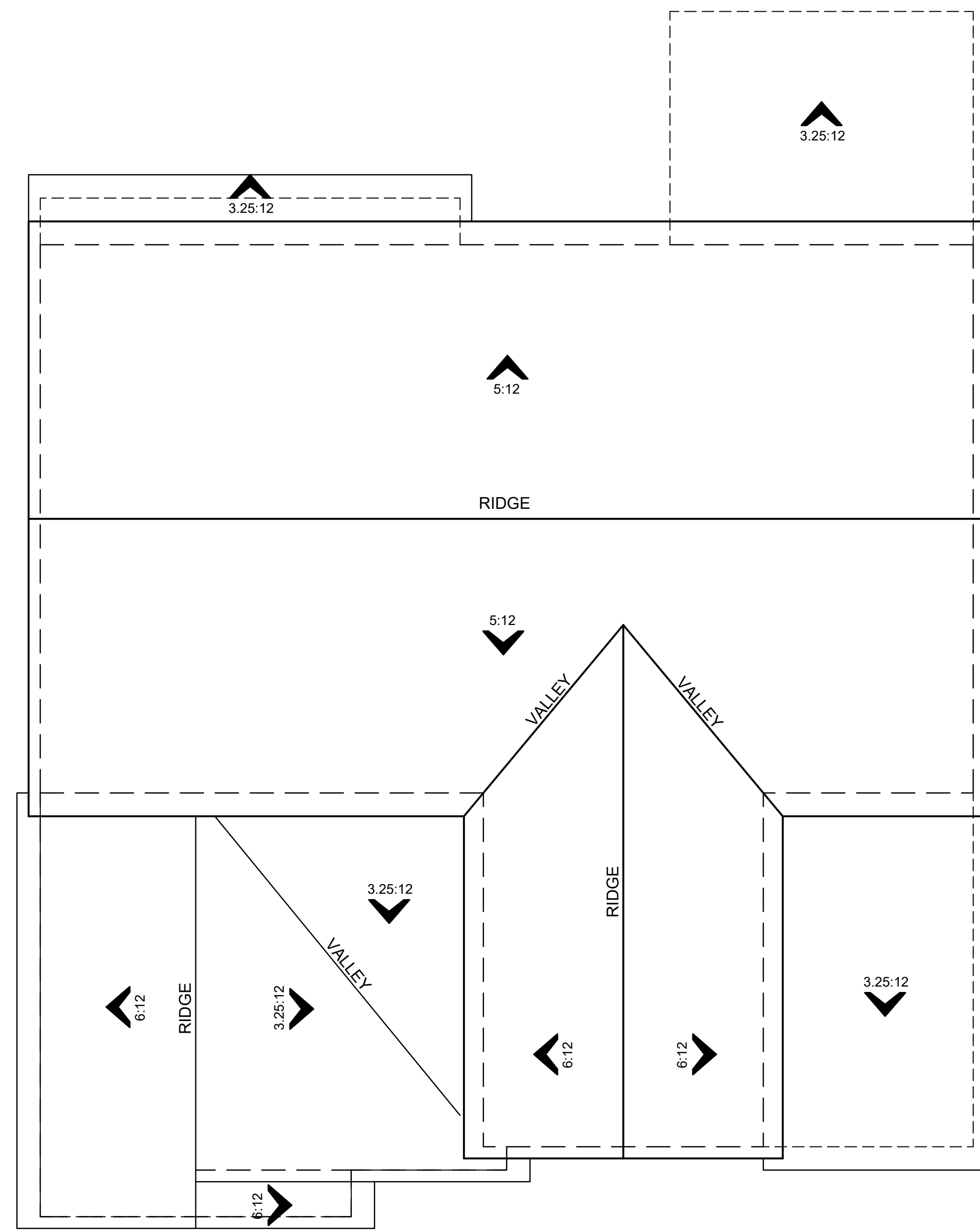
FRONT ELEVATION
COTTAGE

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

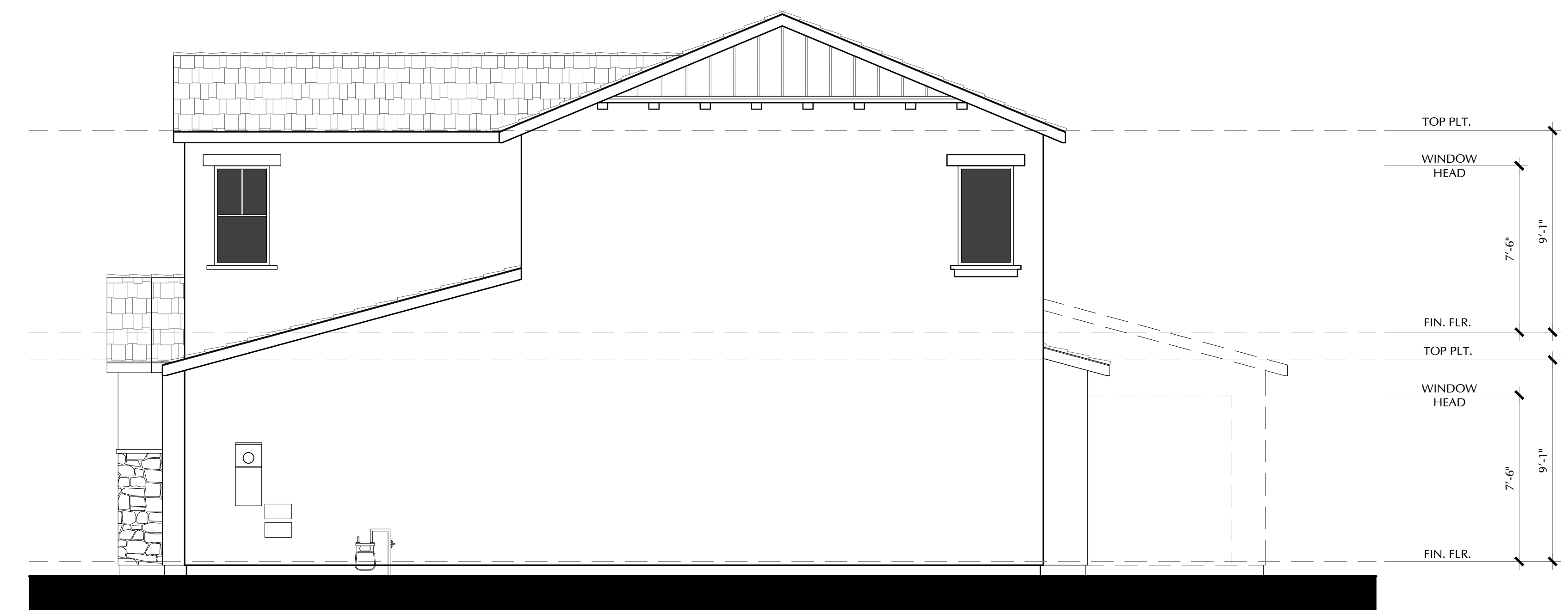


REAR
COTTAGE

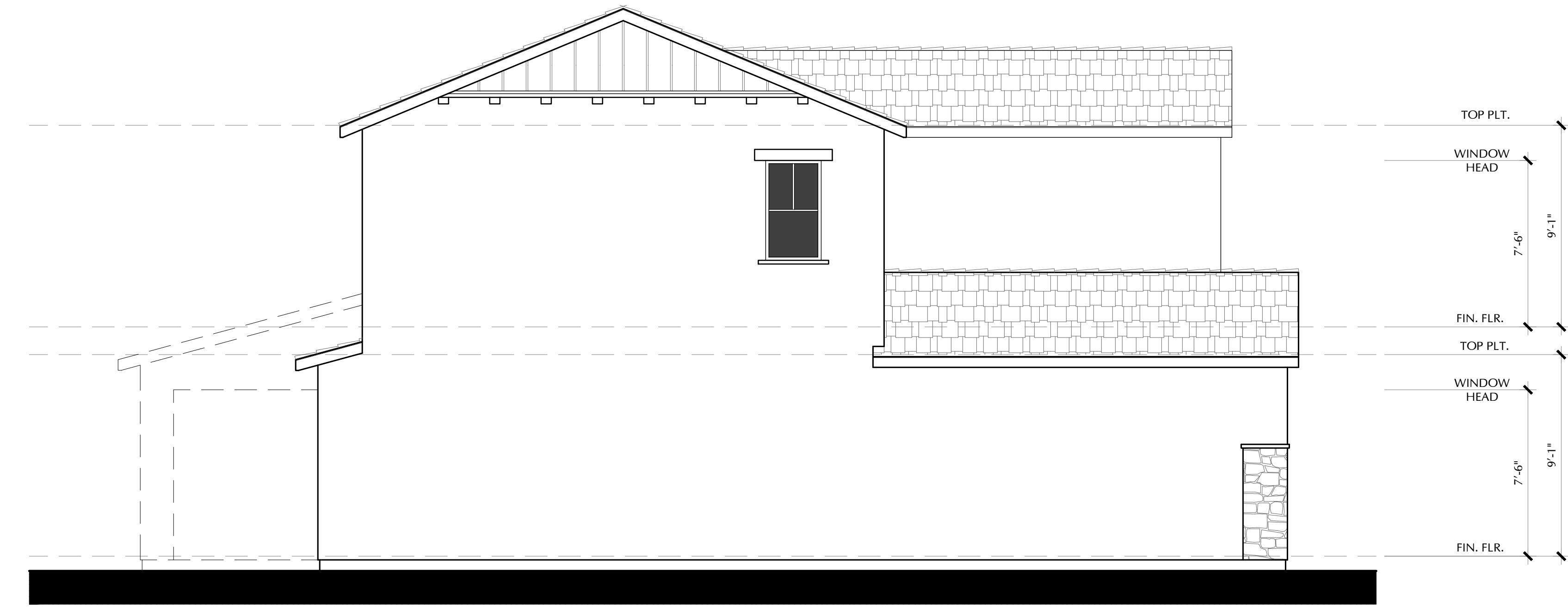
1-C
SCALE: 1/8"=1'-0"



ROOF PLAN
COTTAGE **1-C**
SCALE: 1/4"=1'-0"



RIGHT
COTTAGE **1-C**
SCALE: 1/4"=1'-0"



LEFT
COTTAGE **1-C**
SCALE: 1/4"=1'-0"



PLAN 2A - SPANISH
COLOR SCHEME 2

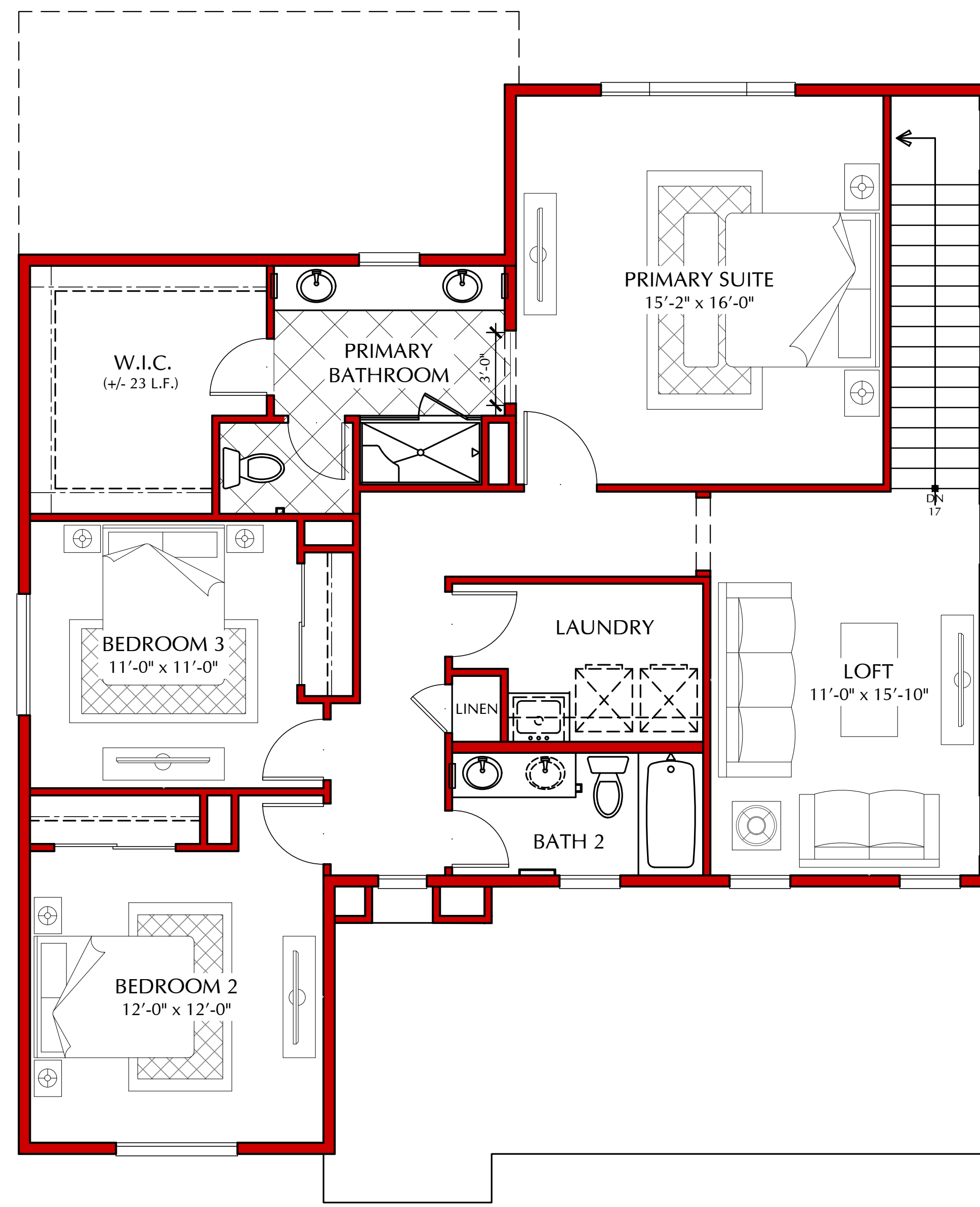


PLAN 2B - ITALIAN
COLOR SCHEME 5

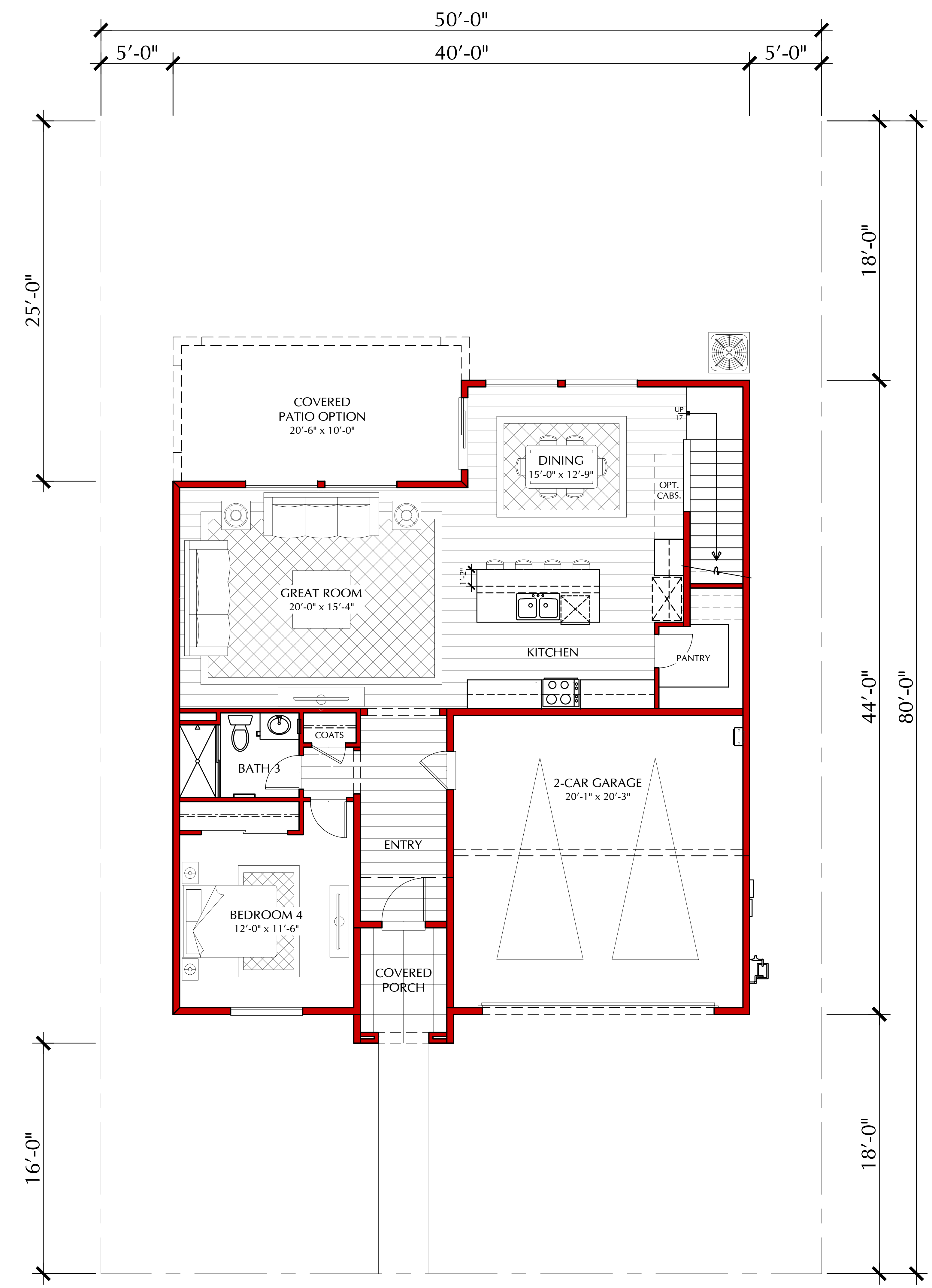


PLAN 2C - COTTAGE
COLOR SCHEME 9

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Refer to actual materials for color & texture accuracy.



