

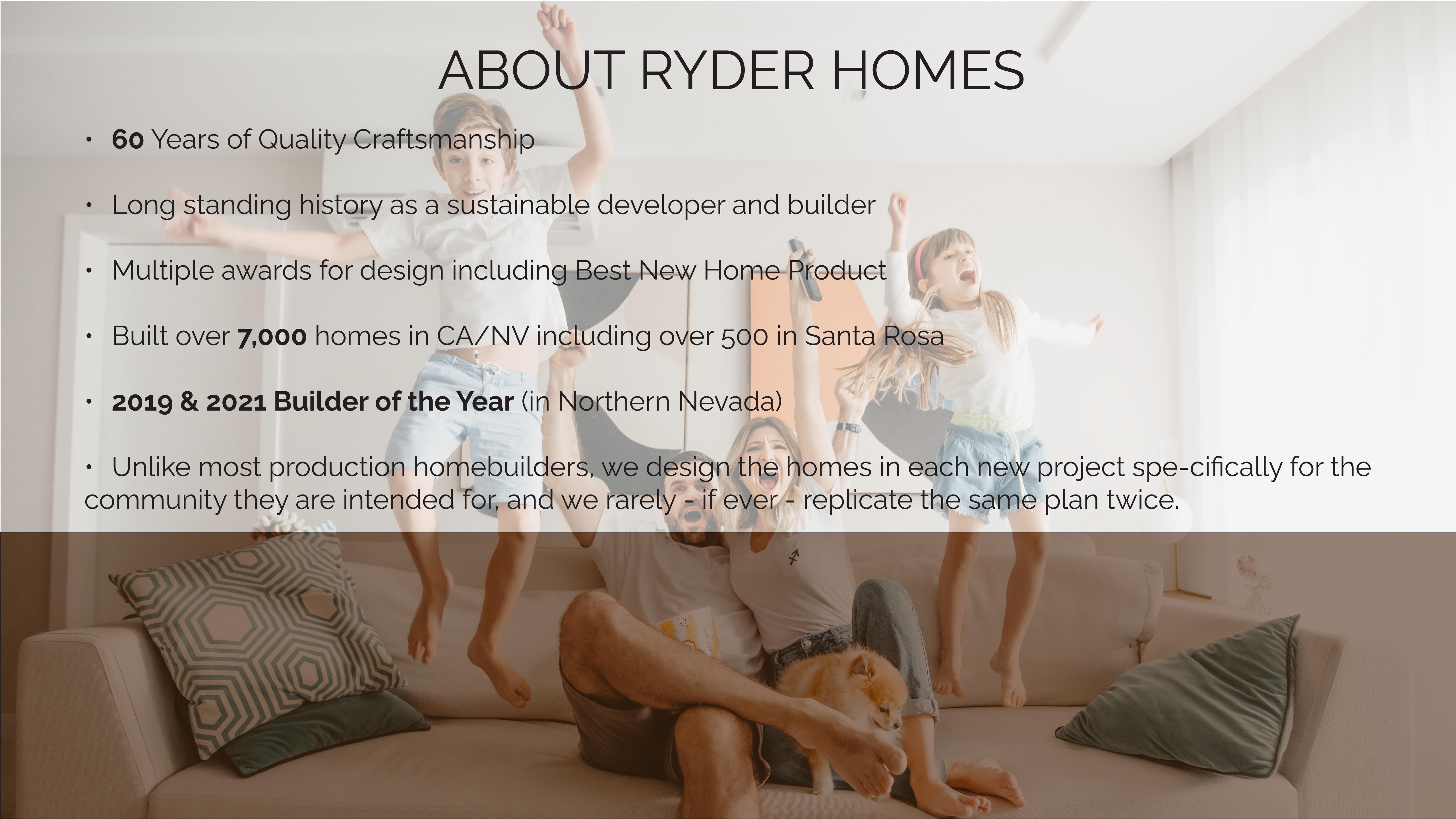
Meadow Creek



Townhomes



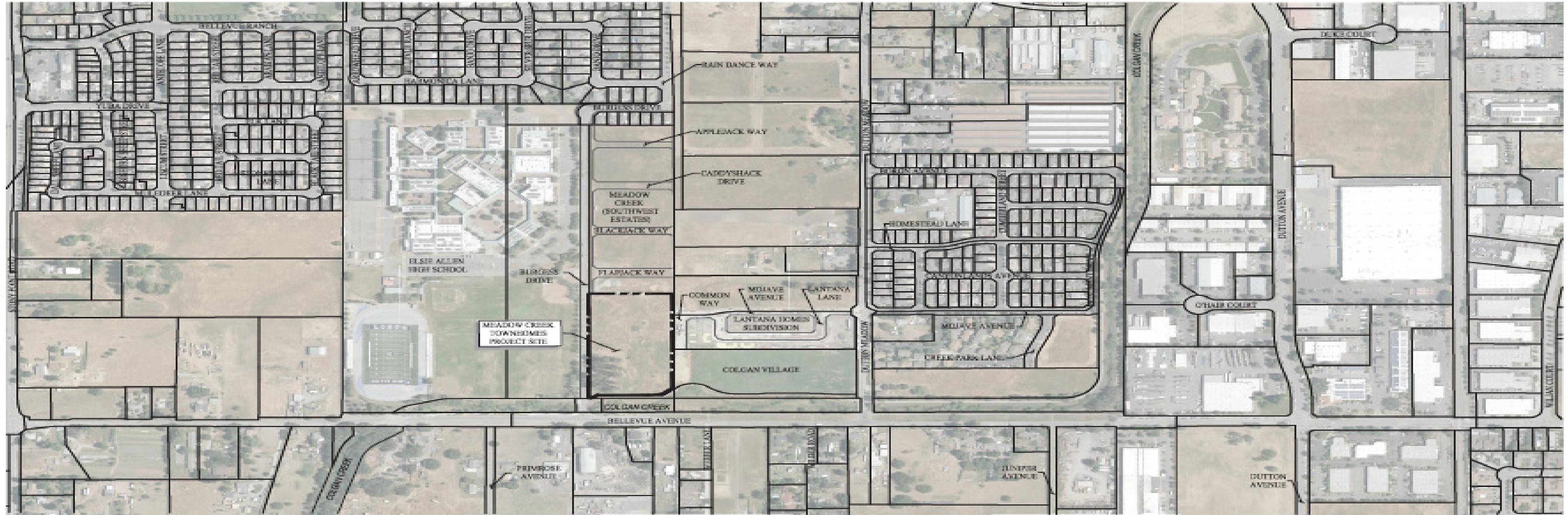
ABOUT RYDER HOMES



- **60** Years of Quality Craftsmanship
- Long standing history as a sustainable developer and builder
- Multiple awards for design including Best New Home Product
- Built over **7,000** homes in CA/NV including over 500 in Santa Rosa
- **2019 & 2021 Builder of the Year** (in Northern Nevada)
- Unlike most production homebuilders, we design the homes in each new project specifically for the community they are intended for, and we rarely - if ever - replicate the same plan twice.



3 Generations
Family Owned and Operated since 1959
(Savannah Ryder, Ned Ryder, and Jay Ryder)



NEIGHBORHOOD CONTEXT MAP

Meadow Creek Subdivision (North) Elsie Allen High School (West)

Site Circulation Buildings

Colgan Creek (South)

