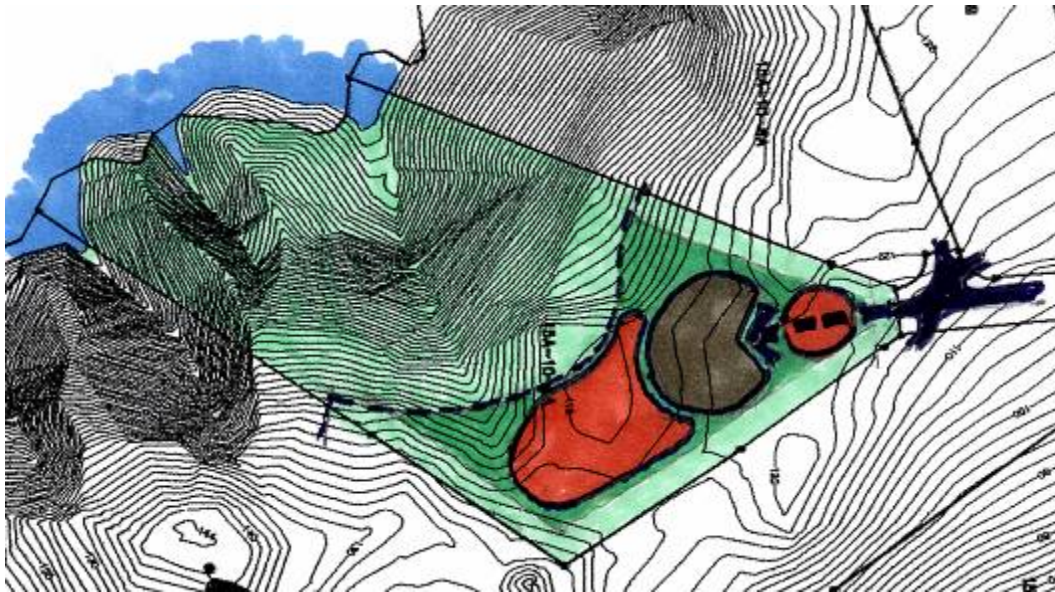









Ditleff Point

Rendezvous Bay, St. John, United States Virgin Island

Lot No. 30/Parcel No. 15A-10-9 A

This lot faces Southwest with a rugged shoreline and cliffs, rising up to a plateau that is not quite as high as the adjacent ridge line. Access is a straight shot in from the Estate Road. The house and parking are all at approximately at the same location. The possibility of a Gate House exists and as long as it stays modest, it could extend above the 112' contour. The house shall not exceed one story above the 112' contour. The materials and colors will be such that they blend into the hues of the hillside. The roof slope will be similar to the slope of the adjacent contours. Because of the proximity to the cliffs, special attention will be required to mitigate construction run-off. There is a possibility that on the Northwest property line, a path could be created that would access the waters edge. If an access pathway is constructed to the waters edge, it shall follow the natural contours. Rock outcroppings and foliage will be respected. Special attention shall be taken to protect the rocky edge below from construction siltation. Construction will be held back from the cliff 1/3 the height of the adjacent cliff.



-  The waters edge
-  Recommended parking location
-  Non-buildable area
-  Buildable area
-  Recommended home location
-  Recommended driveway access point
-  Cliff set-back