SECOND FLOOR



FIRST FLOOR

PLAN 2

4 BEDROOMS / 3 BATHS / LOFT
2 CAR GARAGE

AREA TABULATION

FIRST FLOOR	1,155 S.F.
SECOND FLOOR	1,255 S.F.
TOTAL	2,410 S.F.

COVERED PORCH	50 S.F.
GARAGE (2 CAR)	429 S.F.
COVERED PATIO OPT.	196 S.F.



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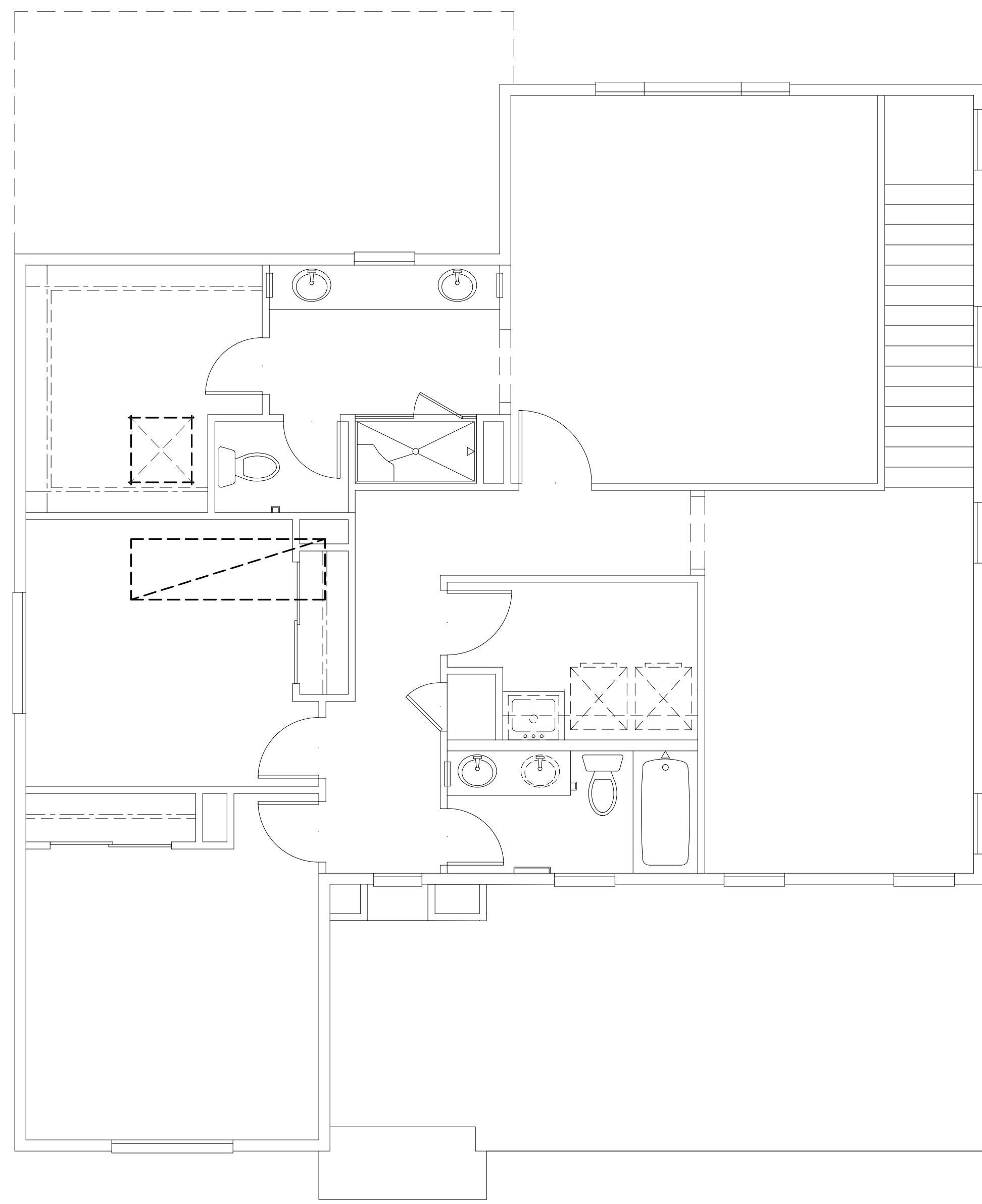


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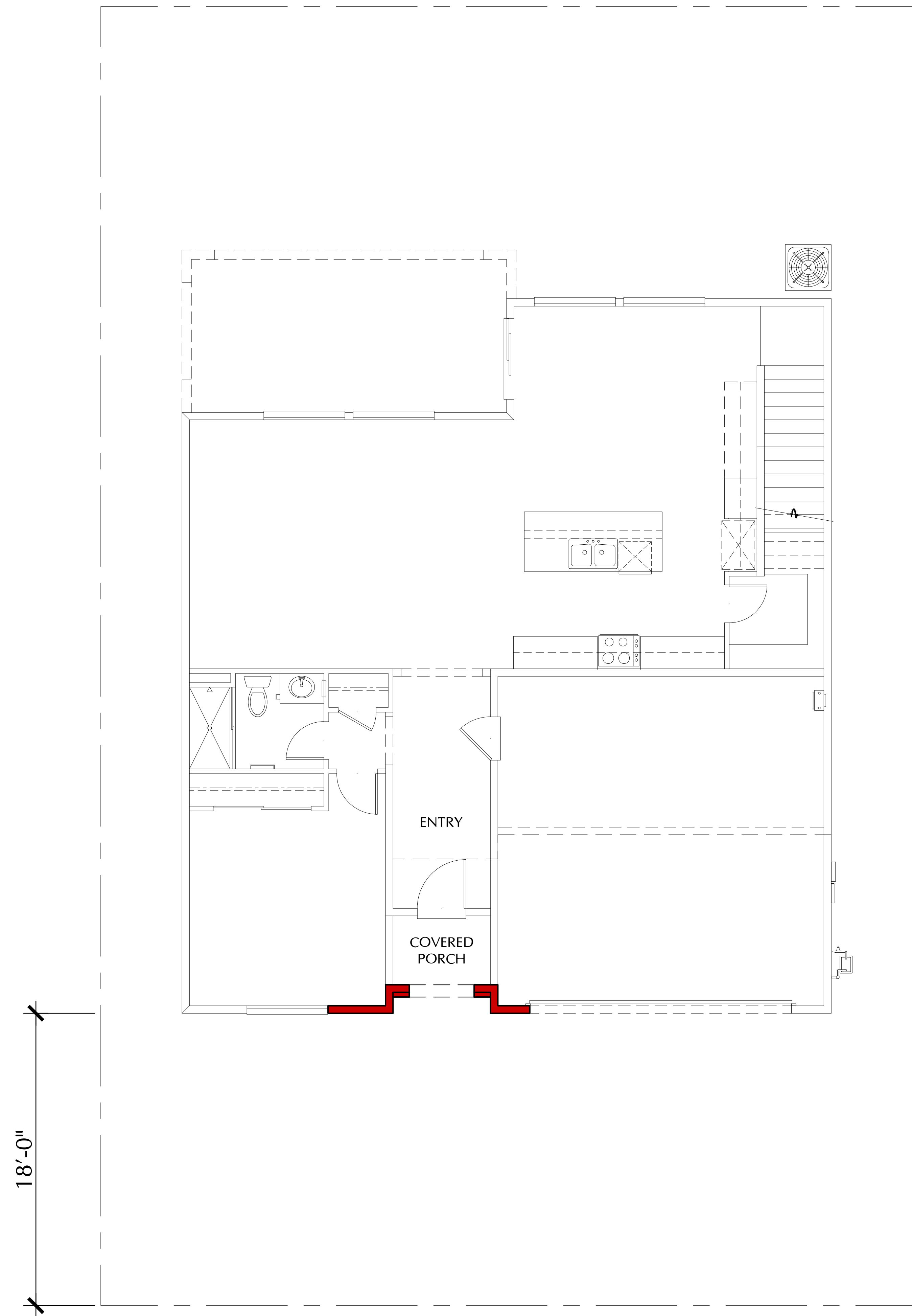
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ROSEVILLE, CALIFORNIA

JOB #: 106-19123
DATE: JULY 27th, 2020

PLAN 2
FLOOR PLAN



SECOND FLOOR



FIRST FLOOR

PLAN 2

4 BEDROOMS / 3 BATHS / LOFT
2 CAR GARAGE

AREA TABULATION

FIRST FLOOR	1,155 S.F.
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COVERED PATIO OPT.	196 S.F.



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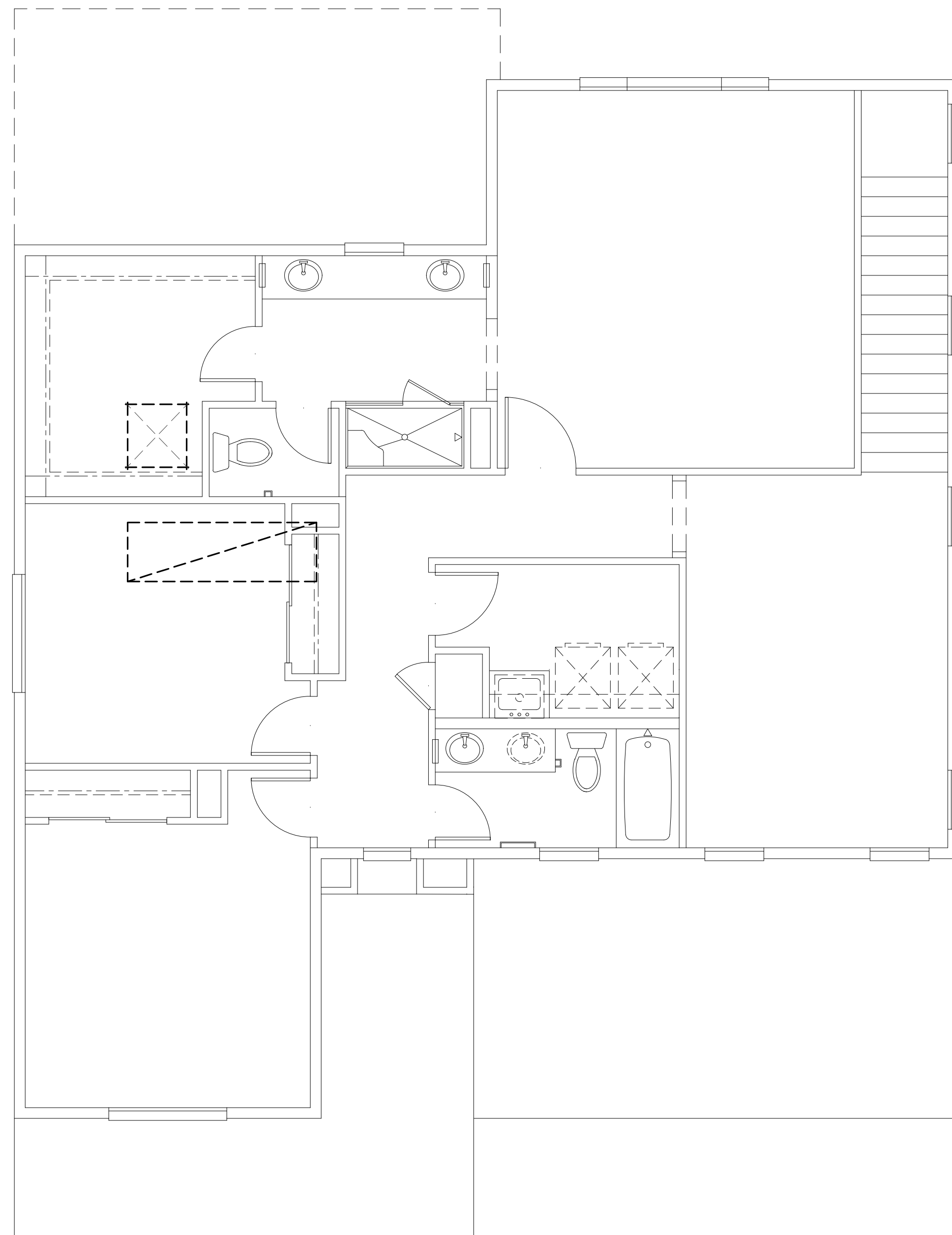


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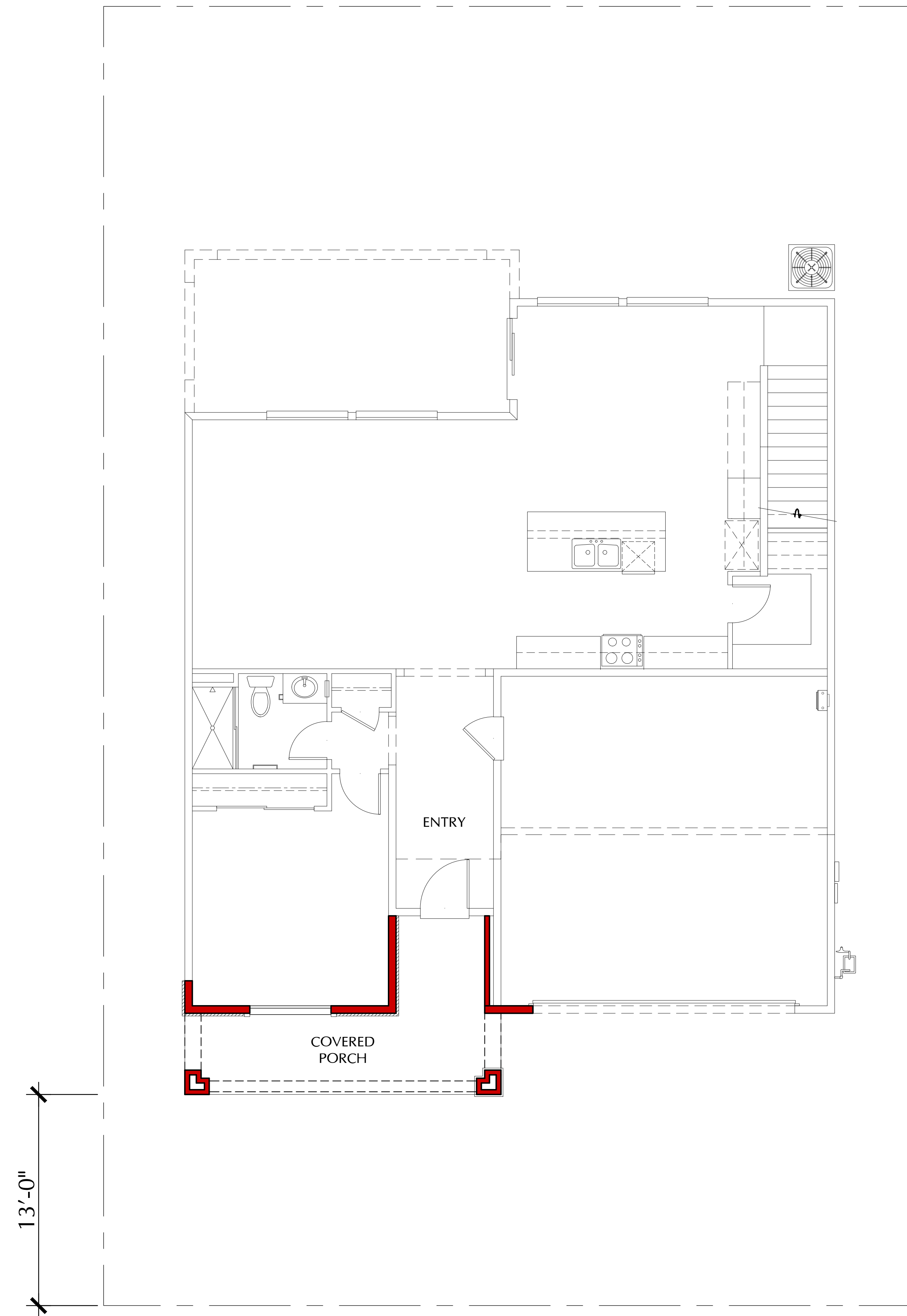
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DATE: JULY 27th, 2020

PLAN 2
FLOOR PLAN
ADDENDUM 'B'



SECOND FLOOR



FIRST FLOOR

PLAN 2

4 BEDROOMS / 3 BATHS / LOFT
2 CAR GARAGE

AREA TABULATION

FIRST FLOOR	1,155 S.F.
SECOND FLOOR	1,255 S.F.
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COVERED PATIO OPT.	196 S.F.



