

## SCHEDULE 2 – CONT.

*Ranch Home & Country Bungalow Color Palette*ACCENT COLORS – *Dunn-Edwards*

A135 A148 A158 A175 A183 C712 C756 6028 6056 6314 6334 6342 6385

## MASONRY COLORS

*Eldorado Stone* –*Faux Stone (Allied Building Product's)*

<i>Style Type</i>	<i>Color</i>	<i>Grout Type</i>
Rustic Ledge:	Sequoia, Sawtooth, Cascade, Saddleback	Drystack
Weather Edge:	Napa, Calistoga, Wisconsin	Std./Overgrout
River Rock:	American Blend	Std./Overgrout
Rustic Ledge W/ Country Rubble:	Cascade, Chateau, Tuscany	Std./Overgrout

*Cultured Stone* –*Faux Stone (Rinker Materials, Inc.)*

<i>Style Type</i>	<i>Color</i>	<i>Grout Type</i>
Southern Ledge:	Walnut, Fog, Buck's County	Drystack
River Rock:	Lake Tahoe, Lakeshore	Std./Overgrout
Weather Edge Ledge:	Fox Valley, Wisconsin, Silverado	Std./Overgrout

Dressed Fieldstone &  
Southernledge:Rustic/Brandywine, Buck's County/Buck's County,  
Chardonnay/Chardonnay, Fog/Aspen

Std./Overgrout

Dressed Fieldstone &  
Country Ledge:Caramel/Brandywine, Honey/Brandy,  
Chardonnay/Chardonnay, Aspen/Aspen

Std./Overgrout

*Robinson Rock* –  
Colors:*Natural Stone Thin Veneer (Rinker Materials, Inc.)*Elk Horn, Coppercliff, Indian Summer, Cotswold,  
Kensington, Adirondack*Robinson Brick* -  
Designer Classics:*Full Brick (Rinker Materials, Inc.)*Cajun, Carbondale, Charleston, Heritage 441, Stoneybrook,  
Tularosa, Waterlodge, Heritage Antique, Barnwood, Old Chicago

## New Traditions:

Confetti, Old Charleston, Old Chestnut, Old Delaware,  
Old Georgetown, Old Stoneybrook, Santarosa, Mesquite, Sonoma

### 7.10 - SCHEDULE 3

#### SPANISH COTTAGE COLOR PALETTE

#### ROOF COLORS

Approved Profiles: Barrel, "S" and low profile "S" tile

##### MonierLifetile

##### **Espana - Standard**

1ESCS6160, Autumn Blend  
 1ESCS6464, California Mission Blend  
 1ESCS6676, Desert Sunset  
 1ESCS6142, Rio Grande Blend  
 1ESCS0026, Sandstorm  
 1ESCS6100, Gateway Cotta

##### **Espana – Premium**

1ESCS3940, Cliffside  
 1ESCS0939, Toast

##### **Villa – Standard**

1VICS6464, California Mission Blend  
 1VICS6169, Casa Grande Blend  
 1VICS0024, Desert Sage  
 1VICS7221, Redwood Blend

##### Eagle Roofing Tile

##### **Camino Real – Premium**

SMC 8401, San Miguel  
 SMC 8402, Mission Santa Cruz  
 SMC 8403, Mission Santa Barbara  
 SMC 8404, Mission San Juan  
 SMC 8645b, Mission San Diego Brushed  
 SMC 8807b, Mission Carmel Brushed

##### **American Heirloom – Premium**

SHC 8708, Del Oro Blend  
 SHC 8709, El Morado Blend  
 SHC 8710, Ladera Blend  
 SHC 8711, Puesta Del Sol Blend

##### **Capistrano – Standard**

3520, Weathered Gatewaycotta Flashed  
 3522, Gatewaycotta Flashed  
 3553, Sandstone Flashed  
 3576, Topanga

##### **Capistrano - Blends**

3605, San Benito Blend  
 3645, Sunrise Blend  
 3646, Sunset Blend

##### **FIELD COLORS - Dunn-Edwards**

6060 6065 6068 6072 6073 6074 6075 6095 6096 6097 6108 6109 6110  
 6111 6116 6117 6121 6122 6123 6124 6128 6129 6130 6131 6136 6141  
 6142 6143 6150 6214

##### **FASCIA COLORS - Dunn-Edwards**

6056 6062 6063 6070 6075 6076 6077 6084 6097 6097 6098 6112 6126  
 6294 6313 6321 6362 6368 6313 6355 6390 6391

**SCHEDULE 3 – CONT.**  
***SPANISH COTTAGE COLOR PALETTE***

**ACCENT COLORS - Dunn-Edwards**

A148 A187 5719 5747 5774 5775 5796 5797 5817 6028 6083 6091 6105  
6306 6314 6385 6399

## 7.11 - SCHEDULE 4

*European Farmhouse Color Palette***ROOF COLORS**

Approved Profiles – Shake or Slate

*Monier Lifetile*

Slate – Standard

1STCS3233, Brown Blend

1STCS1132, Charcoal Brown Blend

1STCS3374, Earth Brown

1STCS0026, Sandstorm

**Slate – Premium**

1STCS3958, Smokey

*Eagle Roofing Tile*

Bel Air – Standard Slate

4502, Arcadia

4576, Topanga

**Bel Air - Slate Ranges**

4687, Gray Brown Range

4689, Brown Range

**FIELD COLORS – *Dunn-Edwards***

5224 6033 6059 6060 6066 6068 6069 6073 6075 6120 6122 6123 6135

6141 6145 6149 6150 6199 6213 6215 6219 6229 6326 6375 6382 6393

**FASCIA COLORS – *Dunn-Edwards***

6034 6057 6060 6062 6072 6074 6076 6125 6211 6213 6215 6277 6280

6292 6294 6375 6376 6378 6389 6397

**ACCENT COLORS – *Dunn-Edwards***

A135 A147 A148 A152 A183 A187 A188 A189 C705 6021 6057 6211 6294

6322

**Eldorado Stone** – Faux Stone (Allied Building Materials)

<u><i>Style Type</i></u>	<u><i>Color</i></u>	<u><i>Grout Type</i></u>
<b>Rustic Ledge:</b>	Cascade, Saddleback, Sawtooth	Drystack
<b>Field Ledge:</b>	Meseta, Andante, Umbria,	Overgrout
<b>Limestone:</b>	York, San Marino, Savannah	Overgrout

**Cultured Stone** – Faux Stone (Rinker Materials, Inc.)

<u><i>Style Type</i></u>	<u><i>Color</i></u>	<u><i>Grout Type</i></u>
<b>Country Ledge:</b>	Chardonnay, Aspen, Mojave, White Oak, Eucalyptus, Buck's County, Shale	Overgrout/Std.

**Gateway**

## SCHEDULE 4 – CONT.

*European Farmhouse Color Palette*

<b>Old Country Fieldstone:</b>	Chardonnay, Romana, Riviera, Piedmont	Overgrout/Std.
<b>Dressed Fieldstone:</b>	Aspen, Cedar	Overgrout
<b>Country LedgeStone &amp; Dressed Fieldstone:</b>	Chardonnay & Chardonnay, Aspen & Aspen	Overgrout
<b>European Castle Stone:</b>	Buck's County, Chardonnay	Overgrout/Std.

*Robinson Rock – Natural Stone Thin Veneer (Rinker Materials, Inc.)*

Canterbury  
Tuscany  
Grey Castle  
Seabed  
Cotswold  
Irish Barn

**7.12 - SCHEDULE 5**  
***AMERICAN WESTERN FARMHOUSE COLOR PALETTE***

**ROOF COLORS**

Approved Profile: Slate

**MonierLifetile****Standard Slate**

1STCS3233, Brown Blend  
 1STCS6464, California Mission Blend  
 1STCS1132, Charcoal Brown Blend  
 1STCS4598, Forest Green  
 1STCS0026, Sandstorm

**Premium Slate**

1STCS3958, Smokey

**Standard Shake**

1SOCB3233, Brown Blend  
 1SOCB3156, Desert Breeze  
 1SOCB1132, Charcoal Brown Blend

**Eagle Roofing Tile****Bel Air – Slate**

4502, Arcadia  
 4553, Sandstone Flashed  
 4576, Topanga

**Bel Air – Ranges**

4606, Vallejo Range  
 4687, Gray Brown Range  
 4689, Brown Range

**Bel Air - Blends**

4626, Rancho Cordova Blend  
 4646, Sunset Blend  
 4684, San Raphael Blend

**Ponderosa – Standard Shake**

5501, Oakwood  
 5502, Arcadia  
 5504, New Cedar  
 5552, Canyon Gray  
 5557, Live Oak

**Ponderosa– Shake Ranges**

5678, Light Brown Range  
 5687, Gray Brown Range  
 5689, Brown Range

**FIELD COLORS – Dunn-Edwards**

5325	5373	6052	6053	6061	6064	6065	6067	6095	6097	6102	6111	6115
6116	6117	6125	6128	6130	6131	6137	6150	6151	6152	6158	6164	6165
6166	6170	6173	6179	6180	6192	6194	6199	6201	6205	6207	6213	6215
6226	6227	6229	6249	6255	6257	6270	6275	6276	6277	6290	6291	6299
			6310	6312	6313	6326	6332	6339	6346			

