

Additional Amenities

The Cove Pointe subdivision includes the following additional amenities:

High Quality Development Features:

- All underground utilities
- High quality street lighting throughout
- Five foot (5') sidewalks required by covenants throughout
- Valley curbs and gutters throughout, except “L” curbs at open spaces in cul-de-sacs

Preservation Park

- A 3+ acre public park
- Future park to be designed by resident with set-aside funds.
- Developer to provide landscaped Park entrances
- Developer has provided a mechanism to fund up to an additional \$20,000 of Park improvements from a capitalization assessment as lots are sold (see Declaration, section 6.11), thereby allowing the homeowners, as well as the surrounding neighborhood, to have input into additional park improvements

Community Recreation Area

- Shallow design stormwater detention area was developed in a manner that will allow it's secondary use as a community recreation area.
- The Community Recreation Area is surrounded by open space with landscaped walking paths connecting the residents to the Recreation Area and to the common area pier.

Two extensively landscaped entrances

Common Area Pier (residents and their guests only)

Extensively landscaped open space areas in each of the cul-de-sacs.