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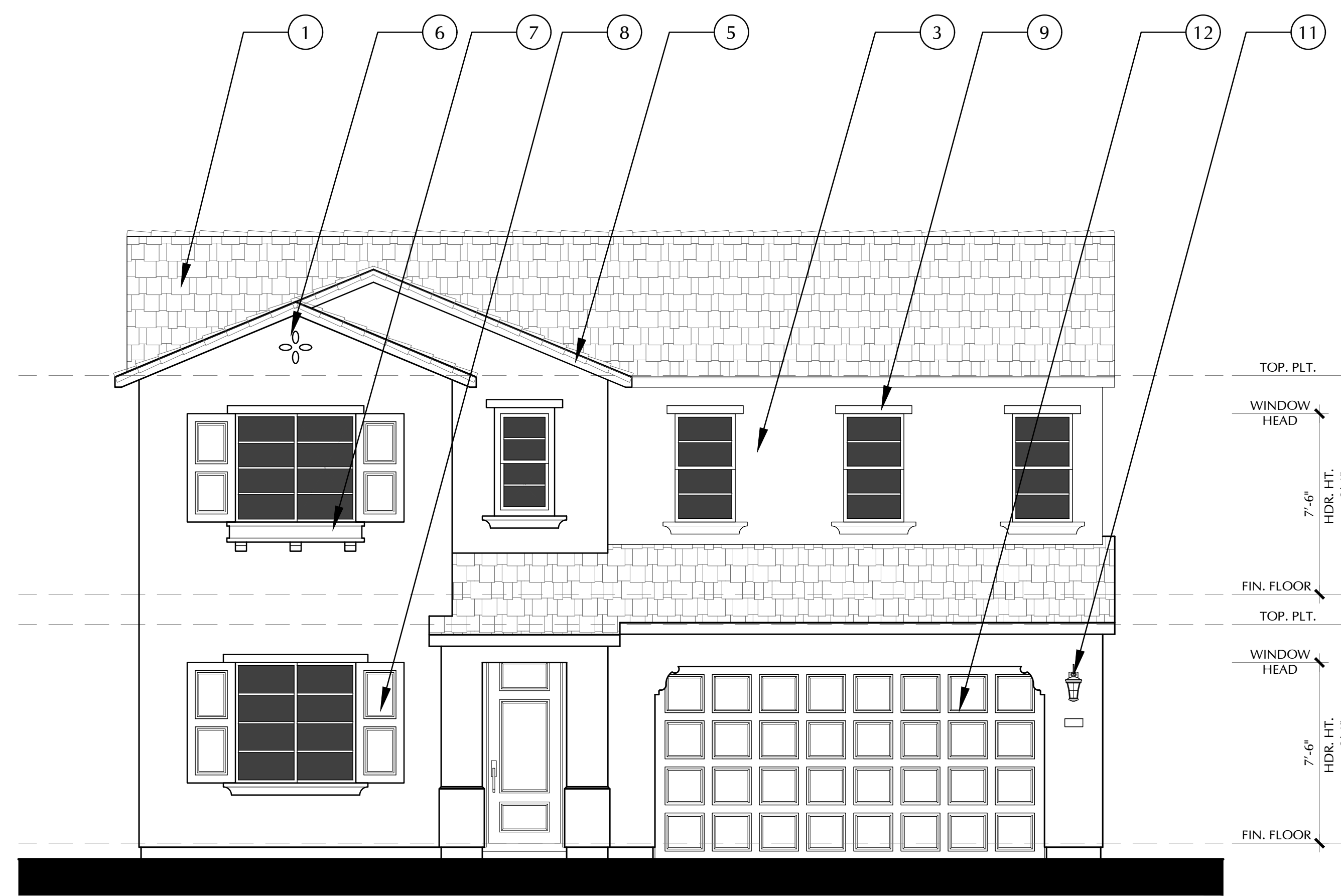


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PLAN 2
FLOOR PLAN
ADDENDUM 'C'



FRONT ELEVATION
SPANISH

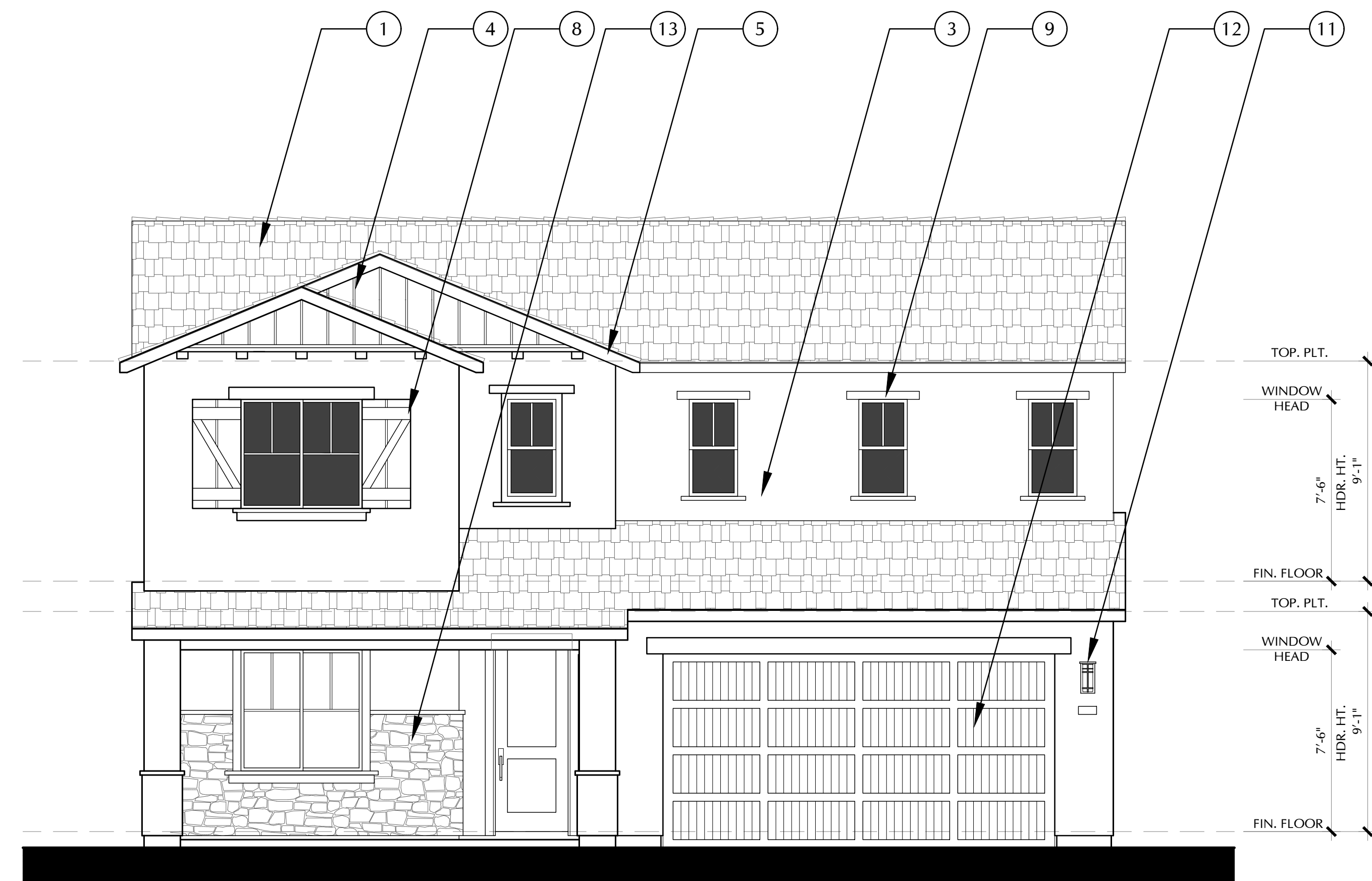
2-A
SCALE: 1/4"=1'-0"

- MATERIAL CALLOUTS**
- 1 - CONCRETE FLAT TILE ROOF
 - 2 - NOT USED
 - 3 - STUCCO
 - 4 - BOARD AND BATTEN
 - 5 - WOOD FASCIA/BARGE
 - 6 - DECORATIVE FOAM GABLE END DETAIL
 - 7 - FOAM POTSHELF
 - 8 - FOAM SHUTTER
 - 9 - FOAM TRIM
 - 10 - FOAM CORBEL
 - 11 - EXTERIOR LIGHT
 - 12 - ROLL UP GARAGE DOOR
 - 13 - STONE VENEER



FRONT ELEVATION
ITALIAN

2-B
SCALE: 1/4"=1'-0"



FRONT ELEVATION
COTTAGE

2-C
SCALE: 1/4"=1'-0"



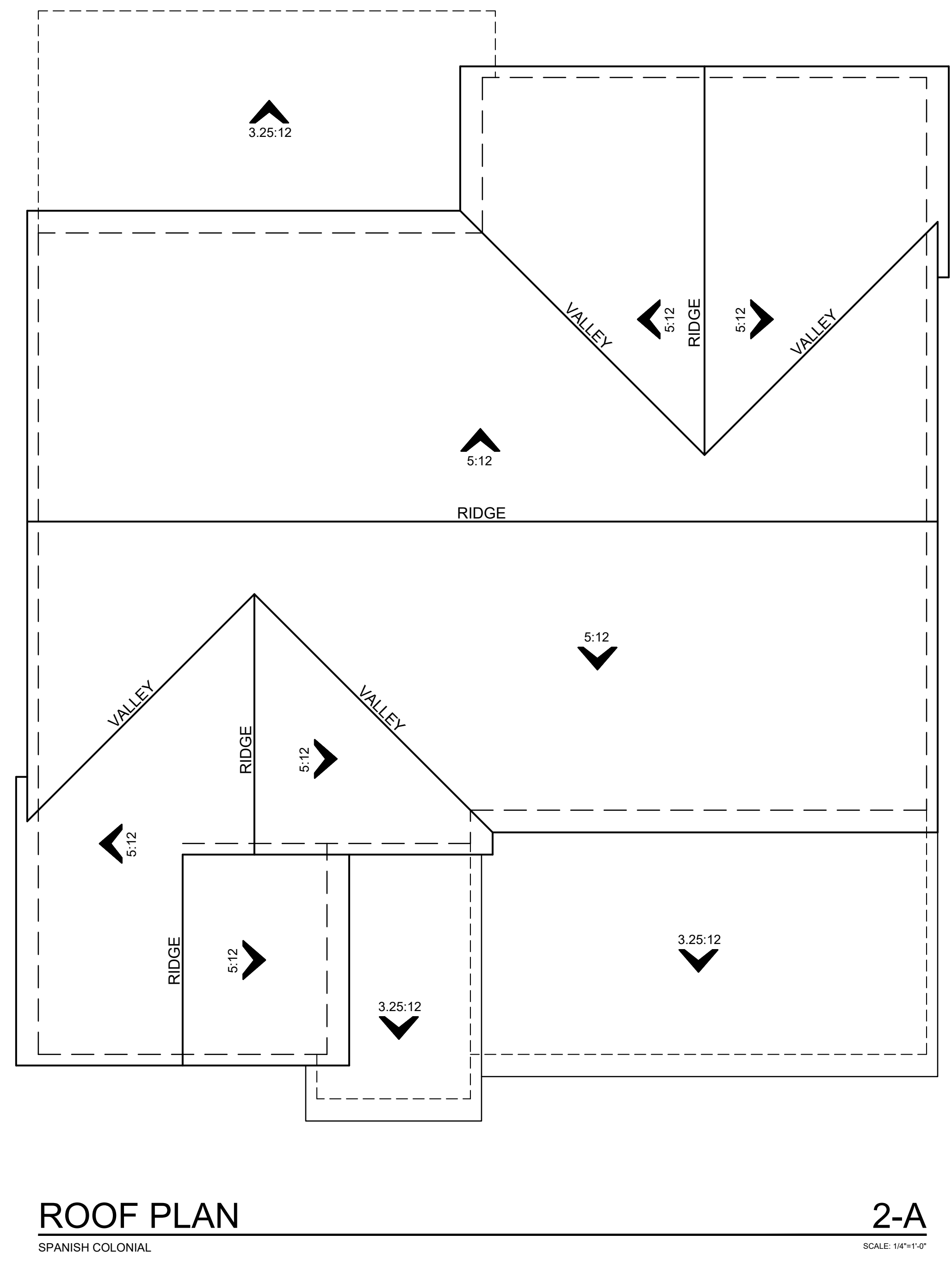
FRONT ELEVATION
SPANISH

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



REAR
SPANISH

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



ROOF PLAN **2-A**
SPANISH COLONIAL SCALE: 1/4"=1'-0"



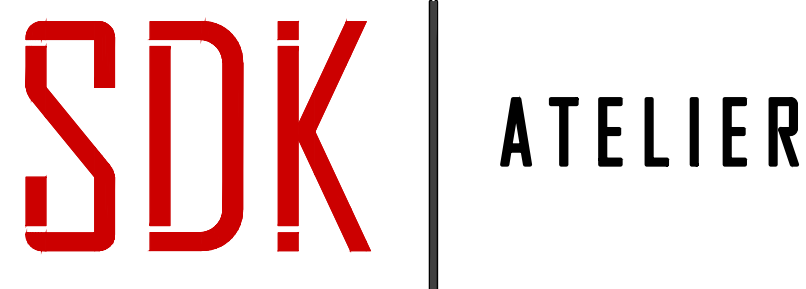
RIGHT **2-A**
SPANISH SCALE: 1/4"=1'-0"



LEFT **2-A**
SPANISH SCALE: 1/4"=1'-0"



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PLAN 2
LEFT & RIGHT (A)
ELEVATIONS