## SCHEDULE 5 – CONT.

*AMERICAN WESTERN FARMHOUSE COLOR PALETTE***FASCIA COLORS – *Dunn-Edwards***

6057 6058 6059 6066 6121 6122 6124 6125 6140 6143 6129 6211 6213  
 6216 6227 6229 6230 6231 6258 6274 6279 6293 6311 6313 6369 6372

**ACCENT COLORS – *Dunn-Edwards***

A158 A187 A181 A183 A186 6293 6335 6378 6315 6290

**MASONRY COLORS*****Eldorado Stone*** –*Faux Stone (Allied Building Product's)*

<u>Style Type</u>	<u>Color</u>	<u>Grout Type</u>
<b>Rustic Ledge:</b>	Sequoia, Sawtooth, Cascade, Saddleback	Drystack
<b>Weather Edge:</b>	Napa, Calistoga, Wisconsin	Std./Overgrout
<b>River Rock:</b>	American Blend	Std./Overgrout
<b>Rustic Ledge W/ Country Rubble:</b>	Cascade, Chateau, Tuscany	Std./Overgrout

***Cultured Stone*** –*Faux Stone (Rinker Materials, Inc.)*

<u>Style Type</u>	<u>Color</u>	<u>Grout Type</u>
<b>Southern Ledge:</b>	Walnut, Fog, Buck's County	Drystack
<b>River Rock:</b>	Lake Tahoe, Lakeshore	Std./Overgrout
<b>Weather Edge Ledge:</b>	Fox Valley, Wisconsin, Silverado	Std./Overgrout
<b>Dressed Fieldstone &amp; Southernledge:</b>	Rustic/Brandywine, Buck's County/Buck's County, Chardonnay/Chardonnay, Fog/Aspen	Std./Overgrout
<b>Dressed Fieldstone &amp; Country Ledge:</b>	Caramel/Brandywine, Honey/Brandy, Chardonnay/Chardonnay, Aspen/Aspen	Std./Overgrout

***Robinson Rock*** –*Natural Stone Thin Veneer (Rinker Materials, Inc.)*

**Colors:** Elk Horn, Coppercliff, Indian Summer, Cotswold,  
Kensington, Adirondack

***Robinson Brick*** –*Full Brick (Rinker Materials, Inc.)*

**Designer Classics:** Cajun, Carbondale, Charleston, Heritage 441, Stoneybrook,  
Tularosa, Waterlodge, Heritage Antique, Barnwood, Old Chicago  
**New Traditions:** Confetti, Old Charleston, Old Chestnut, Old Delaware, Old  
Georgetown, Old Stoneybrook, Santarosa, Mesquite, Sonoma

**7.13 - SCHEDULE 6**  
**NEVADA PRAIRIE COLOR PALETTE**

**ROOF COLORS**

Approved Profile: Slate

MonierLifetile**Standard Slate**

ISTCS3233, Brown Blend  
 ISTCS6464, California Mission Blend  
 ISTCS1132, Charcoal Brown Blend  
 ISTCS4598, Forest Green  
 ISTCS0026, Sandstorm

**Premium Slate**

ISTCS3958, Smokey

Eagle Roofing Tile**Bel Air – Slate**

4502, Arcadia  
 4553, Sandstone Flashed  
 4576, Topanga

**Bel Air – Slat Ranges**

4606, Vallejo Range  
 4687, Gray Brown Range  
 4689, Brown Range

**Bel Air – Slate Blends**

4626, Rancho Cordova Blend  
 4646, Sunset Blend  
 4684, San Raphael Blend

**FIELD COLORS – Dunn-Edwards**

6057 6066 6067 6068 6069 6075 6076 6083 6097 6115 6117 6118 6122  
 6123 6124 6131 6136 6138 6143 6144 6145 6157 6163 6172 6194 6208  
 6214 6215 6221 6222 6228 6242 6243 6393

**FASCIA COLORS – Dunn-Edwards**

6056 6057 6062 6063 6075 6076 6084 6098 6119 6205 6209 6216 6217  
 6228 6229 6230 6231 6273 6280 6315 6363 6371 6376

**ACCENT COLORS – Dunn-Edwards**

A135 A148 A157 A160 A163 A174 A175 A176 A181 A184 A186 A188 C798  
 C799 5713 6028 6091

**SCHEDULE 6 -- CONT.**  
**NEVADA PRAIRIE COLOR PALETTE**

MASONRY COLORS

Eldorado Stone --

*Faux Stone (Allied Building Products)*

<u>Style Type</u>	<u>Color</u>	<u>Grout Type</u>
Mountain Ledge:	Smokey, China, Warm Springs, Copper, Sycamore, Buckskin	Drystack
Stacked Stone:	Desert Shadow, Slate Gray, Mountain Blend, Oakwood	Drystack
Cliffstone:	Lantana, Mesquite, Ponderosa, Manzanita, Cambria	Drystack

Cultured Stone --

*Faux Stone (Rinker Materials, Inc.)*

<u>Style Type</u>	<u>Color</u>	<u>Grout Type</u>
Pro-Fit:	Gray, Shale, Autumn, Mojave, Platinum	Drystack
Drystack Ledge:	Chardonnay, Cedar, Mist, Caramel	Drystack
Country Ledge:	Eucalyptus, Chardonnay, Aspen, Caramel, Buck's County, Shale, Mojave	Drystack/Std./ Overgrout

Robinson Rock --

Colors:

*Natural Stone Thin Veneer (Rinker Materials, Inc.)*

Rosa, Sierra, Regatta, Mesa Ridge, Arrowhead,  
Sand Dune

Robinson Brick --

Designer Classics:

*Full Brick (Rinker Materials, Inc.)*

Brimstone, Cajun, Cardondale, Charleston, Chestnut,  
Thundercloud, Waterlodge, Barnwood, Heritage Antique

## DESIGN REVIEW

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### 8.1 INTRODUCTION

The Master Developer, and its designated Design Review Committee, shall administer all project submittals and approvals for development within Gateway with regard to the implementation of the Design Guidelines. The procedure described below shall be used to administer the implementation process.

As an expression of the Master Developer's vision for Gateway, the Design Guidelines are intended to provide builders, architects, civil engineers, and others an overall direction in the design process. The criteria contained within the Design Guidelines provides examples of ways in which the vision can be achieved, however, the Master Developer strongly encourages creativity, innovation, and variety throughout Gateway. Builders may propose other design solutions to project development, as long as the overall intent of the community vision and Design Guidelines is achieved.

All project submittals, whether designed in strict accordance with the design criteria contained herein or with other design solutions not specifically addressed in the Design Guidelines, will be reviewed by the Master Developer to ensure that all projects achieve the goals and objectives of the Master Developer's vision as expressed throughout the Design Guidelines document.

### 8.2 IMPROVEMENTS REQUIRING REVIEW

All parcel improvements by the builder will require review and approval by the Master Developer. Improvements requiring review include but are not limited to, residential products including new construction, remodels, landscape, signage, and amenities such as the park, open play areas or community facilities and ancillary structures.

### 8.3 DESIGN REVIEW COMMITTEE

The Master Developer shall establish a Design Review Committee (DRC) to review each project submittal. The DRC shall consist of representatives from the Master Developer along with an architectural consultant, landscape consultant, and civil engineering consultant. In addition, the DRC may consult with other professional advisors as deemed appropriate. Projects for design review shall be submitted to the Design Review Committee at the address listed below. Complete submissions are required in order for the DRC to make an expeditious review.

**DESIGN REVIEW COMMITTEE**  
PV LAND INVESTMENTS, LLC  
3455 Cliff Shadows Parkway, Suite 220  
Las Vegas, NV 89129

## 8.4 SUBMITTAL REQUIREMENTS

Two sets of the following items are required for submittal of production residential development plans prior to submittal to Nye County. A Submittal Application and Checklist for Design Review must be submitted to the Design Review Committee and may be found at the end of this document. Revised plans *must* be re-submitted to the DRC with the original "red line" plan set.

### Preliminary Concept Site Plan (Per Production Neighborhood; 1" = 40')

The purpose of this submittal is ensure that the overall concept of the neighborhood design, particularly regarding the layout of proposed streets and lots, is consistent with the intent of the Design Guidelines *before* the builder begins preparation of tentative subdivision maps. The following are required elements of the Preliminary Concept Site Plan submittal:

- Conceptual street layout
- Conceptual lot layout
- Proposed pedestrian connections
- Adjacent streets and open space

Approval of the Preliminary Concept Site Plan does not constitute approval of a particular project. All projects must complete both the Preliminary Concept Site Plan and Detailed Development Plan processes.

### Detailed Development Plan (Per Production Phase; 1" = 40')

- Proposed street locations and dimensions
- Proposed lot lines and dimensions
- Proposed pedestrian connections
- Pre-plotting of units along parcel edges that are visible from master planned roads and open space (Electronic files of the parcel map and plot plans are required to be sent to the DRC for this review process)
- Building footprints (Model and elevation must be specified)
- Driveway and/or alley placement
- Wall and Fence locations and heights
- Adjacent street(s) and open space
- Location of all required parking

### Architectural Plans

- Floor plans with dimensions (1/8" = 1' - 0" or 1/4" = 1'-0")

- Elevations for all four sides with dimensions (1/8" = 1' - 0" or 1/4" = 1'-0"). Material call-outs and depth of recesses or pop-outs should be identified
- Floor area calculations including 1st floor living area, 2nd floor living area, and garage square footage
- Typical lot for each floor plan indicating building footprint, setback requirements, driveway locations, and sidewalk locations.

