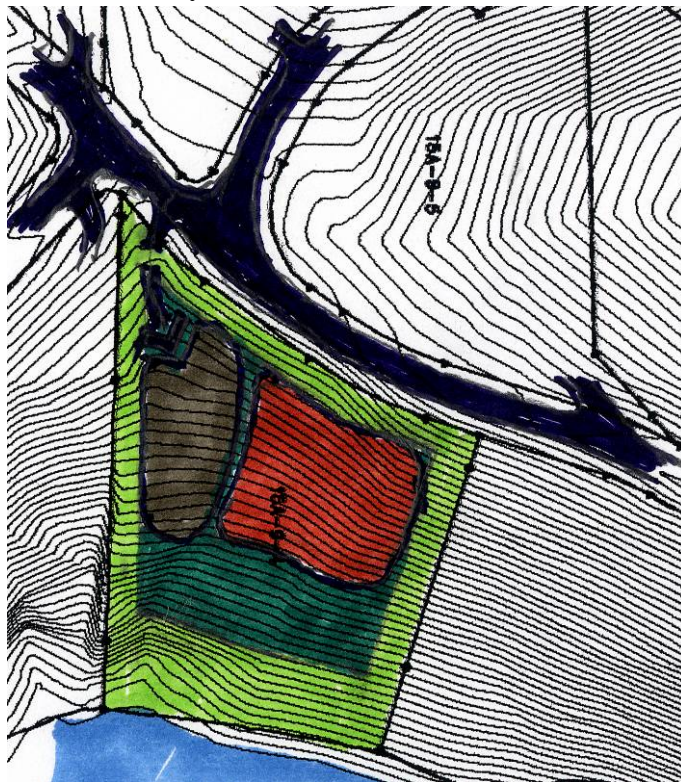









Ditleff Point

Rendezvous Bay, St. John, United States Virgin Island

Lot 15A-9-4

From this lot, the primary view is to Fish Bay. On the South side, along the 15' setback line, the grade will allow the road to extend down to contour 50'. The home site could be located anywhere from contour 40' up to contour 80'. Parking would be to the South. The house could then parallel the adjacent contour lines. This lot, unlike many of the other lots, has the flexibility as to the location of the home. The further down the hill the home is placed, the longer the access road would be and the more visible. On the other hand, the home site would be further from the Estate Road, offering more privacy. If the lower location on the site is chosen, the road should be narrow and follow the natural grades, in order to minimize the visual impact. If the house location is on the upper part of the property, then there will be a maximum of one-story allowed above the 80' contour. The roof on this structure will match the slope of the adjacent hillside. If an access path to the water below is constructed, it shall follow the natural contours. Rock outcroppings and existing foliage shall be respected. Special attention shall be taken to protect the rock areas and shoreline from construction siltation. Because of the narrowness of this lot, a two-story and loft home would be recommended to enhance the privacy.



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