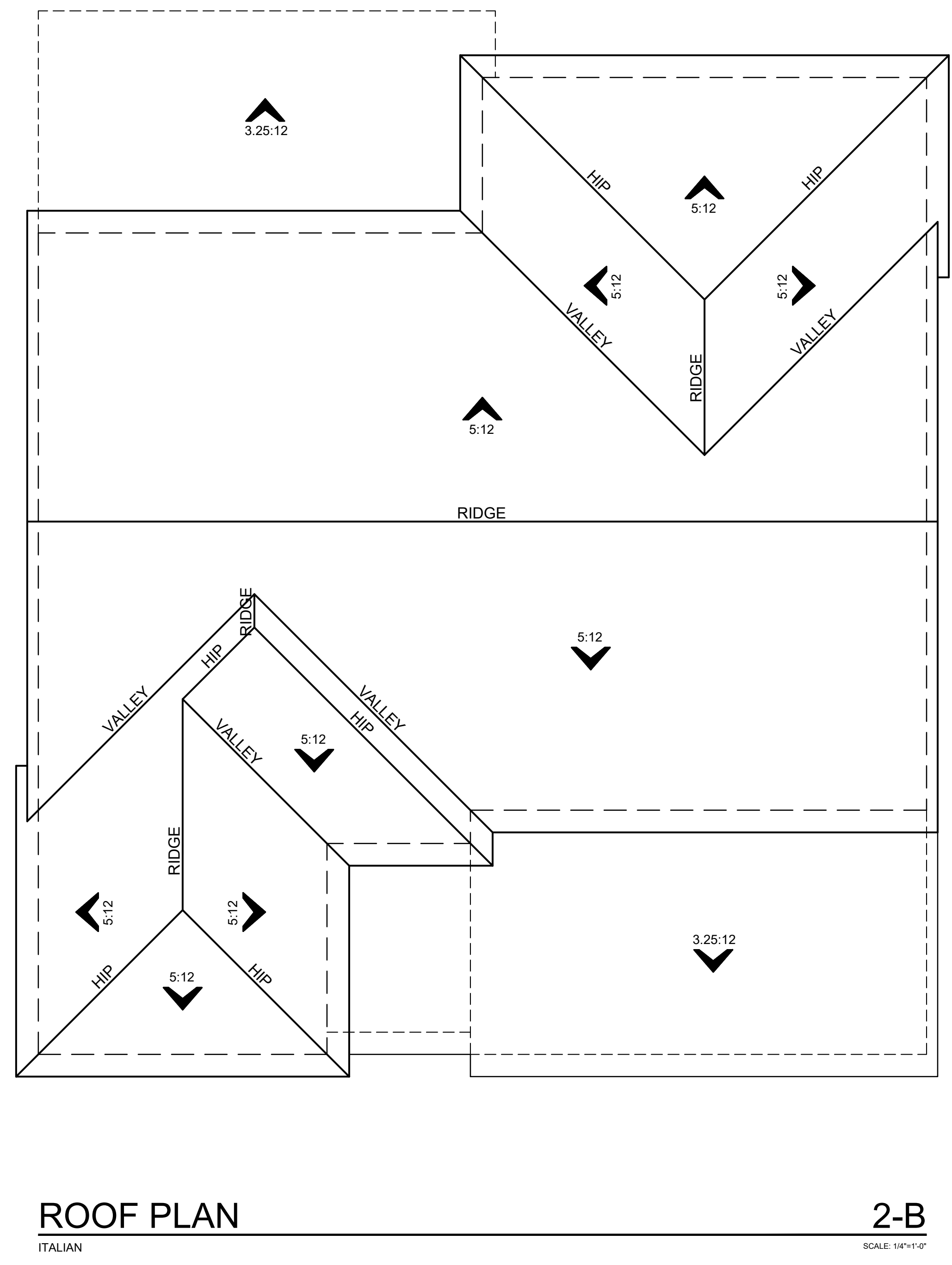
FRONT ELEVATION
ITALIAN

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



REAR
ITALIAN

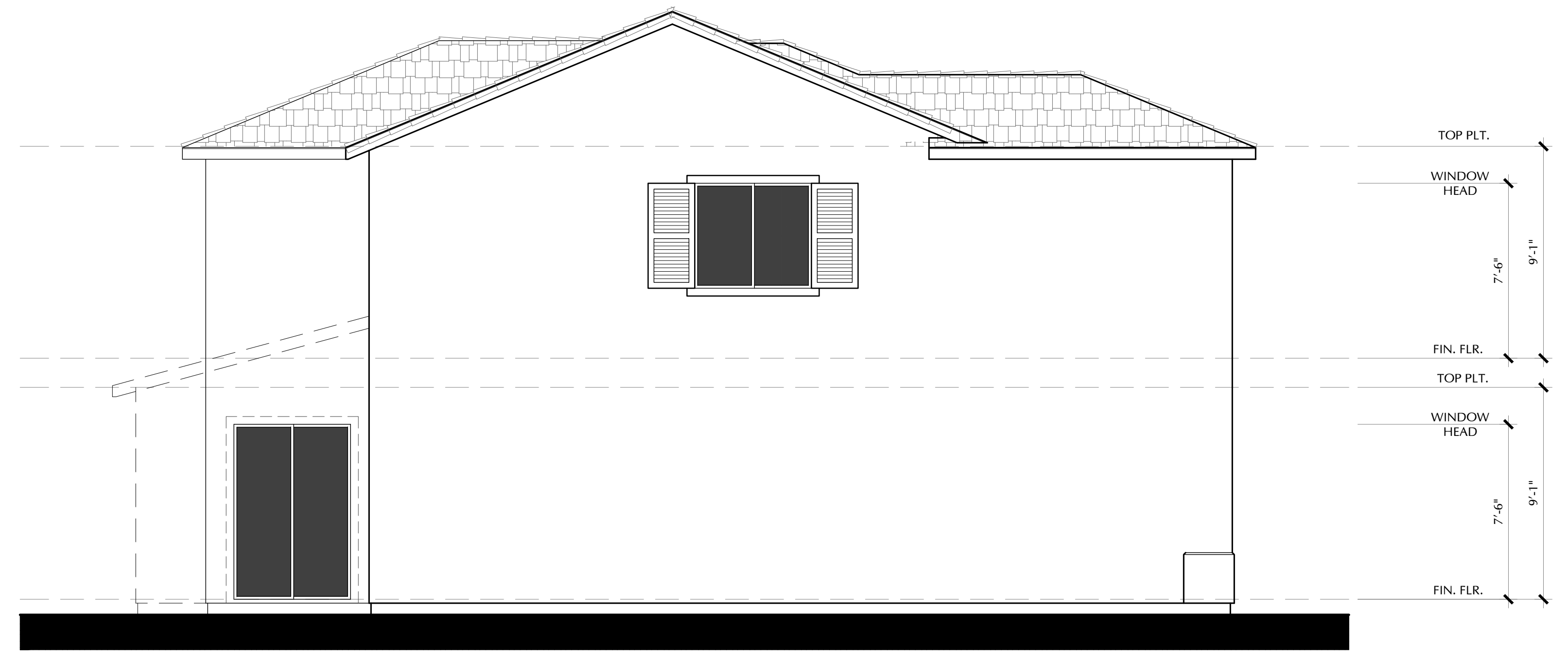
2-B
SCALE: 1/8"=1'-0"



ROOF PLAN **2-B**
ITALIAN SCALE: 1/4"=1'-0"



RIGHT **2-B**
ITALIAN SCALE: 1/4"=1'-0"



LEFT **2-B**
ITALIAN SCALE: 1/4"=1'-0"



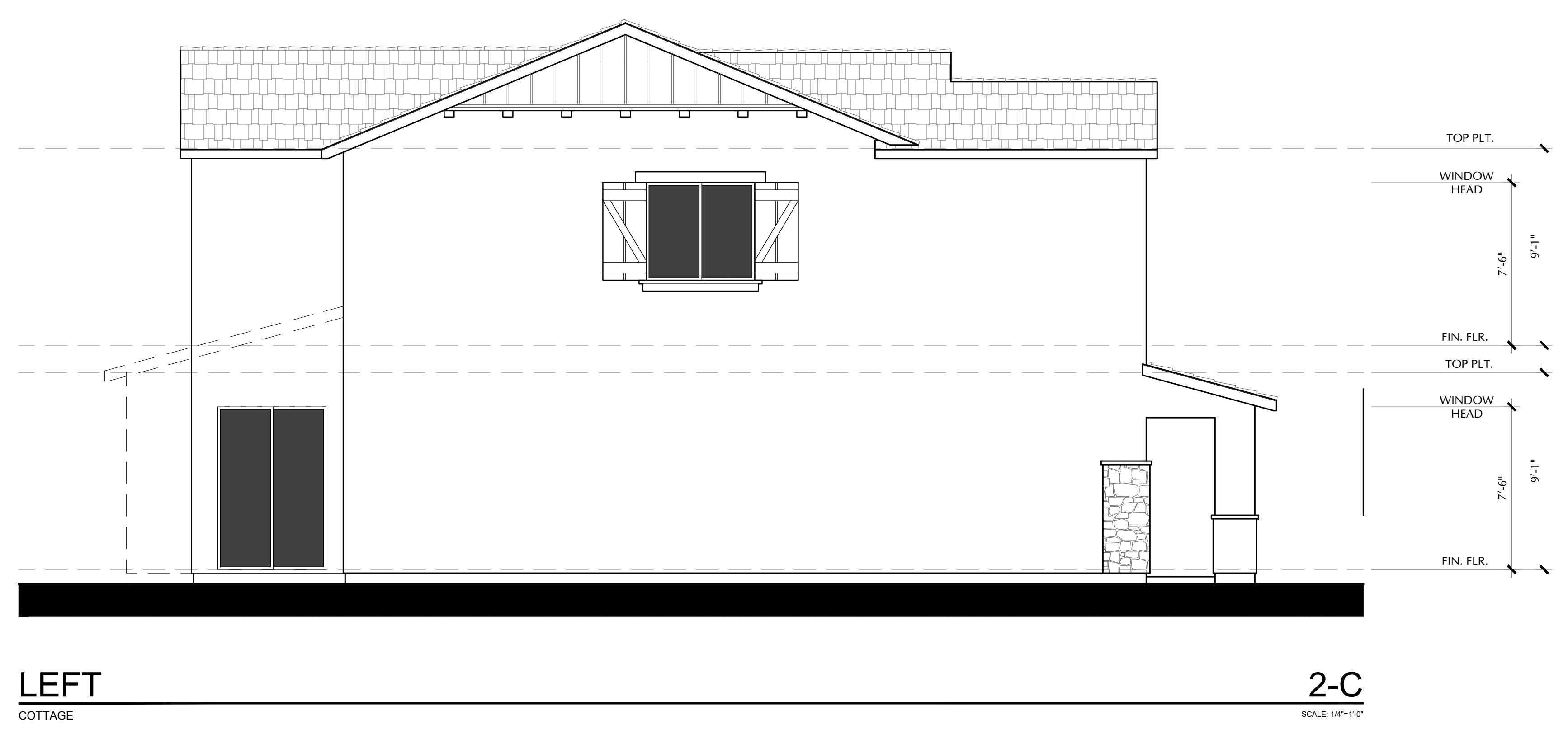
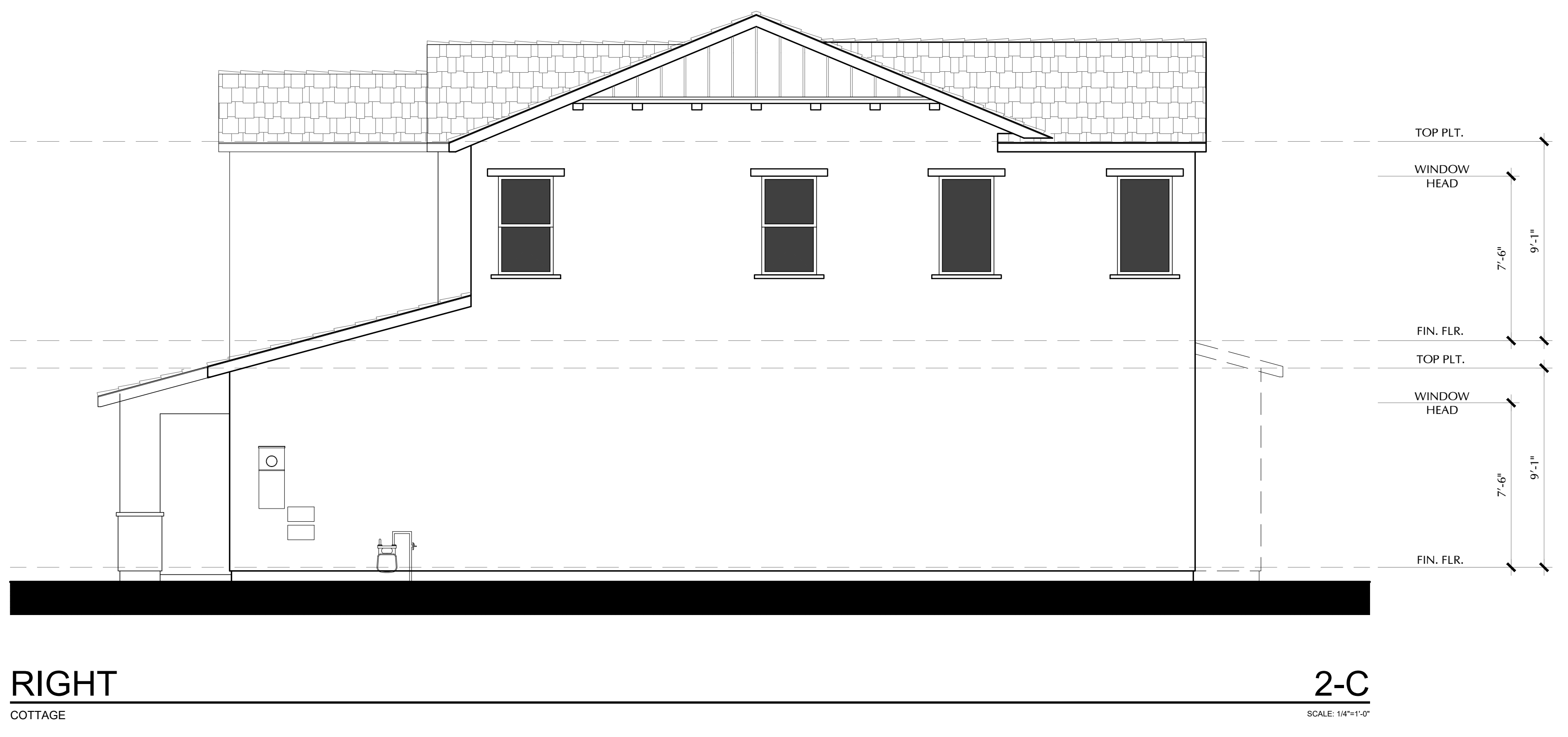
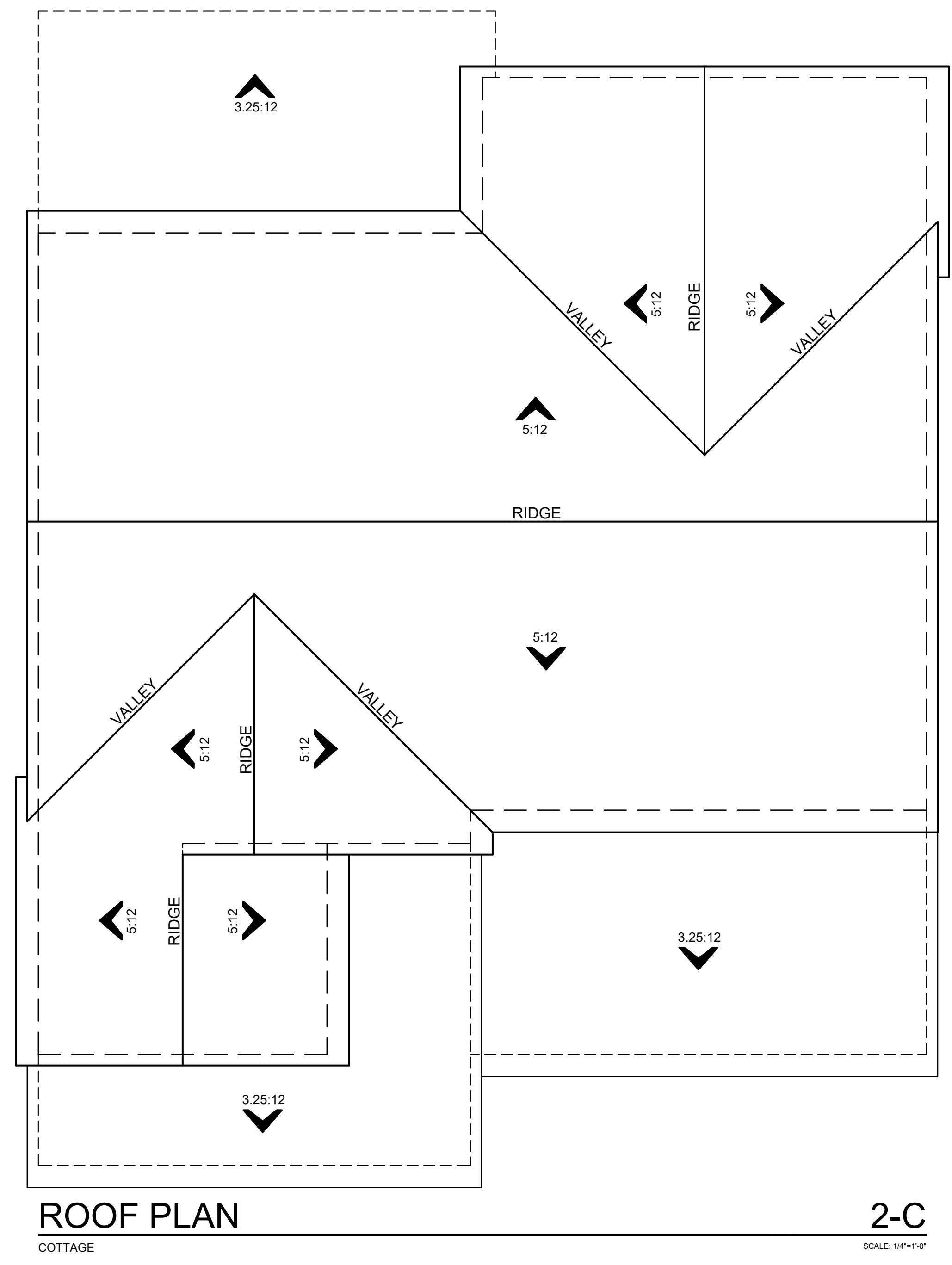
FRONT ELEVATION
COTTAGE