#### Material and Color Sample Board (Maximum Size of Board(s): 11" x 17")

Actual samples mounted on boards of the following:

- Primary stucco material sample and color(s)
- Secondary stucco material sample and color(s)
- Accent and trim material sample and colors
- Accent material samples (Stone, Brick, Etc.)
- Roof tile (Material and Color)
- Color board with actual paint chips
- 11 x 17 color elevations
- 1 set of architectural drawings

#### Landscape Plan (1" = 40')

- Street tree and shrub species, size and location
- Neighborhood entries
- Planting and fencing details.
- Identify rock mulch color/size.
- Identify irrigation (POC) point of connection and irrigation meter size, irrigation controller location, irrigation sleeves.
- Identify and detail all hardscape structures, site furnishings and play structures.
- Plans must show all site visibility restriction easements.

### 8.5 PLAN CHECK FEES

The following plan check fees shall apply to the design review process:

- Preliminary Concept Site Plan: *to be determined*
- Initial Full Submittal including: *to be determined*
  - Detailed Development Plan
  - Architectural Plans
  - Material and Color Sample Board
  - Landscape Plan
- Subsequent Submittals (if necessary): *to be determined*

Upon review of the submittal, additional fees may be required to cover expenses incurred by the DRC. The plan check fee shall be submitted to the following:

**PV LAND INVESTMENTS, LLC**  
3455 Cliff Shadows Parkway, Suite 220  
Las Vegas, NV 89129  
Telephone: 702 / 242-4949

## 8.6 DESIGN REVIEW AND APPROVAL PROCESS

The Design Review Committee (DRC), established by the Master Developer, shall review each project submittal. Within 21 working days of receipt of a complete submittal, the DRC shall recommend **"approved"**, **"approved with conditions"**, **"incomplete"** or **"denied"**. Failure to approve is denial. In the event the submittal is incomplete, the DRC will notify the applicant within 10 working days. The DRC shall summarize its finding in a written response letter to the Master Developer. The Master Developer shall make the final decision regarding approval of the submittal.

The DRC shall review each submission for the design's commitment to overall community development and adherence to these Design Guidelines. The DRC is not responsible for the review of submissions to determine conformance to any applicable codes and standards established by public agencies.

Submittals that are "Approved" by the DRC may then be submitted to the Nye County, if required. Submittals that are "Approved with Conditions", "Incomplete" or "Denied" shall be revised as necessary and re-submitted to the DRC for approval. All submittals must be approved by the DRC prior to submission to the Nye County or other public agencies.

## 8.7 ADMINISTRATION

### 8.7.1 AMENDMENT

The Design Guidelines may be amended from time to time by the Master Developer, subject to the terms of the development agreement approved by Nye County.

### 8.7.2 PREVALENCE OF DECLARATION

In the event of any conflict between the provisions of the Design Guidelines and the Master Declaration of Covenants, Conditions and Restrictions for Gateway, the most restrictive shall prevail.

**8.7.3 MISCELLANEOUS**

All items submitted during the review process shall become the property of the Master Developer. Changes to the approved plans shall be re-submitted to the DRC for approval and shall clearly identify the revision(s).

**8.7.4 PROSECUTION OF WORK AFTER APPROVAL**

After approval of the final plans by the Master Developer, the construction, alteration or other work described therein shall be commenced and completed in accordance with the rules set forth in these Design Guidelines and the Declaration. The Master Developer or its representative has the right to enter the lot or premises and to inspect the project for compliance with the Design Guidelines or Declaration at any time, without advance notice to the lot owner nor fear of trespass and liability.

**8.7.5 VIOLATIONS**

Construction deemed by the Master Developer to be in violation of approved drawings, the Design Guidelines, or the Declaration shall be corrected in the manner described in the Declaration.

**8.7.6 RECORDATION OF NOTICE**

Upon approval of the final plans, the Master Developer shall, upon written request from the applicant, provide a statement of approval in a form appropriate for recordation. The Master Developer may also record a notice to reflect any work which has not been approved or any approval previously given which has been revoked.

**8.7.7 RULE MAKING AUTHORITY**

The Master Developer adopts these Design Guidelines for the purpose of interpreting, applying, supplementing and implementing the provisions of the Declaration pertaining to the design of site improvements. A copy of the Design Guidelines as from time to time adopted, amended or repealed, shall be maintained in the office of the Master Developer and the Nye County, and shall be available for inspection during normal business hours by any applicant or any architect or agent of any such applicant. It shall be the responsibility of the applicant or architect or agent of any such applicant to inform themselves as to any and all such changes of these Design Guidelines.

**8.7.8 LIABILITY OF MASTER DEVELOPER**

Provided that the Master Developer acts in good faith, neither the Master Developer nor any representative thereof shall be liable to any applicant or any other person for any damage, loss or prejudice suffered or claimed on account of the review of any plans, specifications or materials. The review and delivery of a form of approval or disapproval is not to be considered an opinion as

to whether or not the plans are defective or whether the construction methods or performance of the work proposed therein is defective, or whether the facts therein are correct or meet Pahrump Building Codes.

#### **8.7.9 PROFESSIONAL ADVICE**

The Master Developer may employ the services of an architect, attorney, land planner, landscape architect or engineer to render professional advice and may charge the cost for services of such a professional to the applicant, but only after the applicant has been informed in advance such compensation shall be so charged.

678833

EXHIBIT "C"  
TO THE AGREEMENT

DEVELOPER'S CERTIFICATION

678833

Gateway Master Plan  
Developer's Certification

Date: \_\_\_\_\_

To: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Re: Certification Regarding Compliance with the Gateway Design Guidelines

Dear: \_\_\_\_\_:

The following is the Gateway Design Review Committee's comments on your request for review of the project proposed in the Gateway Master Plan. This request has been reviewed against the applicable Gateway Design Guidelines.

Project Name:
Location:
Pod Number:
Proposed Use:
Density Allowed:
Density Proposed:
Units Allowed:
Units Proposed:
Reviewed By:
Date Reviewed:

Standards

<u>Standards</u>	<u>Required</u> [Reference to <u>Applicable</u> <u>Section(s) of</u> <u>Design Guidelines</u> ]	<u>Provided</u>	<u>Compliance</u>
Building Setbacks:			
Front Single Story Two Story			

<u>Standards</u>	<u>Required</u> <u>(Reference to</u> <u>Applicable</u> <u>Section(s) of</u> <u>Design Guidelines)</u>	<u>Provided</u>	<u>Compliance</u>
Front Entry Garage			
Turn in Garage			
Side			
Corner Side Single Story Two Story			
Rear Interior Lots Perimeter Lots			
Rear Patio Covers			
Accessory Structures			
Courtyard Walls			
Maximum Building Height Main Structure Accessory Structure One Story Two Story			
Common Open Space			
Parking			

<u>Standards</u>	<u>Required (Reference to Applicable Section(s) of Design Guidelines)</u>	<u>Provided</u>	<u>Compliance</u>
Design Variations Number of Homes: _____ Color Schemes Distribution			

Other Comments:

<u>Comment</u>	<u>Compliance</u>

The Gateway DRC has \_\_\_\_\_ this application as submitted.