north/south orientation
east/west orientation

A LOOK AT THE SITE

JULY 2025



MEADOW CREEK TOWNHOMES

62 Attached Townhome Units

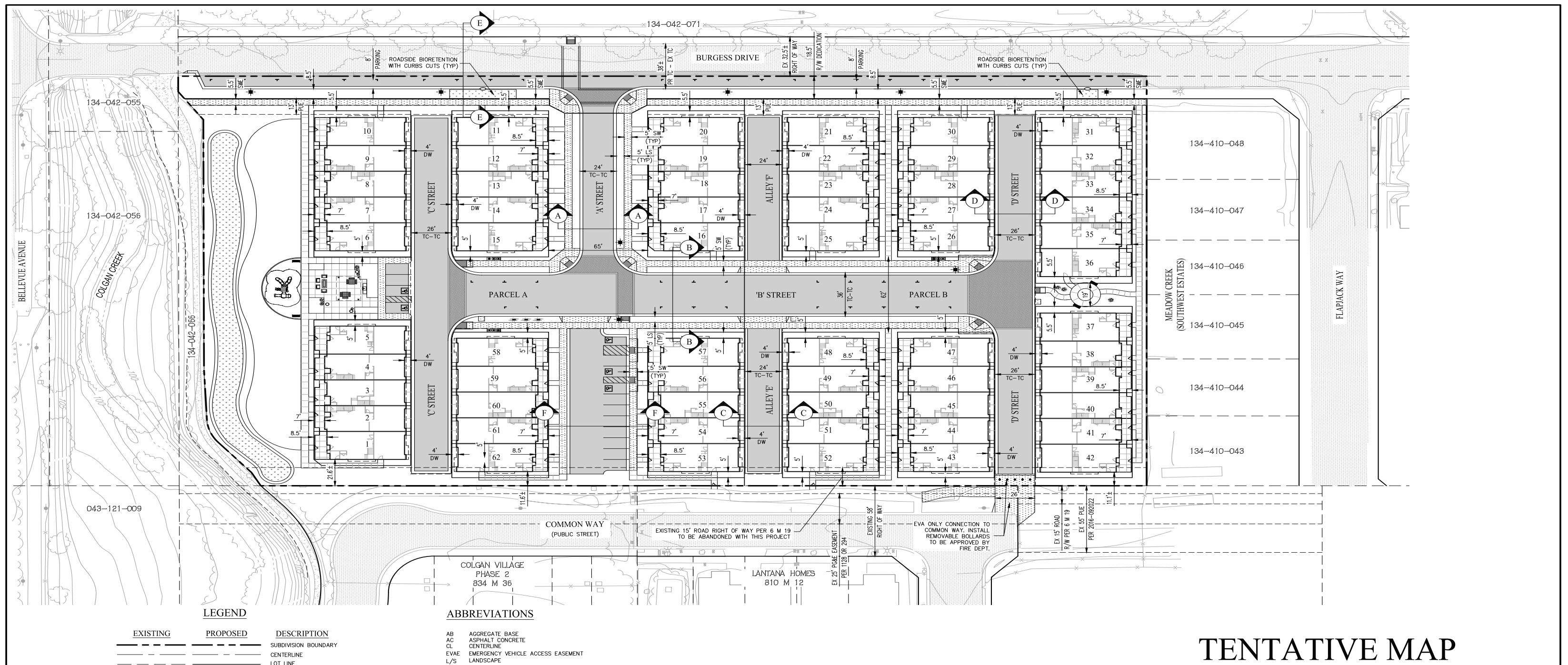
4.78-Acre Plot of Land

1563-1782 Square Feet

12.97 Units/Acre



The proposed project targets buyers looking for homes in an economically