



Bridgeport

Design Guidelines

SID #320

Plan Submission:

House plan, plot plan, and exterior materials used must be submitted for approval in advance of permitting.

Square footage

Minimum*:

	<u>Area 1 [Villas]</u>	<u>Area 2</u>	<u>Area 3</u>
	Lots 1-32	Lots 62-73	Lots 33-61/74-162
Ranch	1600	1750	2000
Two Story	N/A	2600	2800
1 ½ Story	N/A	1700 (main)	1900 (main)

Front Build-To Line:

This subdivision creates varying front setback lines. The **Lot Layout** sheets sent with the purchase agreement shows the points to connect to establish your front setback. Surveyor's Certificates DO NOT identify the front build-to line.

Siding/Color:

No Vinyl
No Vertical (batten separators ok)
Neutral browns and grays - other options to be approved

Doors/Windows:

Glass only on storm doors.
No exterior screen exposure on street-facing windows.

Garage Doors:

Approval required. Submit with house plans.
The following are garage doors manufactured by Overhead Door Company allowable in Bridgeport. Equivalent products of other manufacturers will be allowed, but must be approved.

Courtyard Collection™	Allowed
Traditional Steel™	V5 Style Only
Signature Carriage™	Allowed
Thermacore™	V5, V10 styles only
Carriage House Collection™	Allowed
Impression Collection™	Allowed



Facade/Roof:

Facade: 50% Brick or Stone
Roof (All): 30yr Heritage in Weathered Wood or Black
ALL OTHER TO BE APPROVED

Foundation:

Side yard foundation adjacent to street must be brick/stone.

Outbuildings/Sheds:

NOT allowed

Fences:

All fence designs must be approved by developer.
Materials Allowed:
 Aluminum, Steel, Wrought Iron - BLACK ONLY
 Some vinyl - Sandstone (not tan) color only
Materials **Not** Allowed:
 Wood
 Chain Link

Setback Reminder:

Front: varies, see Lot Layout sheets
Side: 5 feet
Rear: 20 feet

*Some leeway will be given, but it is important to achieve superior appearance to production-style home exteriors.

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