\_\_\_\_\_  
Design Review Committee Signature

\_\_\_\_\_  
Date

\_\_\_\_\_  
Developer

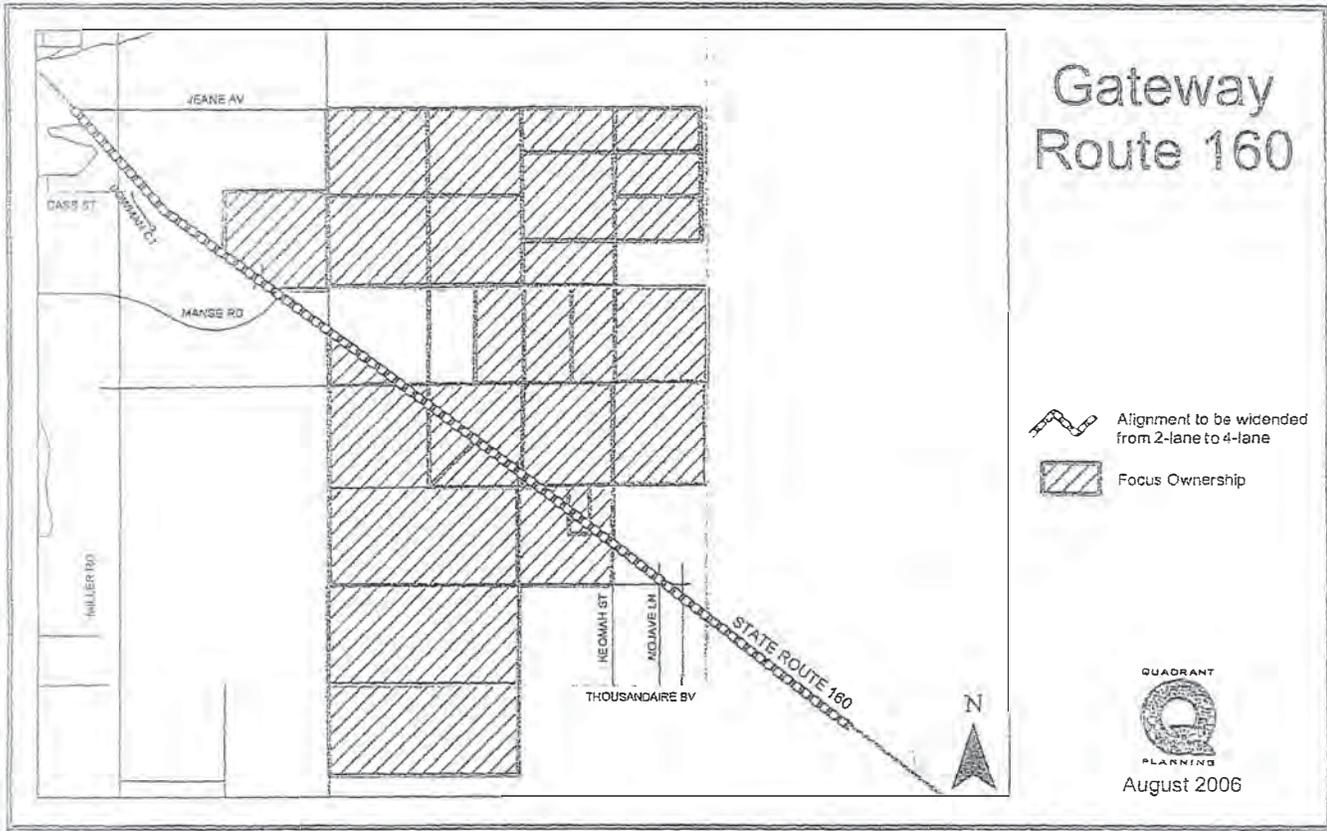
\_\_\_\_\_  
Date

678833

EXHIBIT "D"  
TO THE AGREEMENT  
GATEWAY ROUTE 160

# Gateway Route 160

-  Alignment to be widened from 2-lane to 4-lane
-  Focus Ownership



FILE: P:\GIS\Projects\Focus Commercial\Phurmp\State Road 160 Widening

678833

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EXHIBIT "E"  
TO THE AGREEMENT  
GATEWAY ROUTE 160 PLANS

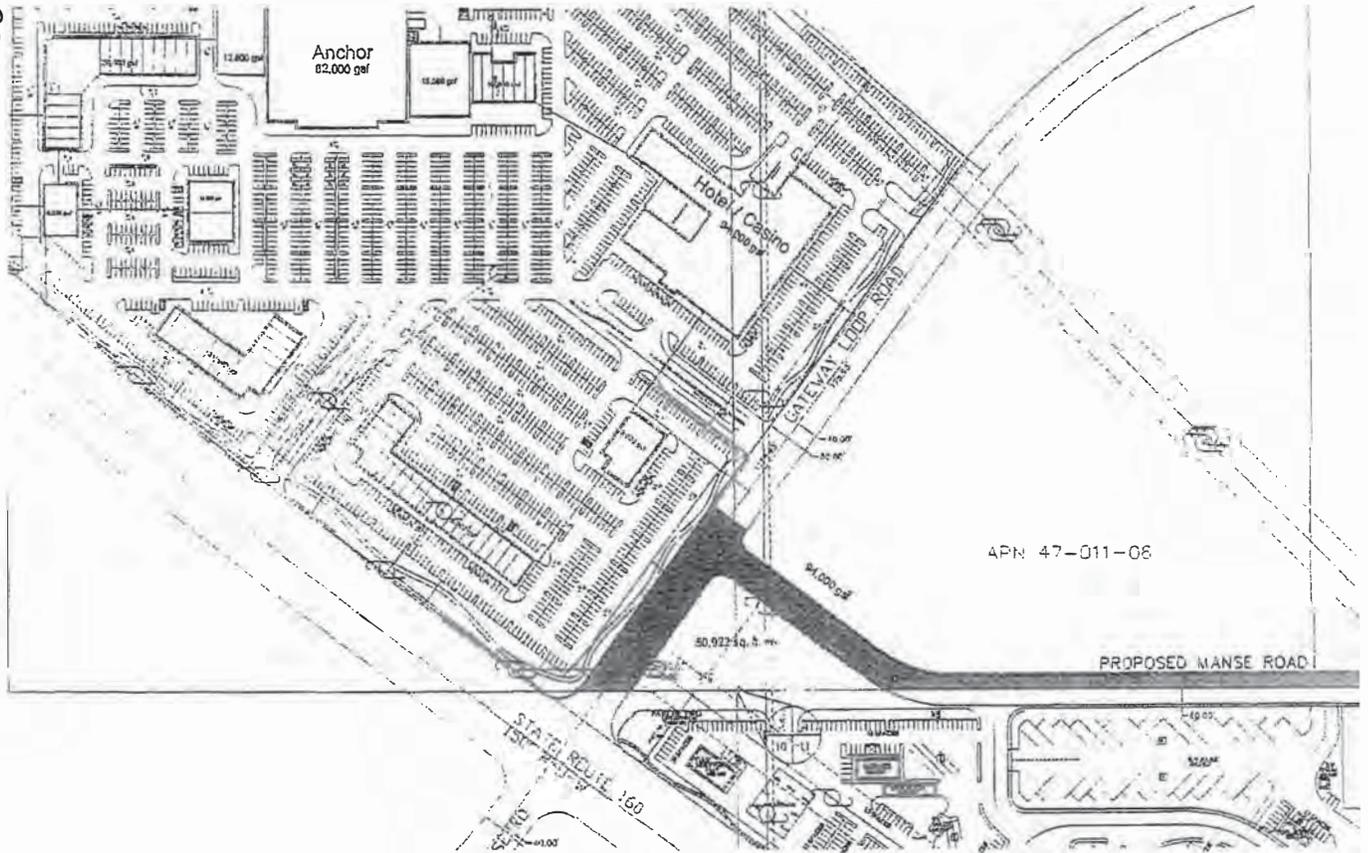


678833

EXHIBIT "F"  
TO THE AGREEMENT

DEDICATION OF RIGHT OF WAY FOR SPINE ROAD/STATE ROUTE 160 INTERSECTION

678833



APN 47-011-08



North

ILLUSTRATION OF CONCEPTUAL LAND USE PLAN  
 ONLY - NOT FOR CONSTRUCTION.  
 THIS MAP IS FOR PLANNING PURPOSES ONLY. NO  
 REPRESENTATION IS MADE CONCERNING THE  
 ACCURACY OF THE DATA DELINEATED HEREIN.

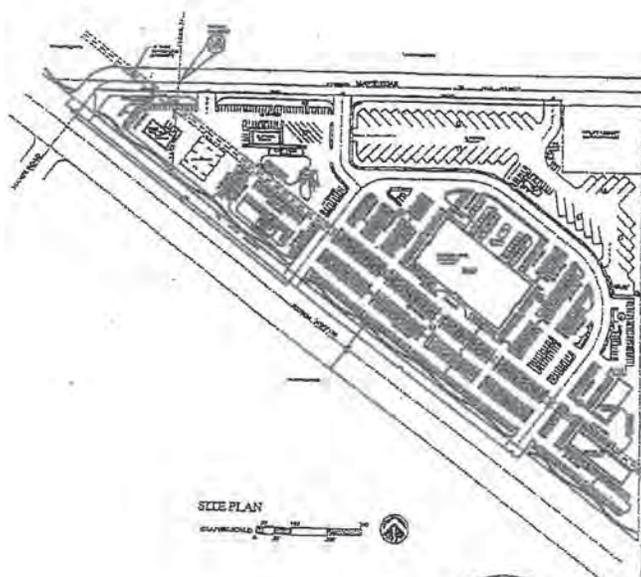


678833

EXHIBIT "G"  
TO THE AGREEMENT

DRIVEWAY INTERSECTIONS WITH STATE ROUTE 160

678833



SITE PLAN  
 SCALE: 1" = 100'



**LEGEND**

**DEVELOPER**  
 J R P

**GENERAL NOTES**

**LEGAL DESCRIPTION**

**SITE DATA**

NO.	DESCRIPTION	AREA (SQ. FT.)	PERCENTAGE
1	...	...	...
2	...	...	...
3	...	...	...
4	...	...	...
5	...	...	...
6	...	...	...
7	...	...	...
8	...	...	...
9	...	...	...
10	...	...	...
11	...	...	...
12	...	...	...
13	...	...	...
14	...	...	...
15	...	...	...
16	...	...	...
17	...	...	...
18	...	...	...
19	...	...	...
20	...	...	...
21	...	...	...
22	...	...	...
23	...	...	...
24	...	...	...
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**VICINITY MAP**

**PLAN**

**A-1**

000276

Nye County Recorder  
P.O. Box 1111  
101 Radar Road  
Tonopah, Nevada 89049  
Telephone: (775) 482-8116

**\*\* RECORDERS RECEIPT \*\***

RECORDED ON: 2/09/2007 - 80698

RECORDED BY: NYE COUNTY CLERK

RECORDED DOCUMENTS  
DOCUMENT#: 678833

by Deputy Recorder: TPATE

APN \_\_\_\_\_

678833

Official Records Nye County Nevada  
Requested By: Nye County Clerk  
02/09/07 1:05 PM  
Recording Fee: \$0.00  
Non-Conformity Fee \$  
State Fee: \$ Recorded by: tp

Recording Requested By:

Name S. Wharff

Address Nye Co. Clerk

City / State / Zip Tongass, Nev.

