
STANLEY MARTIN[®]

HOMES

October 15, 2020

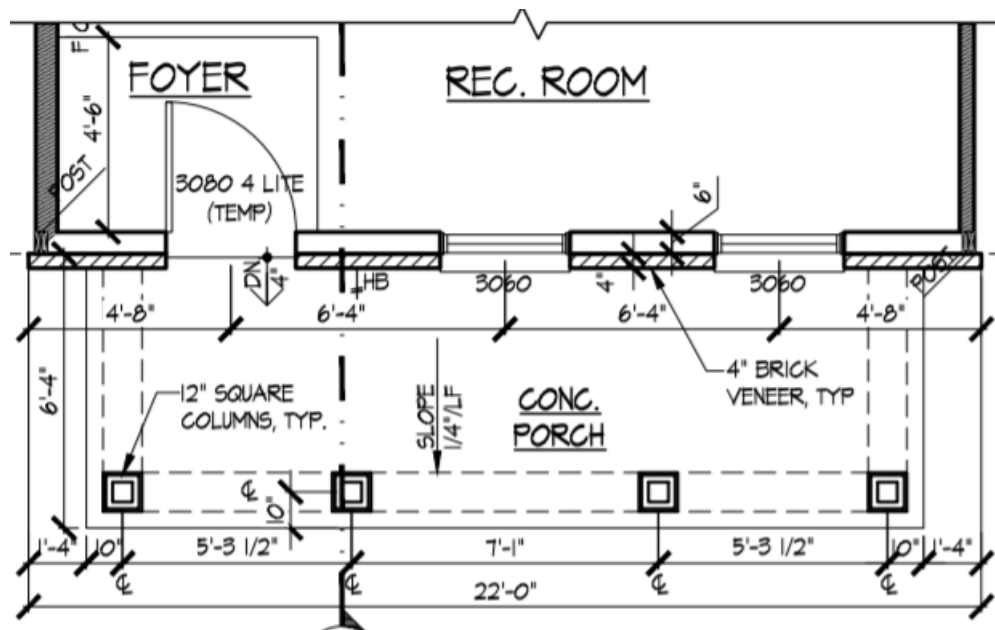
Travis Morgan
Planning Director, Town of Pineville
200 Dover Street
Pineville, NC 28134

RE: Stanley Martin Homes – Floor Plan Details

Dear Travis,

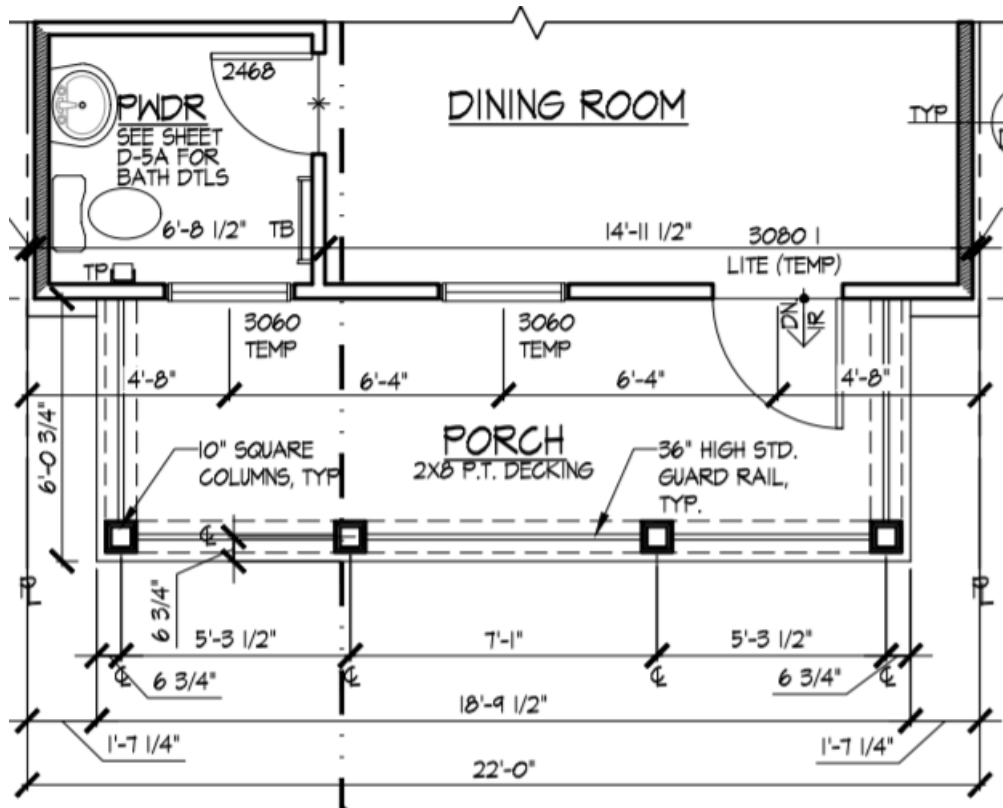
In response to the concerns raised during the September 28th Town Council Work Session, I wanted to provide the details of our proposed floor plan.