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



REAR
COTTAGE

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





PLAN 3A - SPANISH
COLOR SCHEME 4

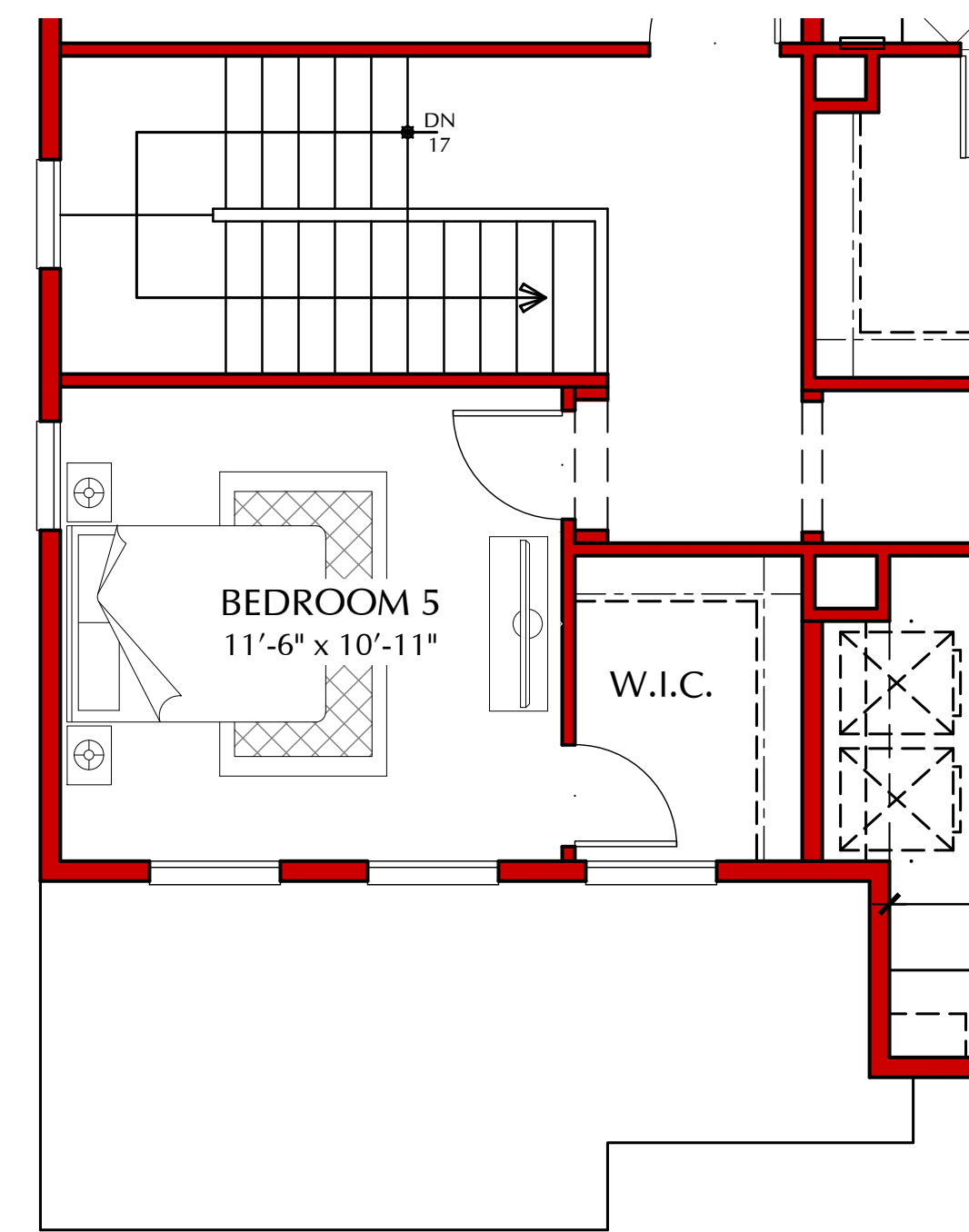


PLAN 3B - ITALIAN
COLOR SCHEME 7

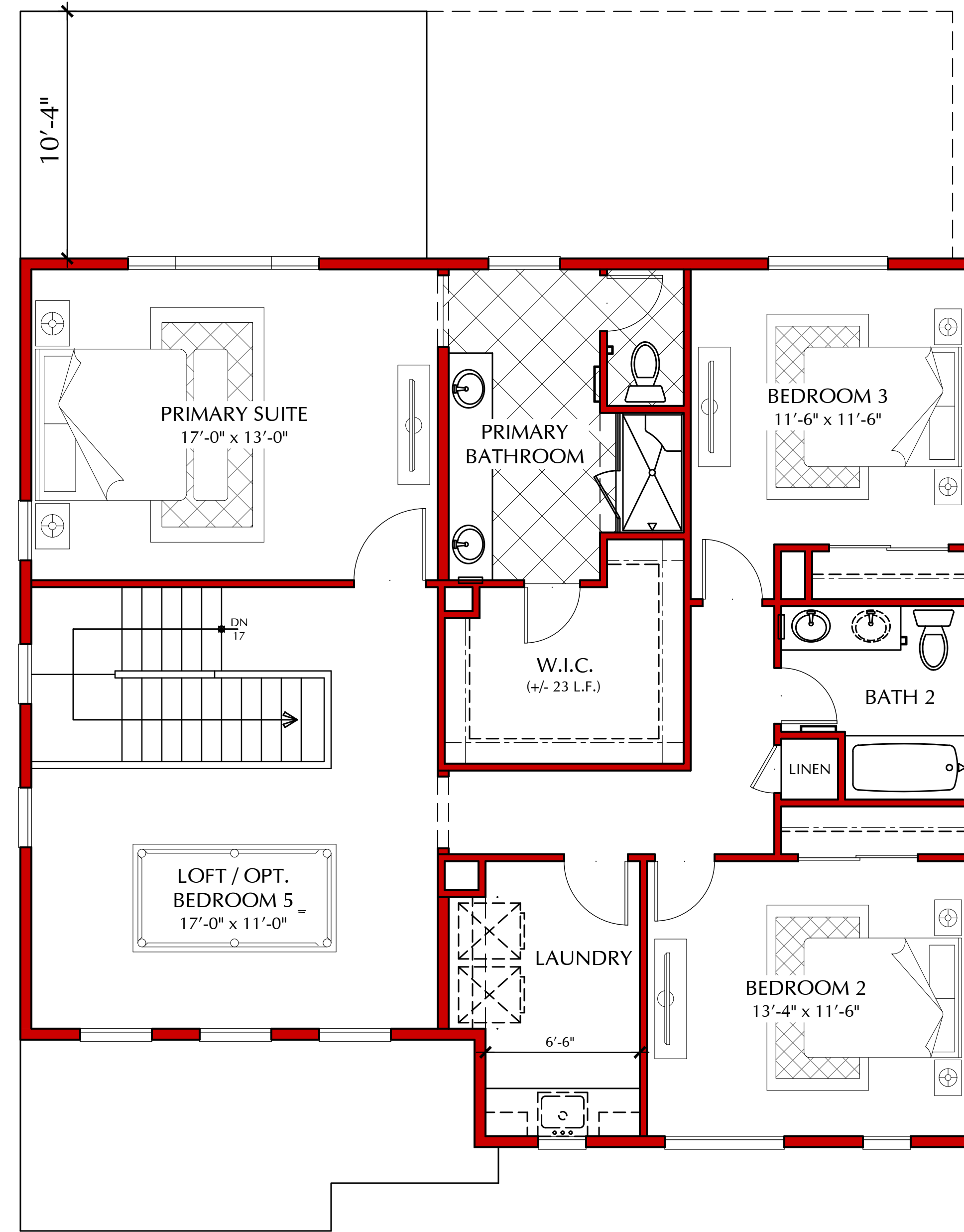


PLAN 3C - COTTAGE
COLOR SCHEME 10

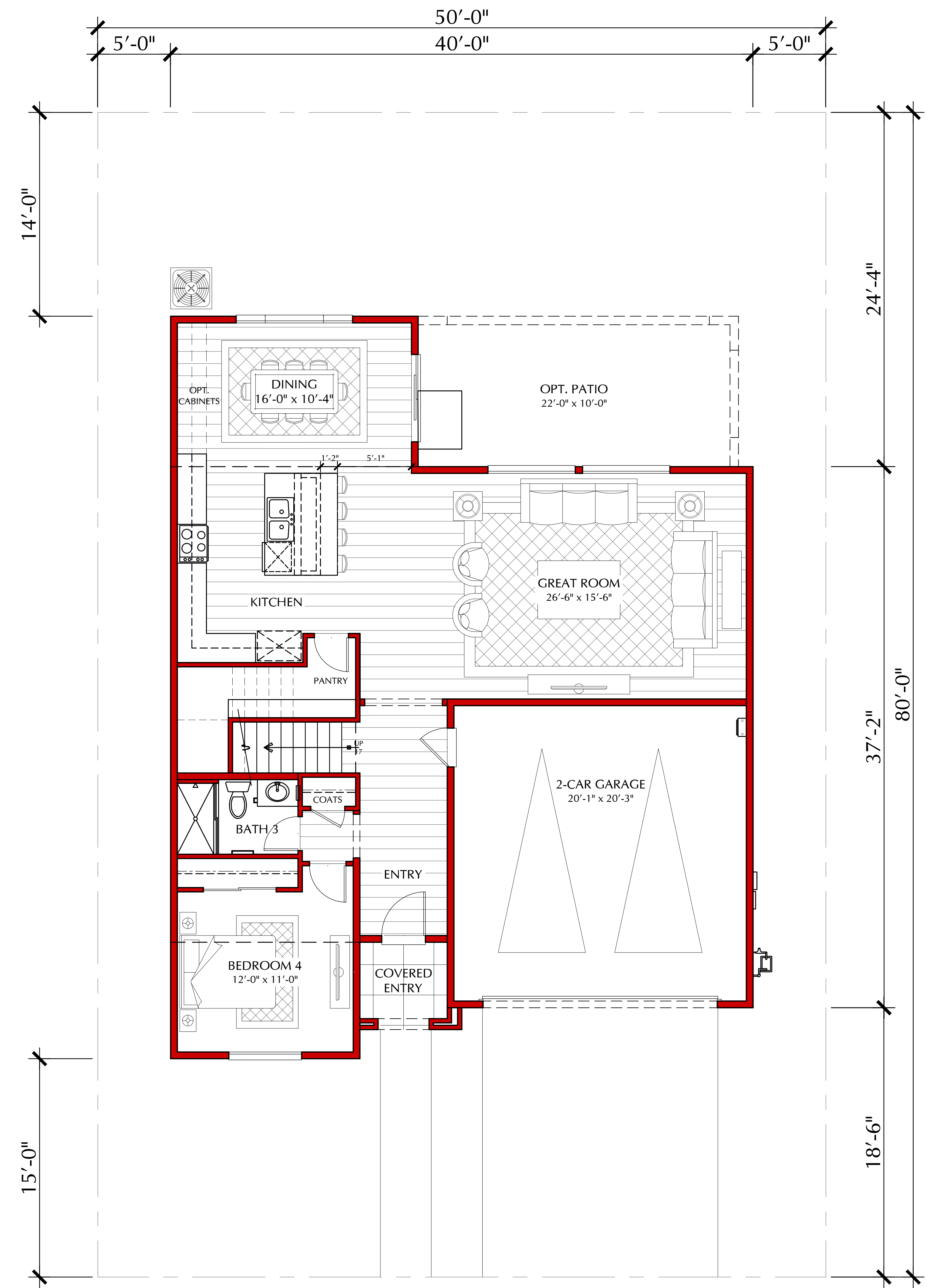
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Refer to actual materials for color & texture accuracy.



BEDROOM 5
(IN LIEU OF LOFT)



SECOND FLOOR



FIRST FLOOR

PLAN 3

4 BEDROOMS / 3 BATHS / LOFT / BEDRM 5 OPTION
2 CAR GARAGE

AREA TABULATION

FIRST FLOOR	1,253 S.F.
SECOND FLOOR	1,325 S.F.
TOTAL	2,578 S.F.

COVERED ENTRY	38 S.F.
GARAGE (2 CAR)	428 S.F.
COVERED PATIO OPT.	220 S.F.



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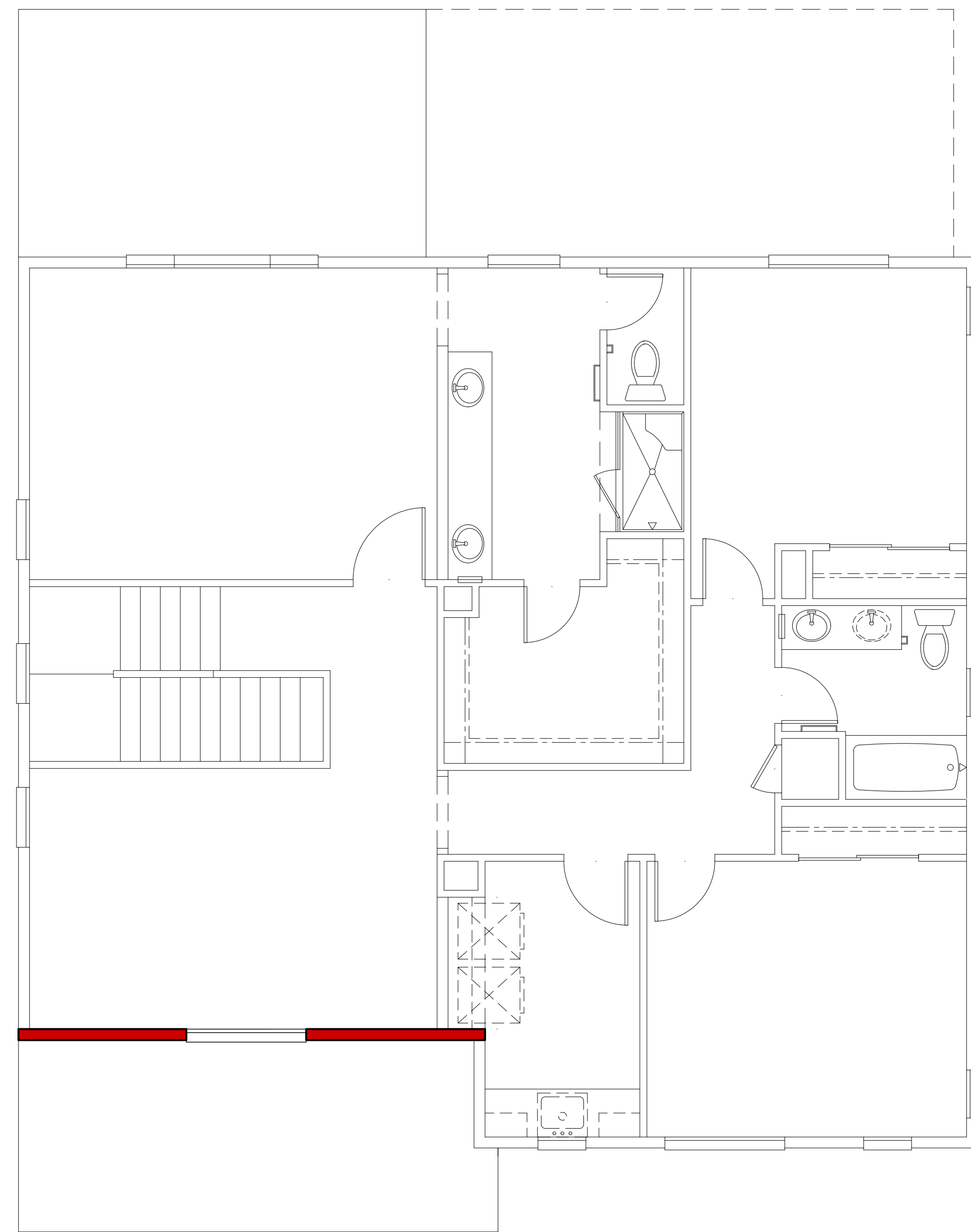


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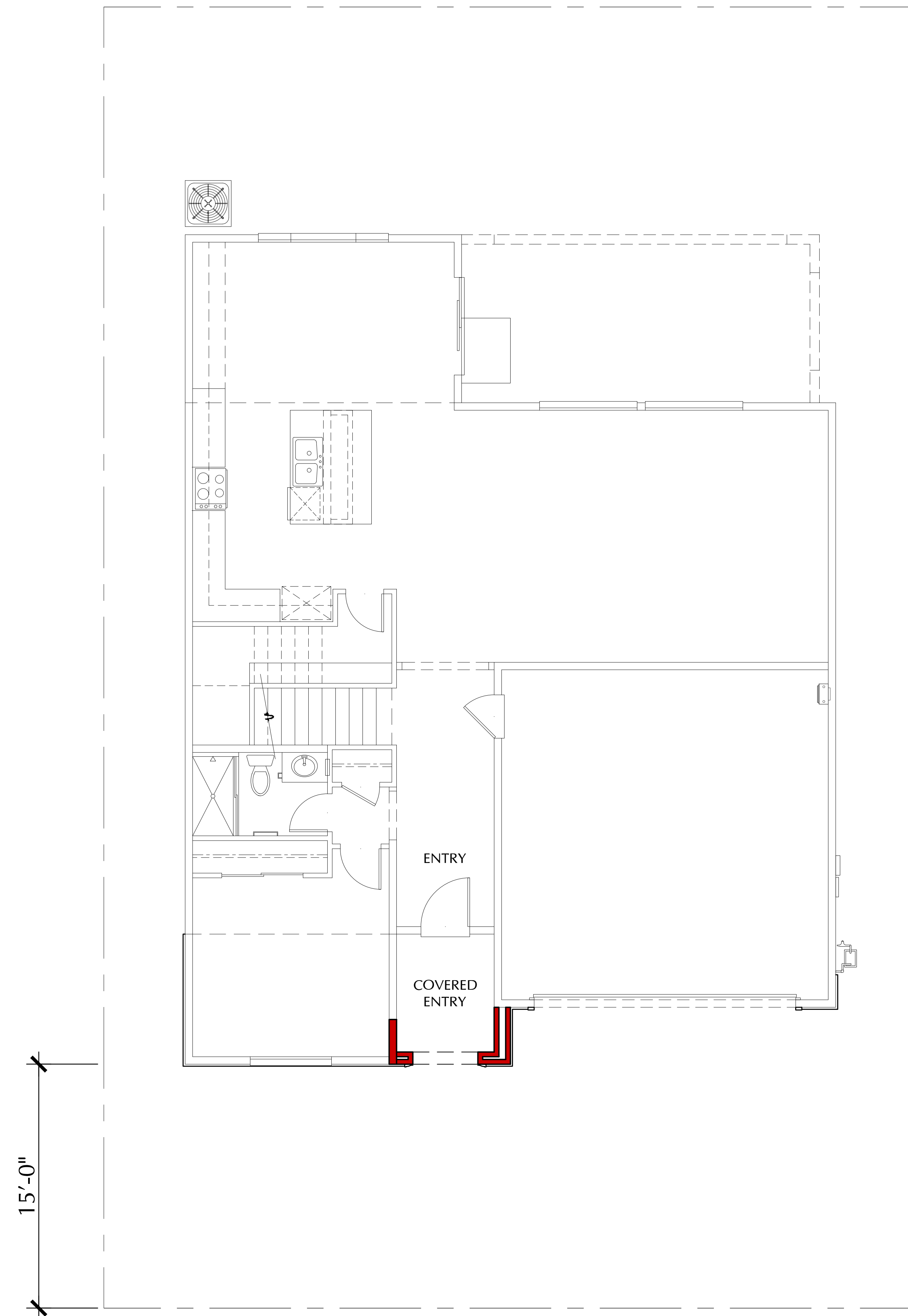
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PLAN 3
FLOOR PLAN