*Bill # 2006-11 Ord # 322*

Devel. Agreement Pt Land Inv. LLC

(Title of Document)

*Gateway-*

**Please complete the cover page, check one of the following and sign below.**

I the undersigned hereby affirm that this document submitted for recording does not contain a social security number.

●R

I the undersigned hereby affirm that this document submitted for recording contains a social security number of a person as required by

law: \_\_\_\_\_ (Law).

*S. Wharff*  
Signature

*Deputy Clerk*  
Title

This page is added to provide additional information required by NRS 111.312 Sections 1-2.

(Additional recording fees applies)

This cover page must be typed or printed.

**NOTICE OF ADOPTION OF NYE COUNTY ORDINANCE NO. 322**

**Bill No. 2006-11**

NOTICE IS HEREBY GIVEN that the Nye County Board of Commissioners, at its meeting held on the 19<sup>th</sup> day of September, 2006, adopted Nye County Ordinance No. 322, entitled: AN ORDINANCE ADOPTING A DEVELOPMENT AGREEMENT FOR THE GATEWAY MASTER PLANNED COMMUNITY WITH PV LAND INVESTMENTS, LLC, LOCATED WITHIN THE BOUNDARIES OF THE PAHRUMP REGIONAL PLANNING DISTRICT, NYE COUNTY, NEVADA, AND PROVIDING FOR OTHER MATTERS PROPERLY RELATING THERETO.,

Copies of the Ordinance are available for public inspection at the offices of the Nye County Clerk, 101 Radar Road, Tonopah, Nevada.

Commissioners voting in favor of the Ordinance: Jordan, Hollis, Eastley

Commissioners voting against the Ordinance: Cox, Carver

Commissioners absent: None

Commissioners abstaining: None

This Ordinance shall be in full force and effect from and after the 9<sup>th</sup> day of October, 2006, and only after publication once a week for a period of two (2) weeks in a newspaper of general circulation within Nye County, Nevada.

Signature on File/S, Wharff

\_\_\_\_\_  
Sandra "Sam" L. Merlino, Nye County Clerk  
and Ex-Officio Clerk of the Board

Publish: Pahrump Valley Times - 9/27/06, 10/4/06, Editions

**Nye County Clerk / Purchase Order # 27317**

NOTICE OF PUBLIC HEARING

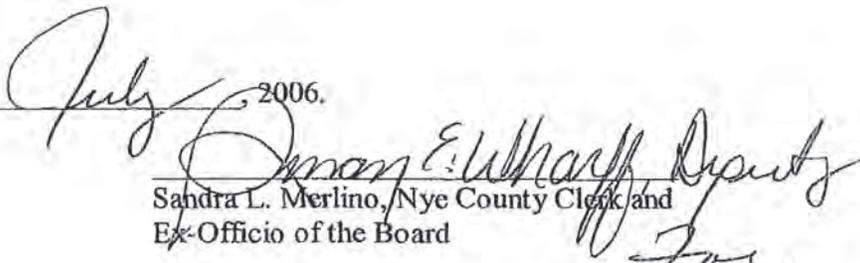
NOTICE OF PROPOSAL OF BILL NO. 2006-11

NOTICE IS HEREBY GIVEN that Bill No. 2006-11: A BILL PROPOSING TO ADOPT A DEVELOPMENT AGREEMENT FOR THE GATEWAY MASTER PLANNED COMMUNITY WITH PV LAND INVESTMENTS, LLC, LOCATED WITHIN THE BOUNDARIES OF THE PAHRUMP REGIONAL PLANNING DISTRICT, NYE COUNTY, NEVADA, AND PROVIDING FOR OTHER MATTERS PROPERLY RELATING THERETO, was proposed by the Board of County Commissioners at its July 19, 2006 meeting.

Pursuant to NRS 244.100.1, the Board of County Commissioners of the County of Nye, State of Nevada, will hold a Public Hearing on Bill No. 2006-11 on Wednesday, the 23<sup>rd</sup> of August, 2006, at the time of 8:30 AM, or as soon thereafter as the matter may be heard, in the Bob Ruud Community Center, Main Hall, 150 N. Highway 160, located in Pahrump, Nevada, at which time any and all interested parties may appear and be heard.

A copy of the Bill is available for public review at the Nye County Clerk's Office located at 101 Radar Road, Tonopah Nevada.

DATED this 19<sup>th</sup> day of July, 2006.

  
Sandra L. Merlino, Nye County Clerk and  
Ex-Officio of the Board

Publish: PVT - 7/26/06, 2006 Edition

# Affidavit of Publication

State of Nevada, County of Nye

I, Phyllis Trice, Legal Clerk for the Pahrump Valley Times, a bi-weekly newspaper published in Pahrump, Nye County, Nevada, being duly sworn, hereby certify that the following advertisement appeared in the Pahrump Valley Times:

Notice of Adoption

A copy of the above-described advertisement is hereon attached. It was published in the Pahrump Valley Times on this date or dates:

September 27, 2006  
October 04, 2006

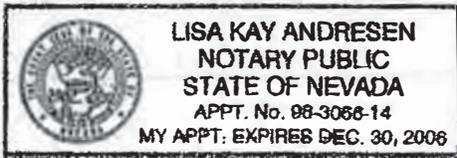
Signed before a notary public:

Signature Phyllis Trice  
Date October 04, 2006

Subscribed and sworn to before this notary on this date:

Date October 04, 2006

Lisa Kay Andersen  
Notary Public Signature



NOTICE OF ADOPTION  
OF NYE COUNTY  
ORDINANCE NO. 322

Bill No. 2006-11  
NOTICE IS HEREBY GIVEN that the Nye County Board of Commissioners, at its meeting held on the 19th day of September, 2006, adopted Nye County Ordinance No. 322, entitled: AN ORDINANCE ADOPTING A DEVELOPMENT AGREEMENT FOR THE GATEWAY MASTER PLANNED COMMUNITY WITH PV LAND INVESTMENTS, LLC, LOCATED WITHIN THE BOUNDARIES OF THE PAHRUMP REGIONAL PLANNING DISTRICT, NYE COUNTY, NEVADA, AND PROVIDING FOR OTHER MATTERS PROPERLY RELATING THERETO.

Copies of the Ordinance are available for public inspection at the offices of the Nye County Clerk, 101 Radar Road, Tonopah, Nevada. Commissioners voting in favor of the Ordinance: Jordan, Hollis, Eastley. Commissioners voting against the Ordinance: Cox, Carver.

Commissioners absent: None  
Commissioners abstaining: None

This Ordinance shall be in full force and effect from and after the 9th day of October 2006, and only after publication once a week for a period of two (2) weeks in a newspaper of general circulation within Nye County, Nevada.

/s/ S. Wharf  
Deputy Clerk  
Sandra "Sam" L. Merlino,  
Nye County Clerk and Ex-Officio Clerk of the Board.  
PUBLISH: September 27,  
October 4, 2006.

**DOC # 697308**

Official Records Nye County Nevada  
Byron Foster - Recorder  
11/02/2007 08:30:25 AM  
Requested By: NYE COUNTY CLERK  
Recorded By: cu  
Recording Fee: \$0.00  
Non Conformity Fee: \$0.00  
Page 1 of 20



APN \_\_\_\_\_

Recording Requested By:

Name Nye County Clerk

Address PO Box 1031

City / State / Zip Tonopah, NV. 89049

1st Amend. to Dev. Agree. El Diablo LTP  
(Title of Document)

**Please complete the cover page, check one of the following and sign below.**

I the undersigned hereby affirm that this document submitted for recording does not contain a social security number.

OR

I the undersigned hereby affirm that this document submitted for recording contains a social security number of a person as required by law. \_\_\_\_\_ (Law).

Dorothy E. Wharff Deputy Clerk  
Signature Title

This page is added to provide additional information required by NRS 111.312 Sections 1-2.  
(Additional recording fees applies)  
This cover page must be typed or printed.

FIRST AMENDMENT TO THE DEVELOPMENT AGREEMENT

This First Amendment ("First Amendment") to the Development Agreement (as hereinafter defined) is entered into this 5<sup>th</sup> day of February, 2007 ("Effective Date") by and between the County of Nye, State of Nevada ("County") and RV Land Investments, LLC, a Nevada limited liability company ("Owner").

RECITALS

- A. County and Owner entered into that certain development agreement dated October 9, 2006 ("Development Agreement") for that certain real property generally located within Township 21 South, Range 54 East, Sections 2, 11 and 14 and south of the Jeane Avenue alignment, north of Moonachie Street, east of the Radium Springs Road alignment and west of Mabes Street, commonly presently known as "Gateway" and more particularly described by County Assessor's Parcel Numbers: 47-011-02 through 11; 47-041-04 through 20; 47-021-012; and 47-071-03 ("Property").
- B. County and Owner agree to enter into this First Amendment to the Development Agreement to add additional land to the Property.