In addressing Mr. Gladden's concerns about the functionality of the double porches on the front of the homes, I have included in this letter cutouts from the proposed plan as follows:



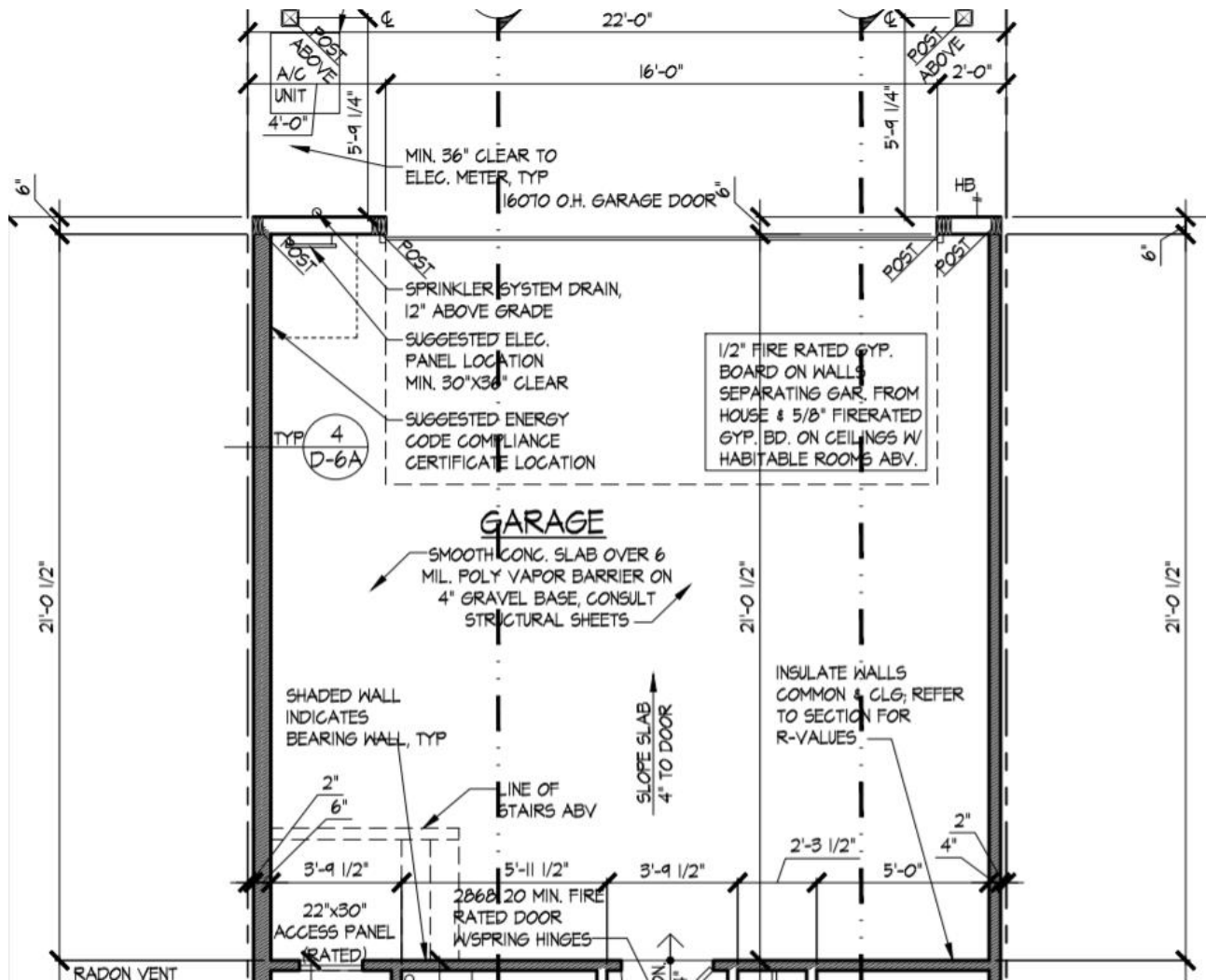
LOWER LEVEL FRONT PORCH
6'-4" deep, 19'-3" wide

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MAIN LEVEL PORCH
6'-4" deep, 19'-3" wide

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GARAGE – PARKING AREA AND TRASH CAN STORAGE

21'-4" wide, 21'-0.5" deep total area

16' wide, 21'-0.5" deep parking area

In addressing the concern about storing trash cans out of view, the above plan and dimensions propose 3'-9" wide of space along the garage wall (21'-0.05") for storage of trash cans. The current trash cans provided by Waste Pro, household and recycling, measure 5' x 3' when stored next to each other.

Additionally, Stanley Martin Homes intends to include in its neighborhood covenants that trash cans must be stored from view at all times except within 12 hours of scheduled trash collection.