SECOND FLOOR



FIRST FLOOR

PLAN 3

4 BEDROOMS / 3 BATHS / LOFT / BEDRM 5 OPTION
2 CAR GARAGE

AREA TABULATION

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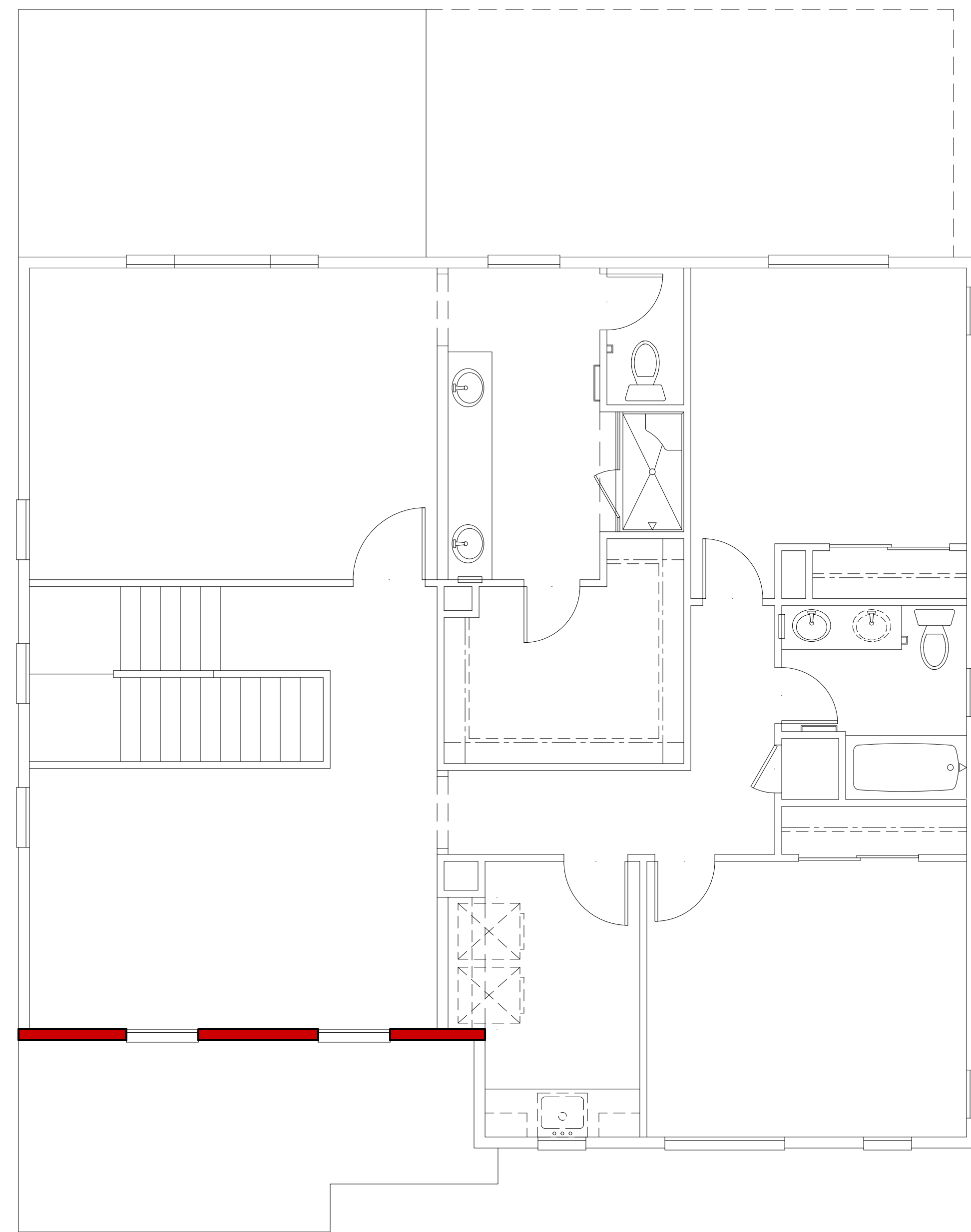


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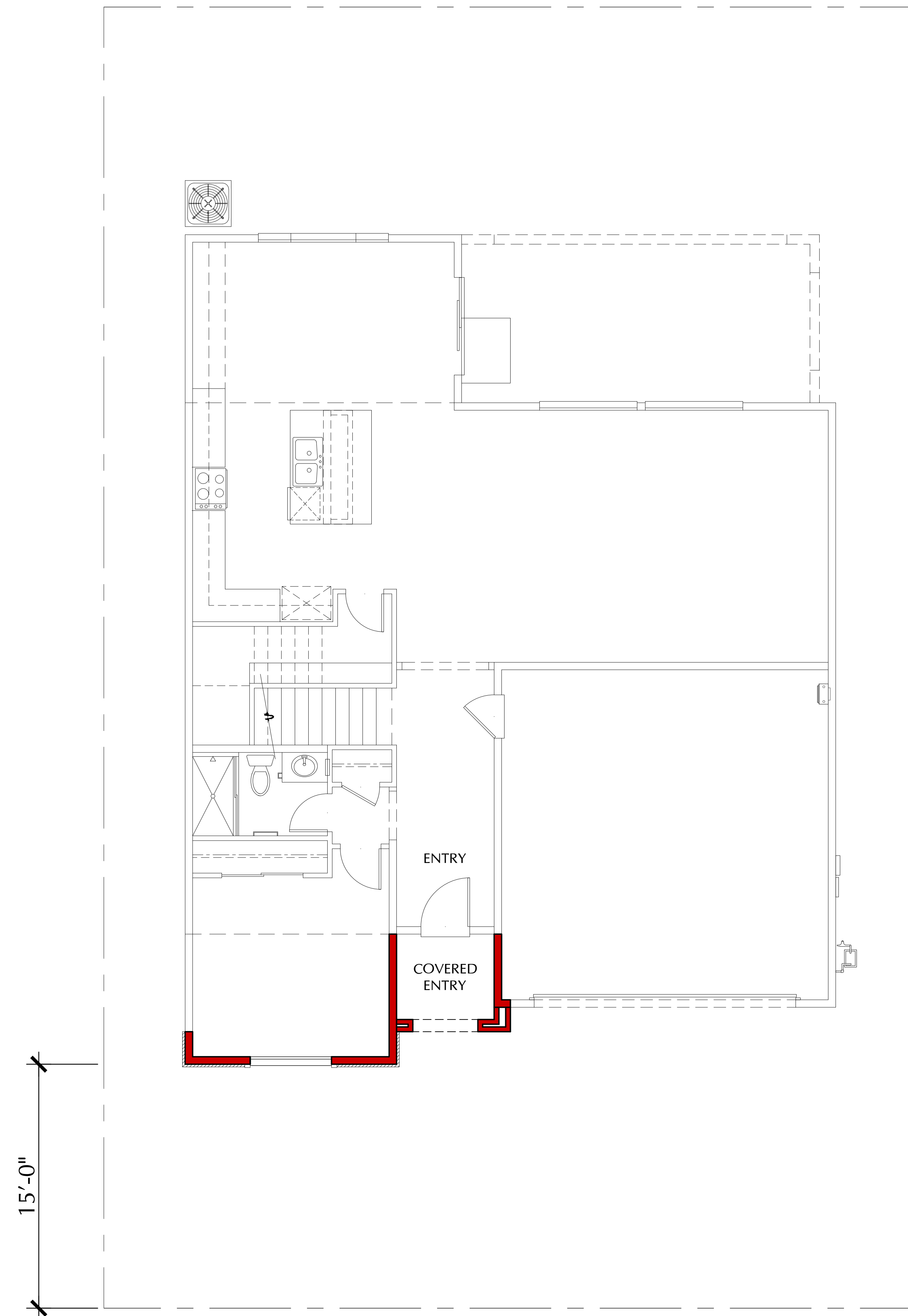
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PLAN 3
FLOOR PLAN
ADDENDUM 'B'



SECOND FLOOR



FIRST FLOOR

PLAN 3

4 BEDROOMS / 3 BATHS / LOFT / BEDRM 5 OPTION
2 CAR GARAGE

AREA TABULATION

FIRST FLOOR	1,253 S.F.
SECOND FLOOR	1,325 S.F.
TOTAL	2,578 S.F.

COVERED ENTRY	38 S.F.
GARAGE (2 CAR)	428 S.F.
COVERED PATIO OPT.	220 S.F.



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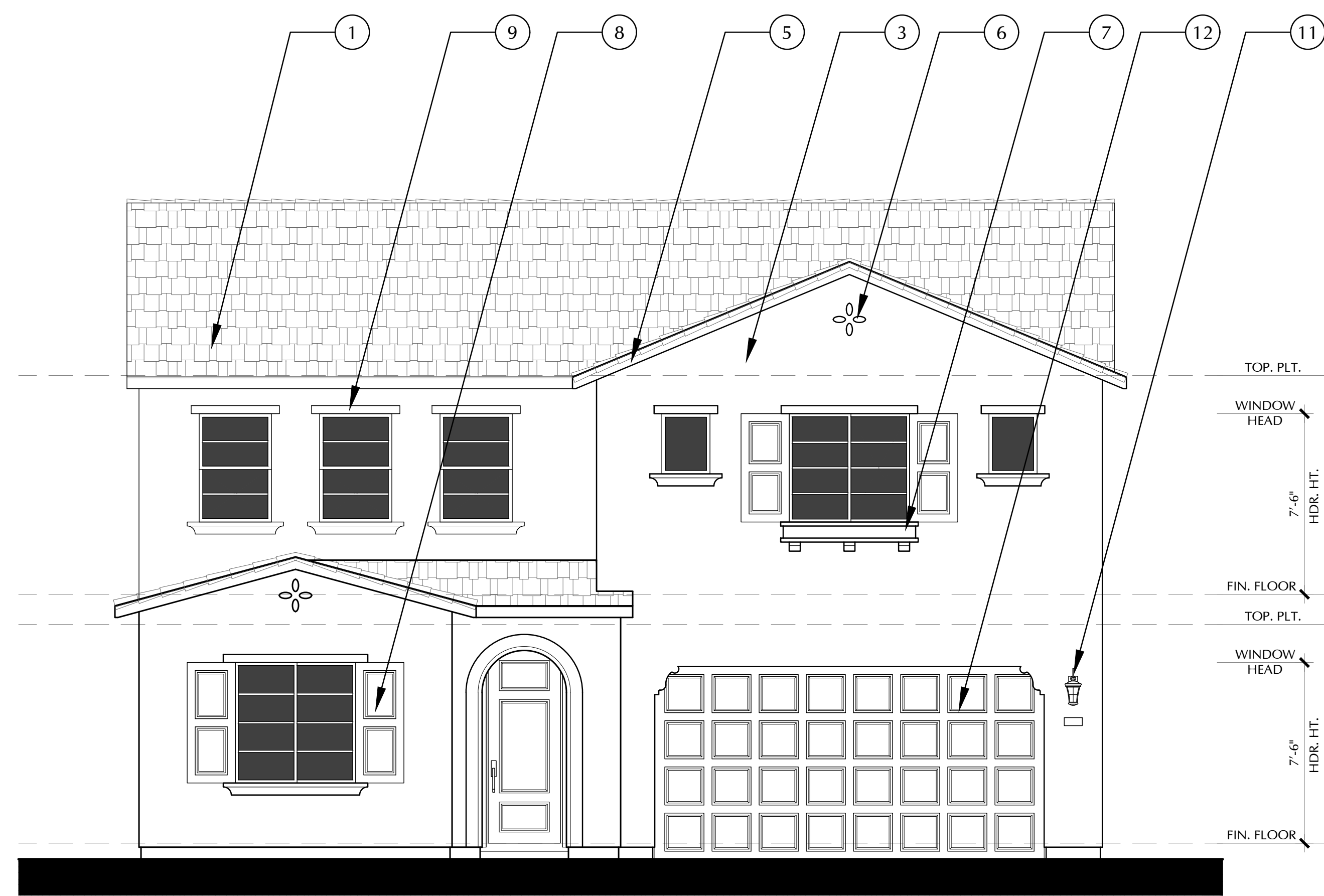


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PLAN 3
FLOOR PLAN
ADDENDUM 'C'



FRONT ELEVATION
SPANISH

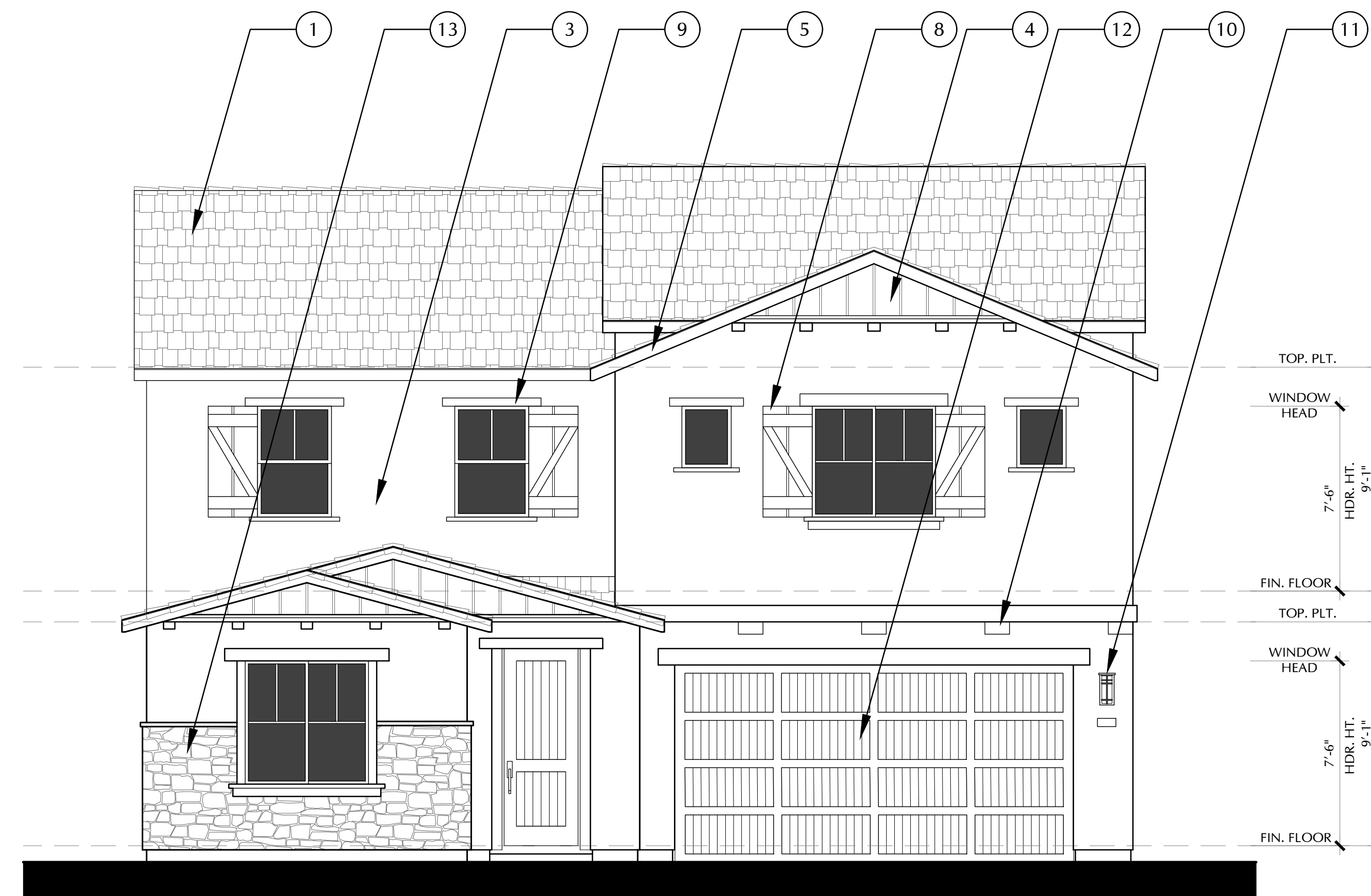
3-A
SCALE: 1/4"=1'-0"

- MATERIAL CALLOUTS**
- 1 - CONCRETE FLAT TILE ROOF
 - 2 - NOT USED
 - 3 - STUCCO
 - 4 - BOARD AND BATTEN
 - 5 - WOOD FASCIA/BARGE
 - 6 - DECORATIVE FOAM GABLE END DETAIL
 - 7 - FOAM POTSHELF
 - 8 - FOAM SHUTTER
 - 9 - FOAM TRIM
 - 10 - FOAM CORBEL
 - 11 - EXTERIOR LIGHT
 - 12 - ROLL UP GARAGE DOOR
 - 13 - STONE VENEER



FRONT ELEVATION
ITALIAN

3-B
SCALE: 1/4"=1'-0"



FRONT ELEVATION
COTTAGE

3-C
SCALE: 1/4"=1'-0"