NOW, Therefore, based upon the covenants and promises contained herein and other good and valuable consideration, County and Owner agree as follows:

- 1. Addition of Land. The Development Agreement contained as Exhibit "A" the legal description of the Property. Commencing on the Effective Date, Exhibit "A" to the Development Agreement shall be deleted in its entirety and replaced with the real property described on Exhibit "A" attached to this First Amendment.
- 2. Amendment to the Design Guidelines. The Development Agreement contained as Exhibit "B" design guidelines defining the development standards for the Property ("Design Guidelines"). Commencing on the Effective Date, those certain pages of the Design Guidelines shall be deleted in their entirety and replaced with the pages attached to this First Amendment as Exhibit "B".
- 3. Approval of the First Amendment. On the 17<sup>th</sup> day of January, 2007, the Nye County Board of County Commissioners adopted Ordinance No. 332 approving this First Amendment and authorizing the execution hereof by duly constituted officers of the County. Said ordinance took effect on the 5<sup>th</sup> day of February, 2007. The County agrees to record a certified copy of the ordinance as required by NRS Chapter 278.

IN WITNESS WHEREOF, this First Amendment has been executed by the parties as of the Effective Date.

(SIGNATURES ON THE FOLLOWING PAGE)

COUNTY:

Nye County Board of County Commissioners

By: [Signature]

Print Name: GARY Hallis 10/10/07

Its: \_\_\_\_\_

OWNER:

PV LAND INVESTMENTS, LLC, a Nevada limited liability company

By: [Signature]  
Focus Investment Manager LLC  
HOLDINGS MANAGER, LLC, a Nevada limited liability company

Its: Manager

By: [Signature]

Print Name: Thomas J. DeVore

Its: Manager

Approved as to Form and Content:

By: [Signature]

Print Name: \_\_\_\_\_

Its: Nye County District Attorney's Office

SUBSCRIBED AND SWORN TO before me on this 14 day of April 2007.

[Signature]  
Notary Public in and for said County and State



**EXHIBIT "A"**  
**TO THE FIRST AMENDMENT**  
**LEGAL DESCRIPTION OF THE PROPERTY**

000567



W.O.# 786-E284  
File: E294revLGL10-5-06.doc  
October 5, 2006  
By: DEH  
Checked By: GDR

**BASIS OF BEARINGS**

The Basis of Bearings for this Real Property Description is South 44°20'57" East, being the bearing between Points 1007 and 1011, as shown on a Record of Survey on File in the Nye County Recorder's Office in File 537842.

Being those certain portions of Sections 2, 3, 11, & 14, all in Township 21 South, Range 54 East, M.D.M., County of Nye, State of Nevada, being more particularly described as follows:

**BEGINNING** at the northeasterly corner of the North Half (N ½) of the Northeast Quarter (NE ¼) of the Southeast Quarter (SE ¼) of said Section 2;

Thence along the easterly line thereof, South 01°18'32" East, 1995.80 feet to the southerly line of the North Half (N ½) of the Southeast Quarter (SE ¼) of the Southeast Quarter (SE ¼) of said Section 2;

Thence along said southerly line, South 89°15'18" West, 1326.61 feet to the easterly line of the South Half (S ½) of the Southwest Quarter (SW ¼) of the Southeast Quarter (SE ¼) of said Section 2;

Thence along said easterly line, South 00°48'49" East, 867.88 feet to the northerly line of the Northeast Quarter (NE ¼) of the Northeast Quarter (NE ¼) of said Section 11;

Thence along said northerly line, North 89°08'28" East, 1332.36 feet to the northeasterly corner of said Section 11;

Thence along the easterly line of the Northeast Quarter (NE ¼) of the Northeast Quarter (NE ¼) of said Section 11, South 01°24'27" East, 1371.40 feet to the northerly line of the Southeast Quarter (SE ¼) of the Northeast Quarter (NE ¼) of said Section 11;

Thence along the easterly line thereof, South 01°23'27" East, 1371.33 feet to the southerly line thereof;

Thence along said southerly line, North 89°20'37" West, 1315.15 feet to the easterly line of the Northwest Quarter (NW ¼) of the Southeast Quarter (SE ¼) of said Section 11;

Thence along said easterly line, South 01°48'34" East, 1379.34 feet to the southerly line thereof;

Thence along said southerly line, North 89°41'25" West, 1905.21 feet to the easterly line of the Southeast Quarter (SE ¼) of the Southwest Quarter (SW ¼) of said Section 11;

Thence along said easterly line, South 02°11'39" East, 1387.79 feet to the northerly line of the North Half (N ½) of the Northwest Quarter (NW ¼) of said Section 14;

Thence along the easterly line thereof, South 00°07'28" West, 1328.38 feet to the southerly line thereof;

Thence along said southerly line, North 89°58'51" West, 2727.37 feet to the westerly line thereof.

Page 1 of 3

000558

W.O.# 788-E294  
 File: E294rev\LGL10-5-06.doc  
 October 5, 2006  
 By: DEH  
 Checked By: GDR

Thence along said westerly line, North 01°13'52" West, 1326.58 feet to the southwesterly corner of said Section 11;  
 Thence along the westerly line of the West Half (W ½) the Southwest Quarter (SW ¼) of said Section 11, North 02°18'47" West, 2808.68 feet to the southerly line of the Southwest Quarter (SW ¼) of the Northwest Quarter (NW ¼) of said Section 11;  
 Thence along the westerly line thereof, North 00°01'18" West, 1316.76 feet to the southerly line of the Northwest Quarter (NW ¼) of the Northwest Quarter (NW ¼) of said Section 11;  
 Thence along the westerly line thereof, North 00°01'17" West, 865.57 feet to the southwesterly right-of-way line of State Route 160;  
 Thence departing said westerly line, along said right-of-way line, South 53°35'50" East, 1669.18 feet to the westerly line of the Southeast Quarter (SE ¼) of the Northwest Quarter (NW ¼) of said Section 11;  
 Thence departing said right-of-way line, along said westerly line, North 01°06'29" West, 131.00 feet to the northerly line thereof;  
 Thence along said northerly line, South 89°46'02" East, 878.38 feet to the westerly line of the East Half (E ½) of the Northeast Quarter (NE ¼) of the Northwest Quarter (NW ¼) of said Section 11;  
 Thence along said westerly line, North 01°39'26" West, 1331.59 feet to the southerly line of the Southeast Quarter (SE ¼) of the Southwest Quarter (SW ¼) of said Section 2;  
 Thence along said southerly line, South 89°50'10" West, 865.84 feet to the westerly line thereof;  
 Thence along the southerly line of the Southwest Quarter (SW ¼) of the Southwest Quarter (SW ¼) of said Section 2, South 89°50'29" West, 1331.41 feet to the southeasterly corner of said Section 3;  
 Thence along the southerly line of the Southeast Quarter (SE ¼) of the Southeast Quarter (SE ¼) of the said Section 3, South 89°43'47" West, 356.46 feet to the northeasterly right-of-way line of said State Route 160;  
 Thence departing said southerly line, along said right-of-way line, the following two (2) courses:  
 North 53°35'50" West, 339.41 feet to a point of curvature;  
 Thence northwesterly, along the arc of a curve to the right, concave northeasterly, having a radius of 9925.00 feet, through a central angle of 05°13'57", an arc distance of 906.37 feet to a point to which a radial line bears, South 41°38'06" West, said point also being on the westerly line of the Southeast Quarter (SE ¼) of the Southeast Quarter (SE ¼) of said Section 3;  
 Thence departing said right-of-way line, along said westerly line, North 00°21'24" West, 558.14 feet to the northerly line thereof;  
 Thence along said northerly line, North 89°43'14" East, 1322.35 feet to the westerly line of the North Half (N ½) of the Southwest Quarter (SW ¼) of said Section 2;  
 Thence along said westerly line, North 00°37'34" West, 1335.78 feet to the northerly line thereof;  
 Thence along said northerly line, North 89°36'41" East, 2677.97 feet to the northwesterly corner of the North Half (N ½) of the Southeast Quarter (SE ¼) of said Section 2;

000559

W.O.# 786-E294  
File: E294rev.LGL 10-5-06.doc  
October 5, 2006  
By: DEH  
Checked By: GDR

Thence along the northerly line thereof, North 89°36'09" East, 2818.78 feet to the  
**POINT OF BEGINNING.**

**EXCEPTING** therefrom any portion of State Route 160, lying within said Section 11.

Said parcel contains 820.03 acres more or less, as determined by computer methods.

*"The above described parcel of land represents a portion of Sections 2, 3, 11, & 14,  
Township 21 South, Range 54 East, M.D.M., County of Nye, State of Nevada, and is not  
intended for inclusion in a document conveying fee ownership. To do so is a violation of  
state law and/or local ordinance."*

**END OF DESCRIPTION**



Oct. 5, 2006



**EXHIBIT "B"**  
**TO THE FIRST AMENDMENT**  
**DESIGN GUIDELINES AMENDMENT PAGES**

# *Gateway*

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## **DESIGN GUIDELINES**

**AUGUST 14, 2006**

**REVISED OCTOBER 5, 2006**  
**PAGES 1-2, 1-3, 2-4, & 2-7**

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**PV LAND INVESTMENTS, LLC**

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# GATEWAY

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## DESIGN GUIDELINES

August 14, 2006  
**REVISED OCTOBER 5, 2006**  
PAGES 1-2, 1-3, 2-4, & 2-7

PREPARED FOR:

---

**PV LAND INVESTMENTS, LLC**  
3455 Cliff Shadows Parkway, Suite 220  
LAS VEGAS, NV 89129

PREPARED BY:

---

**ARCHITECTURE / PLANNING**

**KTGY Group**  
17992 Mitchell South  
Irvine, CA 92614

**LANDSCAPE ARCHITECTURE**

**STANTEC CONSULTING**  
7451 WEST CHARLESTON BLVD.  
LAS VEGAS, NV 89117

**COLOR**

**TEILMAN/WAY DESIGN, INC.**  
48 SANTA BARBARA DR.  
SANTA FE, NM 87505

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# Gateway

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**Gateway**

Design Guidelines  
August 14, 2006

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**Gateway**

Design Guidelines  
August 14, 20066

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**Gateway**

Design Guidelines  
August 14, 2006

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**Gateway**

Design Guidelines  
August 14, 20066

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### 1.3 RESPONSIBILITY OF REVIEW

All projects within Gateway require review and approval by the Master Developer prior to submittal to Nye County or any other applicable public agencies. The Master Developer's purpose in plan review is to ensure that each project meets the intent of the Design Guidelines

### 1.4 PROJECT LOCATION

Gateway, encompassing approximately ~~900~~ 920 acres, is located in southeastern Pahrump, along both the east and west sides of Route 160, south of Gamebird Road. Please refer to Exhibit 1, Location Map.

