7. **Materials and Colors**

a. Wood siding, stucco, brick and stone are acceptable exterior materials. On any single unit or within a neighborhood, a combination of materials is encouraged to provide visual variety.

b. Clay tile, flat concrete tile or concrete shake roof materials are acceptable. Wood shake roof materials are unacceptable and shall not be utilized.

c. Roof colors should be related to the exterior color and/or fascia color of the structure.

d. Each elevation shall have alternate color schemes. Subdued colors, not specifically limited to earth tones, shall be used. Use of bright colors and primary colors is not permitted except as a limited accent.

C. **TOWN CENTER DESIGN CRITERIA**

1. **Commercial Design Guidelines**

a. Long, unbroken building facades are not permitted. Offsets should be incorporated into building elevations.

b. Building elevations should incorporate both one and two story unit elements. A mix and variety of one and two story buildings is encouraged.

c. Varied front setbacks should be incorporated into building elevations.

d. The use of wood siding materials is appropriate to provide texture and scale to wall surfaces.

e. Recessed doors and window openings should be used to add articulation to wall surfaces.

f. Projections, overhangs, and recesses for windows, doors and walls should be utilized to provide shadows, articulation, and scale to building elevations.
g. Architectural pop outs, including arcades, canopies, awnings, trellises and balconies, and recesses may be used for visual articulation at major building entrances and pedestrian nodes.

h. On street parking on within a "Main Street" environment can be 45 or 60 degree angled parking.

i. Sidewalks, plazas, courtyards, and promenades should have an enhanced paving to identify them as pedestrian spaces.

j. Signage should be designed to be complementary with and subordinate to the buildings they identify.

2. **Multi-Family Residential Design Guidelines**

The guidelines established for Single-Family Residential uses generally apply to Multi-Family Residential uses as well. In addition, the following guidelines also apply:

a. Building mass and scale are prominent design features of an attached or multi-family project. Long, unbroken building facades are not permitted. Offsets should be an integral part of the building design.

b. Building massing should incorporate a combination of one-story elements and two-story elements with varied floor setbacks and cantilevered architecture at the second story within the same building.

c. Materials, colors and forms of garages, carports and any other accessory structures should be consistent in design with the commercial project in which they are located.

d. Exterior street frontages should feature multi-family buildings separated by parking areas. This minimizes the visual impact of parking areas while eliminating the monotony of continuous building elevations.

e. Open parking and carports should be clustered into parking courts with landscaping utilized to screen automobiles.