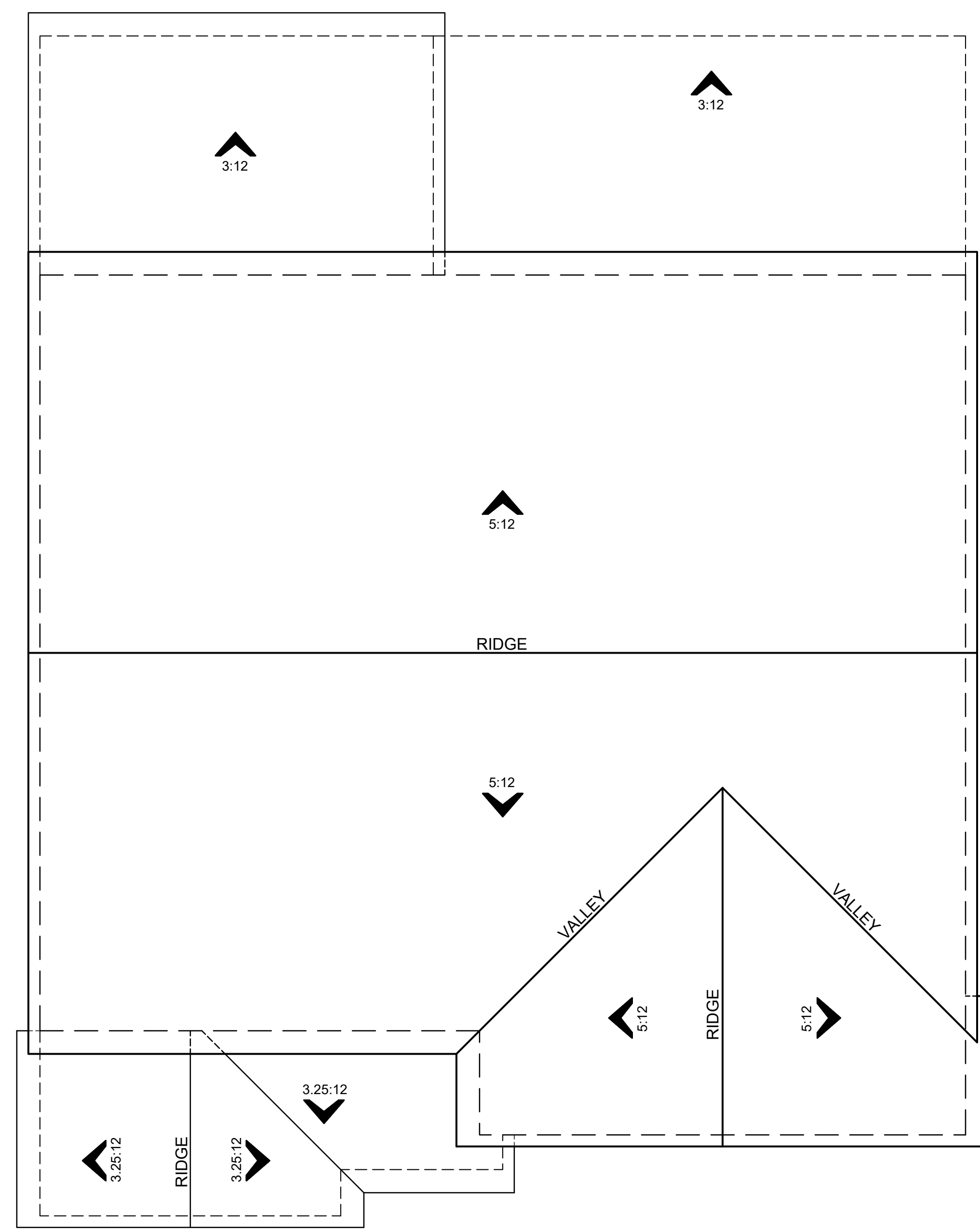
FRONT ELEVATION
SPANISH

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



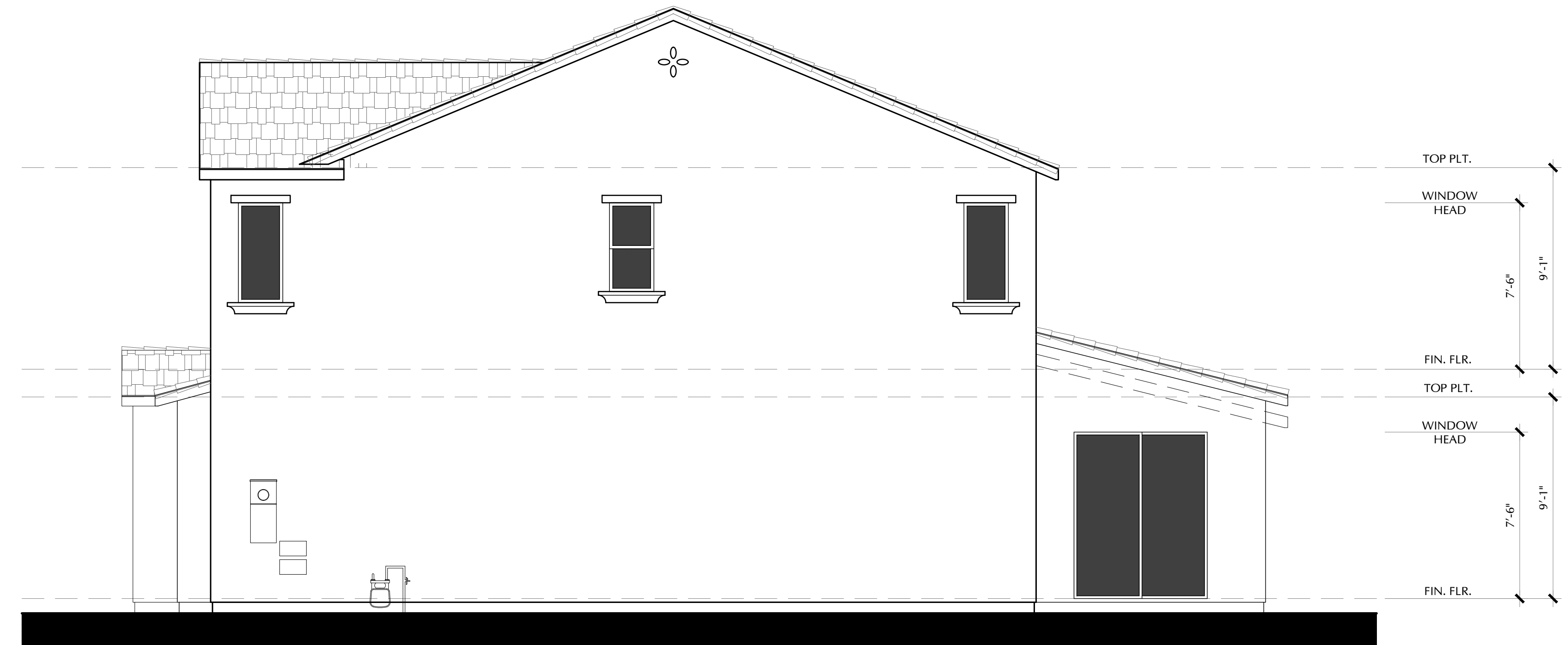
REAR
SPANISH

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



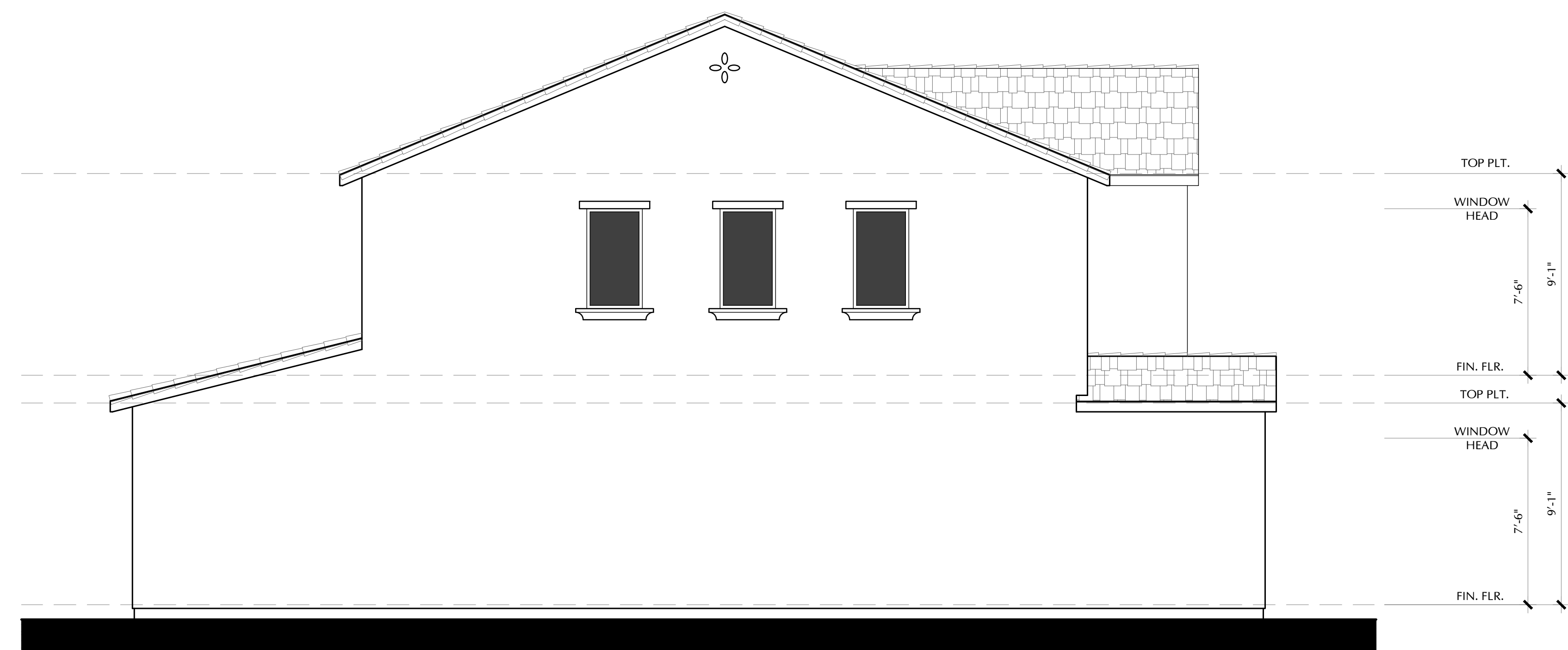
ROOF PLAN
SPANISH COLONIAL

3-A
SCALE: 1/4"=1'-0"



RIGHT
SPANISH

3-A
SCALE: 1/4"=1'-0"



LEFT
SPANISH

3-A
SCALE: 1/4"=1'-0"



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PLAN 3
LEFT & RIGHT (A)
ELEVATIONS



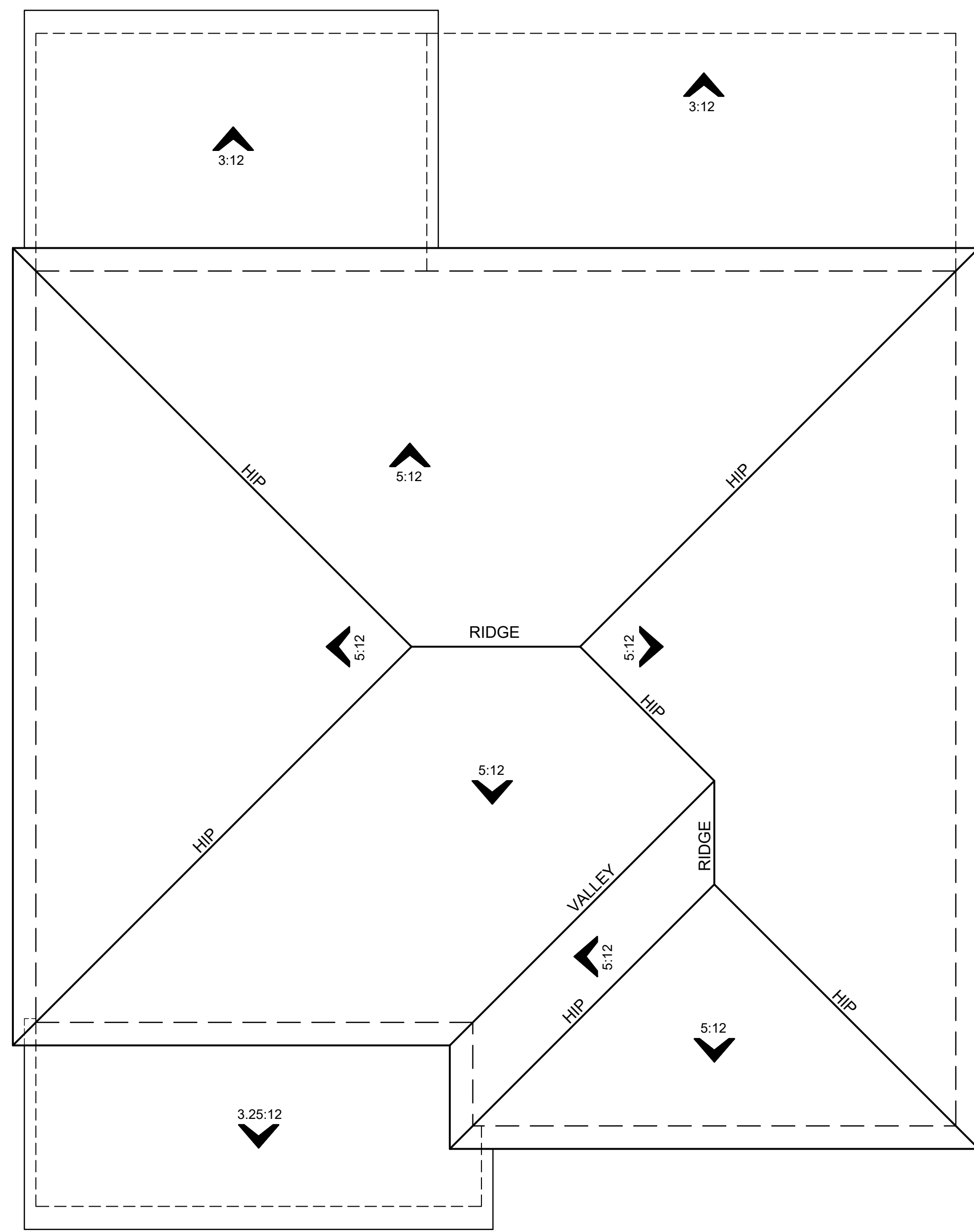
FRONT ELEVATION
ITALIAN

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



REAR
ITALIAN

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

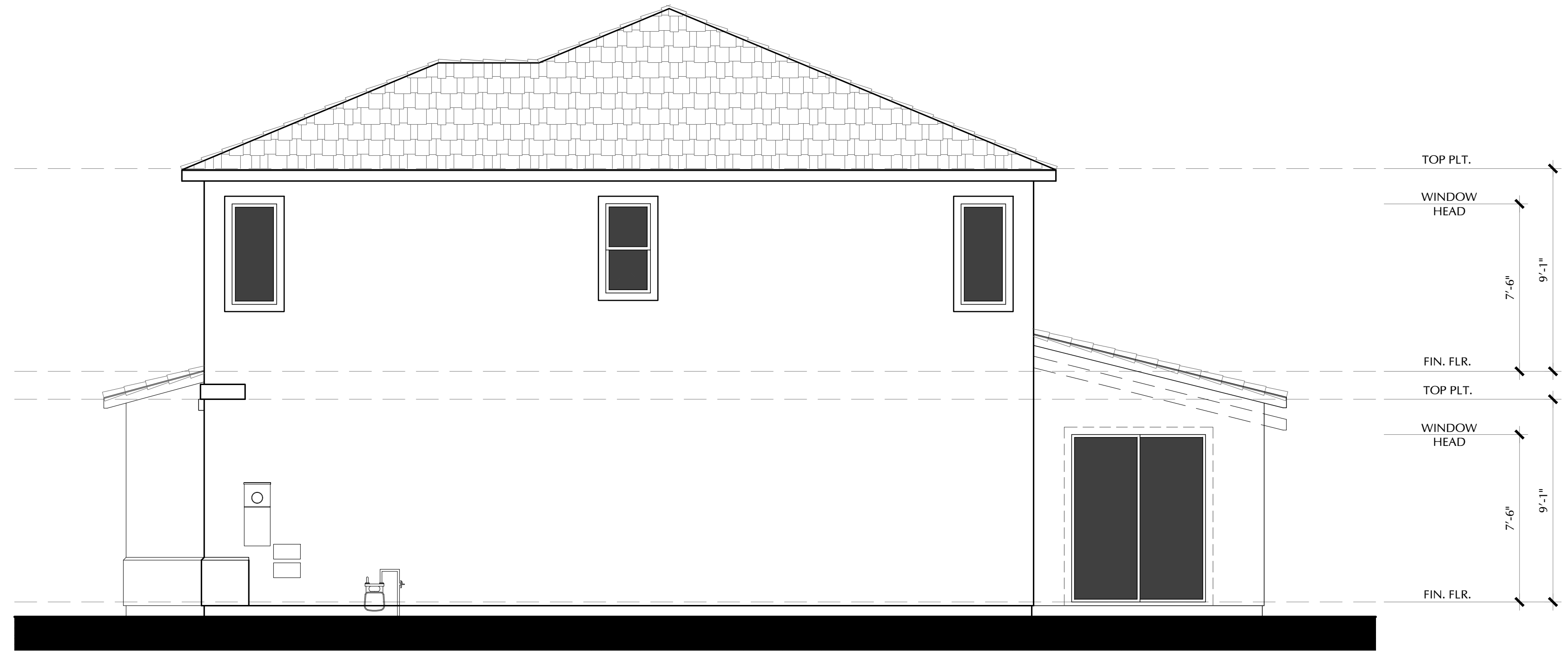


ROOF PLAN

ITALIAN

3-B

SCALE: 1/4"=1'-0"