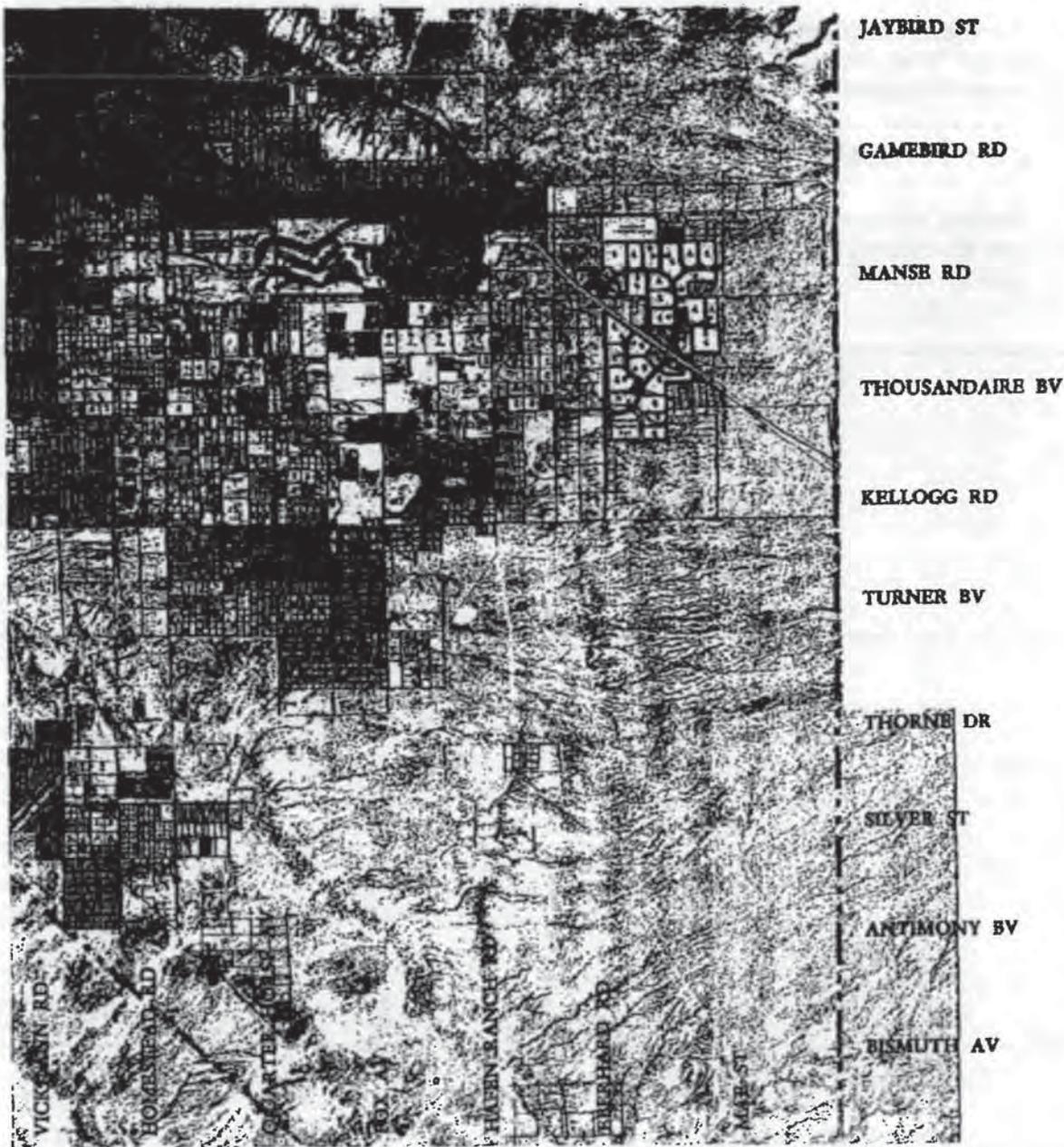
Revised October 5, 2006

#### **Gateway**

Design Guidelines  
August 14, 2006

Section 1

INTRODUCTION



**Section 2**

**COMMUNITY THEME**

**2.9 PLANNED LAND USE**

The land uses planned for Gateway are shown in Table 1 below.

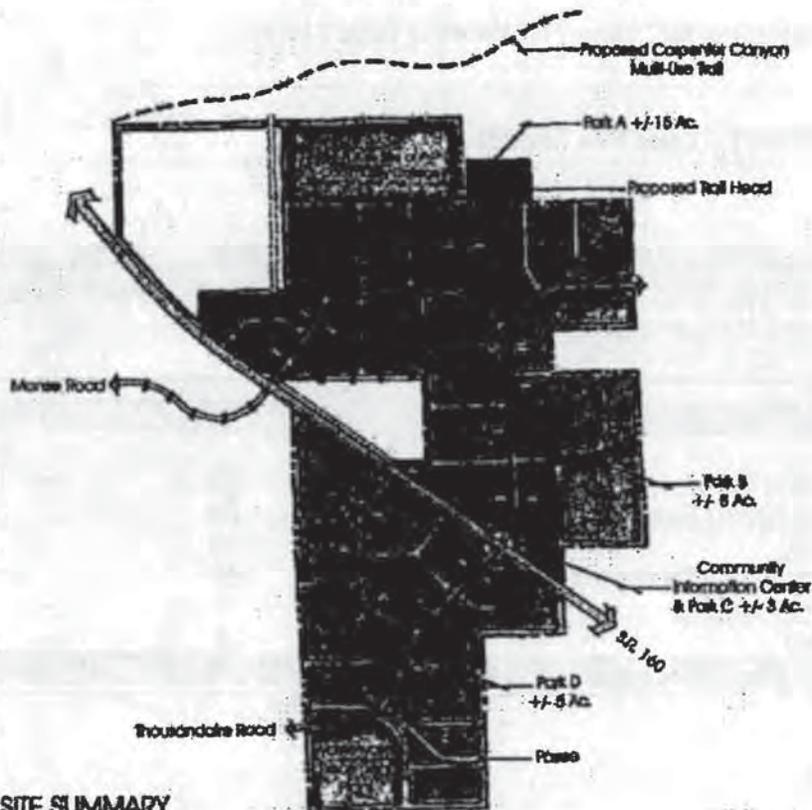
**Table 1 -- Land Use Summary**

<u>Single-Family Residential</u>	<u>6</u>	<u>665</u>	<u>3990</u>
<u>Multi-Family Residential</u>	<u>18</u>	<u>99</u>	<u>1782</u>
		<b>764</b>	<b>5772</b>
<u>General Commercial</u>	==	<u>39</u>	==
<u>Parks /Open Space</u>	==	<u>29</u>	==
<u>R.O.W.</u>	==	<u>35</u>	==
<u>Wastewater Treatment</u>	==	<u>40</u>	==
<u>Water Facilities</u>	==	<u>6</u>	==
<u>Paved</u>	==	<u>5</u>	==

REVISED OCTOBER 5, 2006

Section 2

COMMUNITY THEME



**SITE SUMMARY**

Focus Property:	± 920 Acres
Single Family:	± 665 Acres
Multi-Family Residential:	± 99 Acres
General Commercial:	± 39 Acres
Parks/Open Space:	± 29 Acres
E.O.W.s:	± 35 Acres
Wastewater Treatment:	± 40 Acres
Water Facilities:	± 8 Acres*
Passes:	± 8 Acres

\* Specific location of water facilities to be determined.

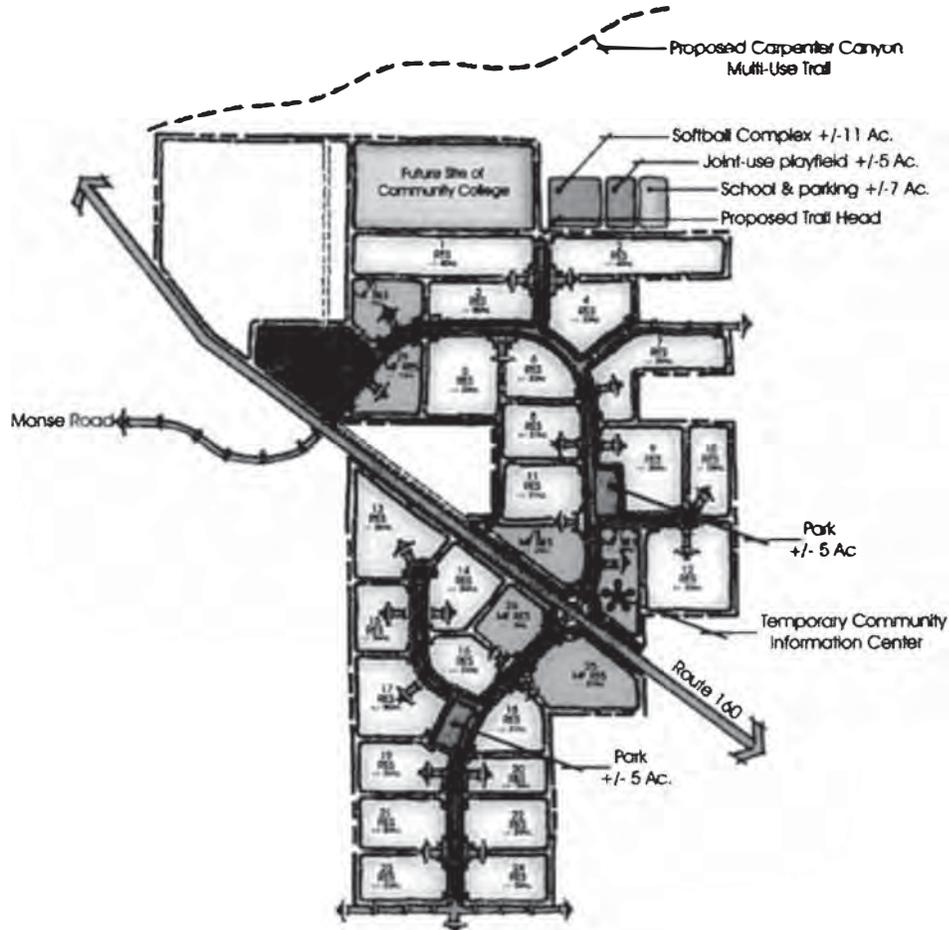


**Conceptual Master Plan  
Pahrump Planned Community  
Pahrump, Nevada**

This drawing is for conceptual planning purposes only. The digital version is linked from Plan #00200000000000000000. The accuracy is to be verified by Civil Engineer. Refer to engineering plans for exact dimensions and locations. Bentley Systems, Incorporated, FL, USA.



**Ferris Commercial Group**  
1707 W. 200th St.



**SITE SUMMARY**

Focus Property:	± 900 Acres
Single Family Residential:	± 620 Acres
Multi-Family Residential:	± 140 Acres
General Commercial:	± 33 Acres
Parks / Open Space / Roads:	± 59 Acres

\*\*\*Approximately 48 acres of total acreage will be utilized for water & wastewater facilities. Specific location to be determined.



**Conceptual Master Plan  
Gateway Planned Community  
Pahrump, Nevada**

PV Land Investments, LLC  
KTGY No. 2005-0280

N

This drawing is for conceptual planning purposes only. Refer to engineering plans for exact dimensions and locations (including ROWs, Easements, PL, etc.)

**KTGY GROUP**  
KIMLEY-HORN AND ASSOCIATES, INC.  
PLANNING AND DESIGN

March 30, 2006

**AGENDA ITEM REQUEST**

Requests and backup must be into the Town Office by **3:00 p.m. ten (10) business days before the preceding Town Board meeting** you wish the item presented. Town Board meetings are held on the second and fourth Tuesday of each month at 6:00 p.m. in the Nye County Complex.

DATE AGENDA ITEM SUBMITTED                      DATE OF DESIRED BOARD MEETING  
October 28, 2014    November 11, 2014

---

**CIRCLE ONE:**    Action Item                      Non-Action Item                      Presentation

ITEM REQUESTED FOR CONSIDERATION:  
Consideration to approve moving forward with the development of Last Chance Park.

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*If request for funding is approved by the Town Board, an invoice or letter from the requestor to Town of Pahrump/Accounts Payable is required to receive funding.*

BRIEF SUMMARY OF ITEM:

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STAFF COMMENTS/RECOMMENDATIONS:  
Staff would recommend approval.

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BACKUP ATTACHED:     YES                       NO

NAME OF PRESENTER(S) OF ITEM:    Susan Holecheck, Town Manager

SPONSORED BY:

Susan Holecheck, Town Manager  
Print Name

  
Signature

400 N. Hwy 160  
Mailing Address

(775) 727-5107 ext.  
Telephone Number

## AGENDA ITEM REQUEST

Requests and backup must be into the Town Office by **3:00 p.m. ten (10) business days before the preceding Town Board meeting** you wish the item presented. Town Board meetings are held on the second and fourth Tuesday of each month at 6:00 p.m. in the Nye County Complex.

DATE AGENDA ITEM SUBMITTED 10/28/2014	DATE OF DESIRED BOARD MEETING 11/10/2014
--	---

**CIRCLE ONE:**      Action Item              Non-Action Item            Presentation

ITEM REQUESTED FOR CONSIDERATION:

Consideration to adjourn to a closed session to receive information and advice from the Town's Attorney regarding potential or existing litigation pursuant to NRS 241.015(2)(b)(2)

*If request for funding is approved by the Town Board, an invoice or letter from the requestor to Town of Pahrump/Accounts Payable is required to receive funding.*

BRIEF SUMMARY OF ITEM:

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STAFF COMMENTS/RECOMMENDATIONS:

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BACKUP ATTACHED:     YES             NO

NAME OF PRESENTER(S) OF ITEM:    Susan Holecheck, Town Manager

SPONSORED BY:

Susan Holecheck, Town Manager  
Print Name

  
Signature

400 N. Hwy 160  
Mailing Address

(775) 727-5107 ext.  
Telephone Number

**AGENDA ITEM REQUEST**

Requests and backup must be into the Town Office by **3:00 p.m. five (05) business days before the preceding Town Board meeting** you wish the item presented. Town Board meetings are held on the second and fourth Tuesday of each month at 5:00 p.m. in the Nye County Complex.

DATE AGENDA ITEM SUBMITTED      DATE OF DESIRED BOARD MEETING  
10/28/2014      11/10/2014

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**CIRCLE ONE:**    Action Item      Non-Action Item      Presentation

ITEM REQUESTED FOR CONSIDERATION:  
Future Meetings/Workshops.

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*If request for funding is approved by the Town Board, an invoice or letter from the requestor to Town of Pahrump/Accounts Payable is required to receive funding.*

BRIEF SUMMARY OF ITEM:

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STAFF COMMENTS/RECOMMENDATIONS:

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BACKUP ATTACHED:     YES       NO

NAME OF PRESENTER(S) OF ITEM:    Susan Holecheck, Town Manager

SPONSORED BY:

Susan Holecheck, Town Manager  
Print Name

  
Signature

400 N. Hwy 160  
Mailing Address

(775) 727-5107  
Telephone Number

**AGENDA ITEM REQUEST**

Requests and backup must be into the Town Office by **3:00 p.m. ten (10) business days before the preceding Town Board meeting** you wish the item presented. Town Board meetings are held on the second and fourth Tuesday of each month at 6:00 p.m. in the Nye County Complex.

DATE AGENDA ITEM SUBMITTED <u>10/28/2014</u>	DATE OF DESIRED BOARD MEETING <u>11/10/2014</u>
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**CIRCLE ONE:**    Action Item                      Non-Action Item                      Presentation

ITEM REQUESTED FOR CONSIDERATION:  
Concluding Public/Board/Staff comments

*If request for funding is approved by the Town Board, an invoice or letter from the requestor to Town of Pahrump/Accounts Payable is required to receive funding.*

BRIEF SUMMARY OF ITEM:

STAFF COMMENTS/RECOMMENDATIONS:

BACKUP ATTACHED:     YES                       NO

NAME OF PRESENTER(S) OF ITEM:    Pahrump Town Board

SPONSORED BY:

<u>Pahrump Town Board</u> Print Name	<u>Pahrump Town Board</u> Signature
---	--

<u>400 N. Hwy 160</u> Mailing Address	<u>(775) 727-5107</u> Telephone Number
--	---

**AGENDA ITEM REQUEST**

Requests and backup must be into the Town Office by **3:00 p.m. ten (10) business days before the preceding Town Board meeting** you wish the item presented. Town Board meetings are held on the second and fourth Tuesday of each month at 6:00 p.m. in the Nye County Complex.

DATE AGENDA ITEM SUBMITTED <u>10/28/2014</u>	DATE OF DESIRED BOARD MEETING <u>11/10/2014</u>
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**CIRCLE ONE:**      Action Item              Non-Action Item            Presentation

ITEM REQUESTED FOR CONSIDERATION:  
Adjournment

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*If request for funding is approved by the Town Board, an invoice or letter from the requestor to Town of Pahrump/Accounts Payable is required to receive funding.*

BRIEF SUMMARY OF ITEM:  
Good Night Citizens, Town Board, and Town Staff.

STAFF COMMENTS/RECOMMENDATIONS:

BACKUP ATTACHED:     YES             NO

NAME OF PRESENTER(S) OF ITEM:    Pahrump Town Board

SPONSORED BY:

<u>Pahrump Town Board</u> Print Name	<u>Pahrump Town Board</u> Signature
---	--

<u>400 N. Hwy 160</u> Mailing Address	<u>(775) 727-5107 ext.</u> Telephone Number
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