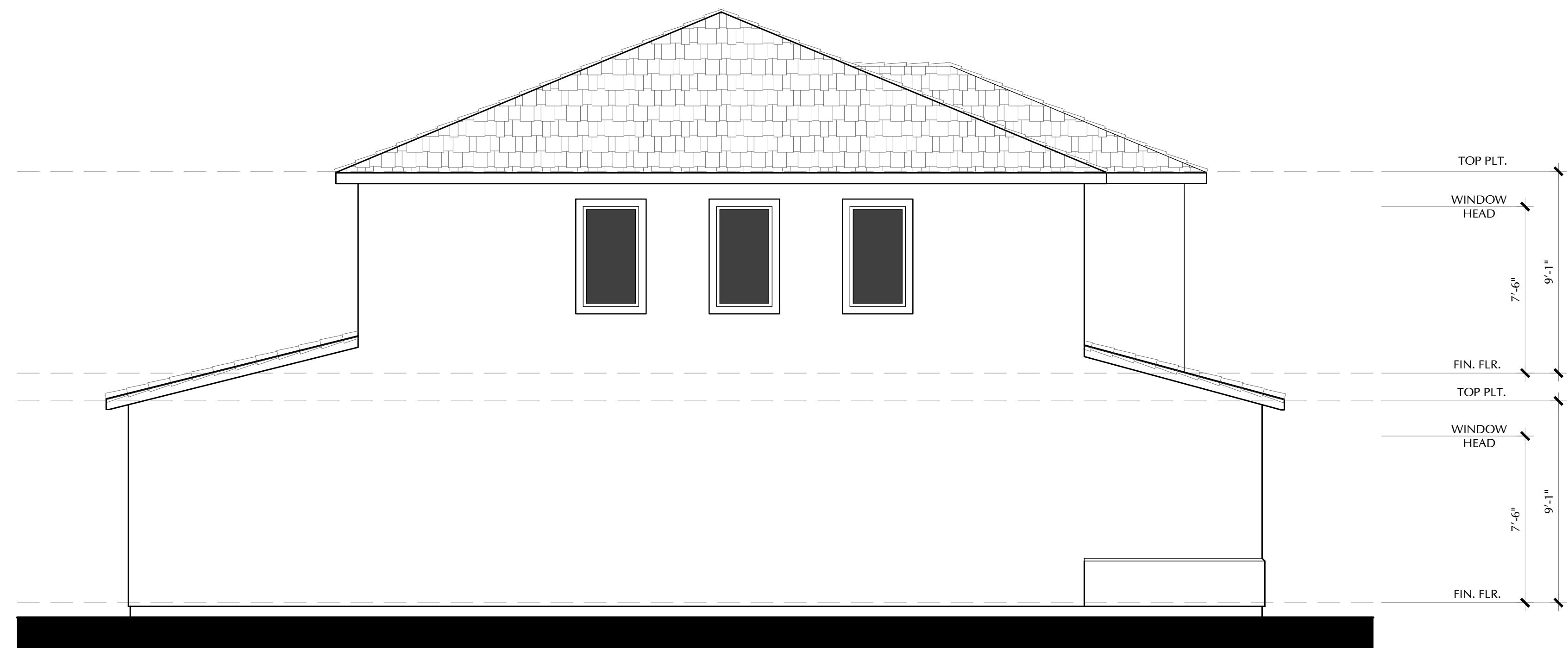


RIGHT

ITALIAN

3-B

SCALE: 1/4"=1'-0"



LEFT

ITALIAN

3-B

SCALE: 1/4"=1'-0"



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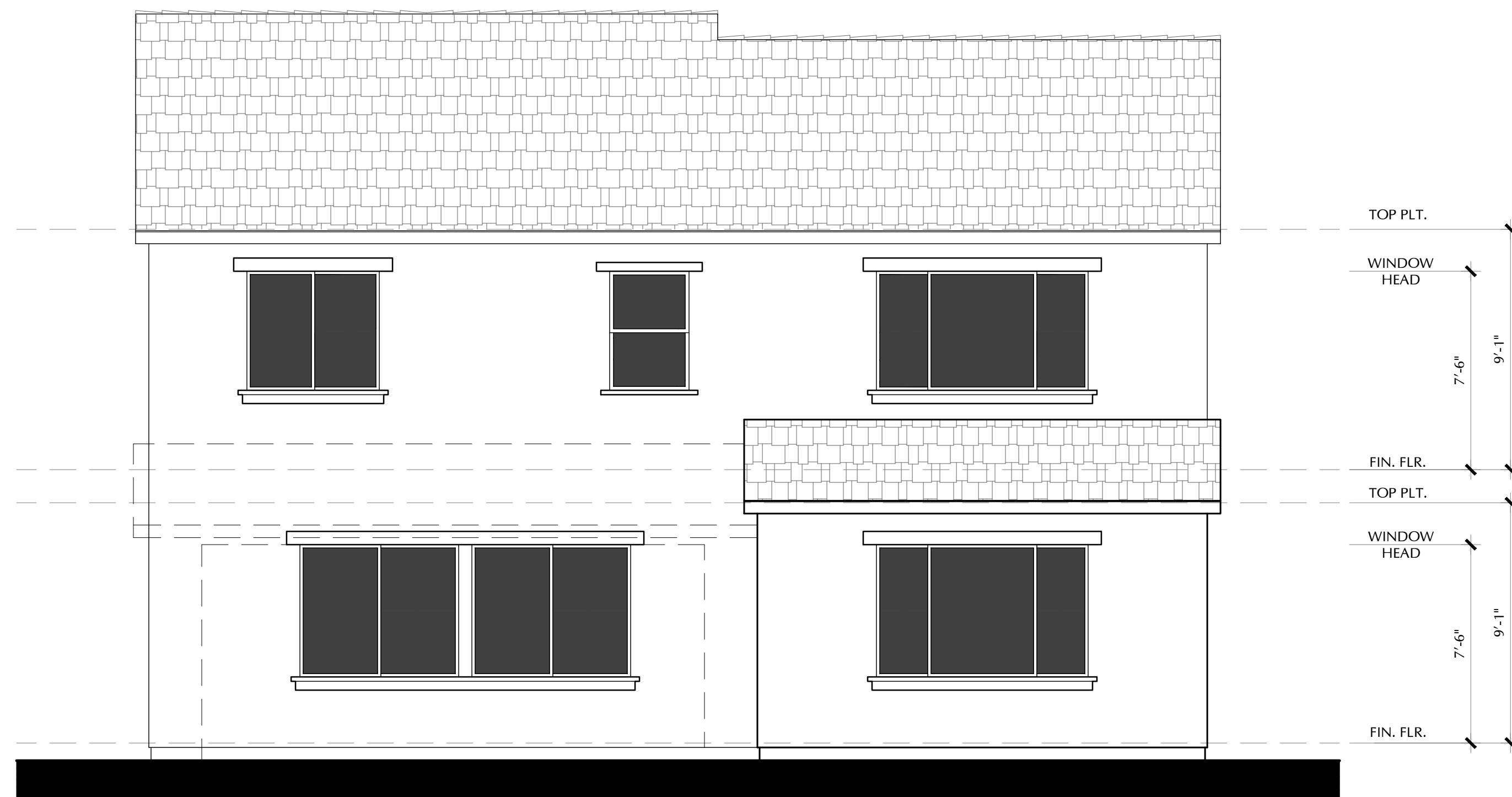
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PLAN 3
LEFT & RIGHT (B)
ELEVATIONS



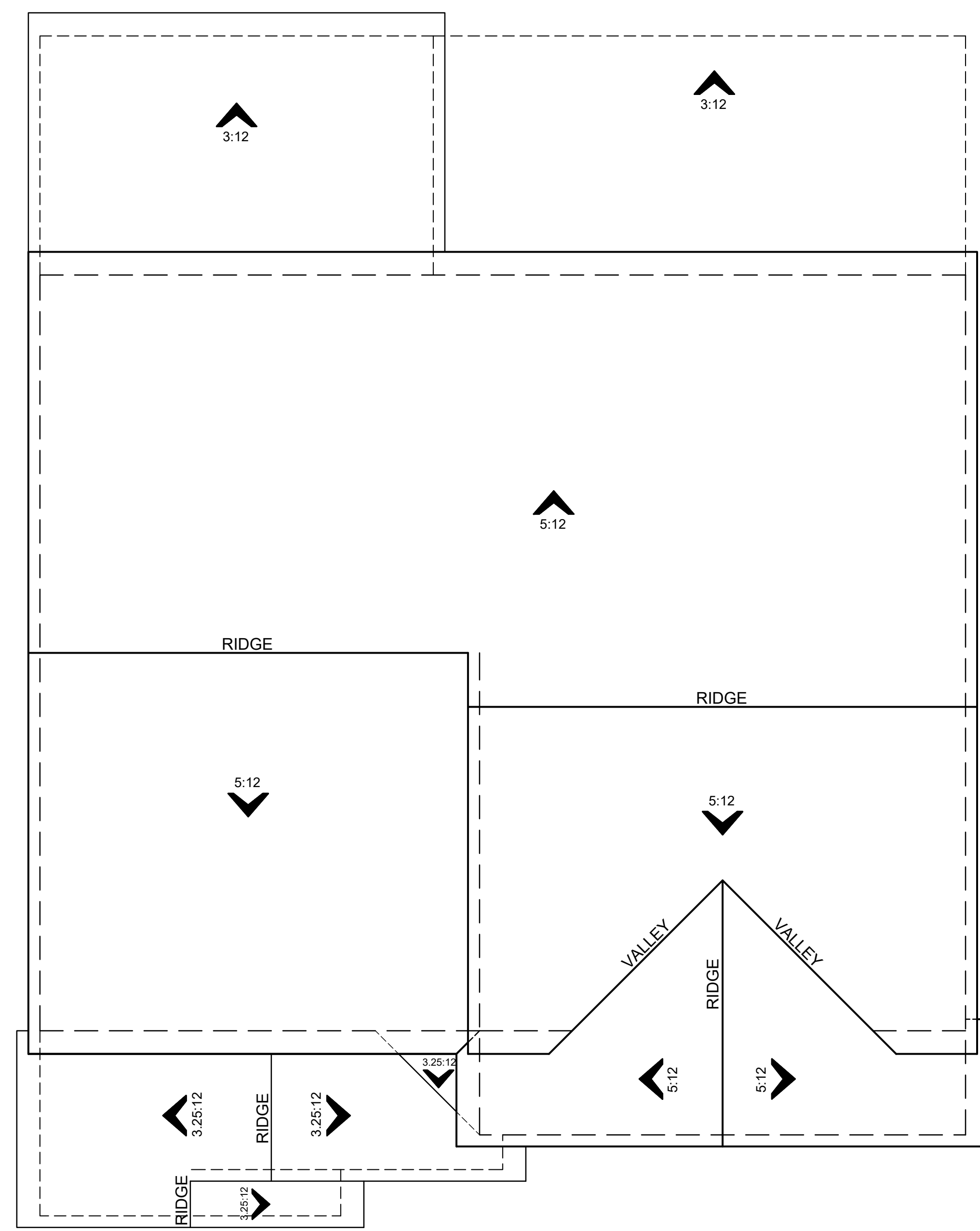
FRONT ELEVATION
COTTAGE

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



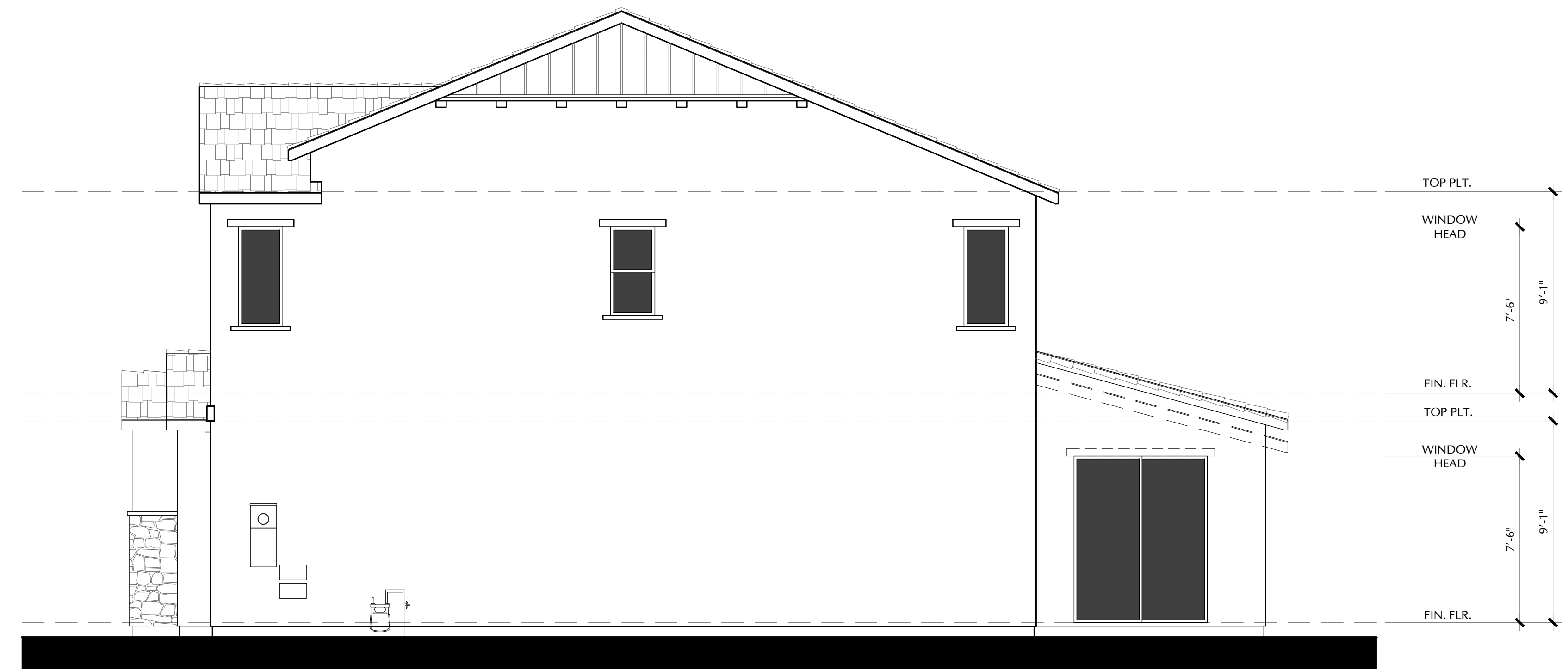
REAR
COTTAGE

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



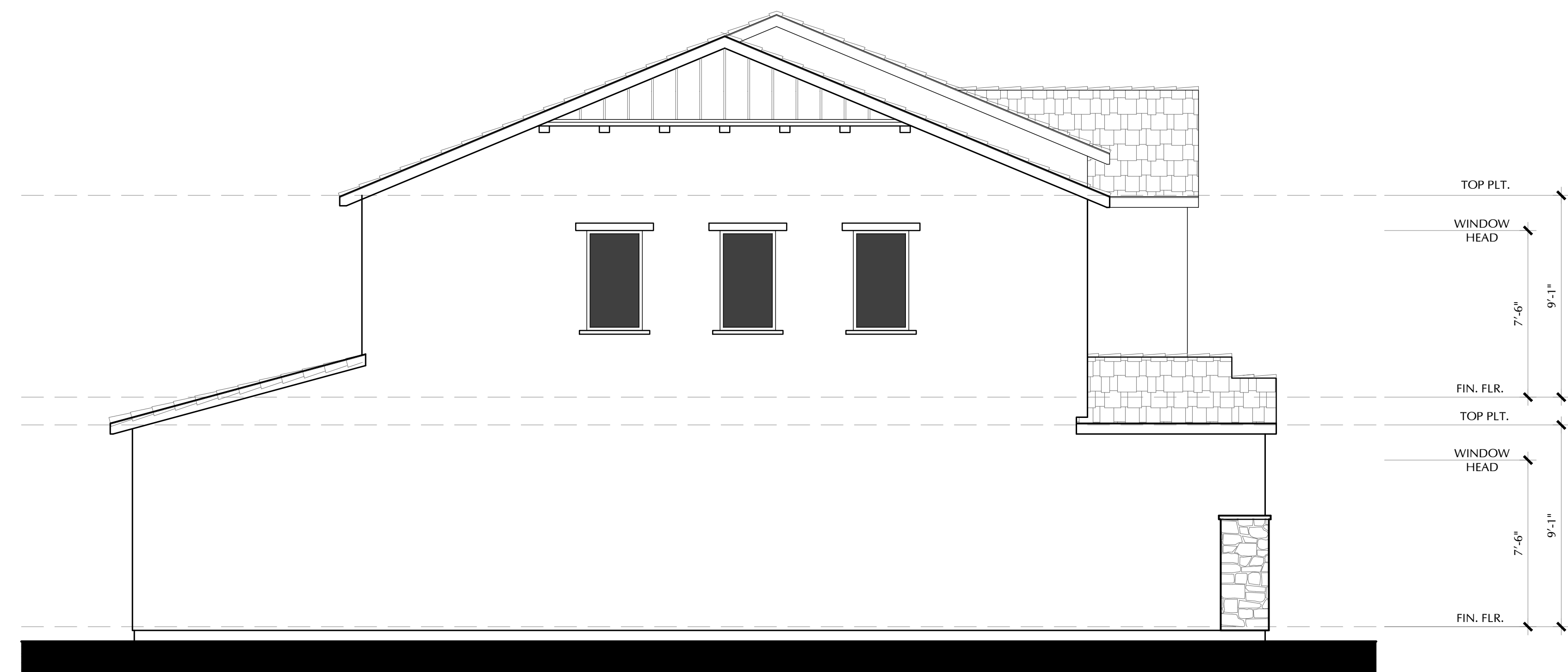
ROOF PLAN
COTTAGE

3-C
SCALE: 1/4"=1'-0"



RIGHT
COTTAGE

3-C
SCALE: 1/4"=1'-0"



LEFT
COTTAGE

3-C
SCALE: 1/4"=1'-0"



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PLAN 3
LEFT & RIGHT (C)
ELEVATIONS