priced segment of the Santa Rosa housing market. The project will also offer 6 homes at below market rate pricing.



TENTATIVE MAP

12 Buildings

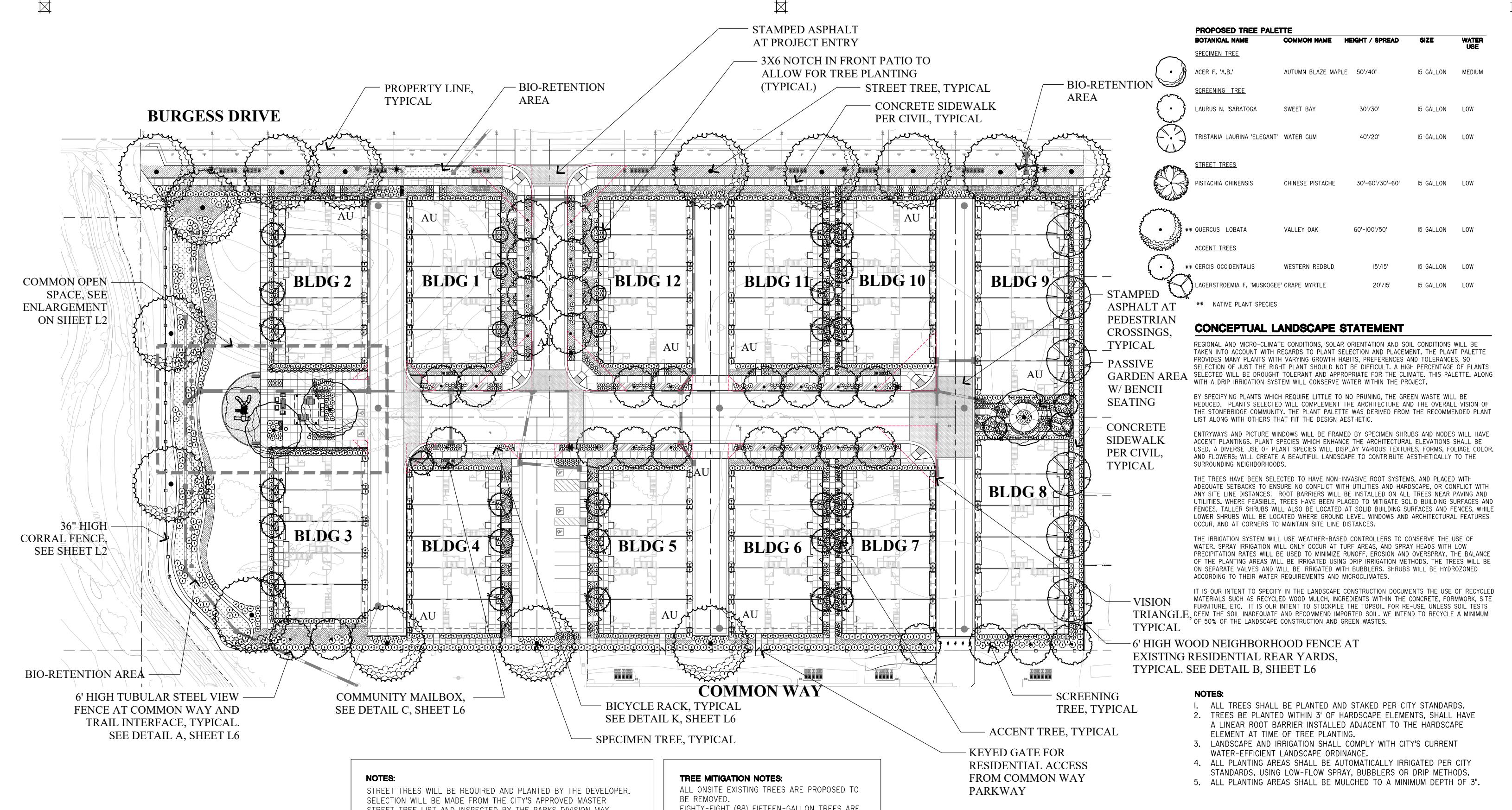
Two-story

Each Building contains 5 or 6 units

Alley-loaded

The design provides a sense of identity for each unit with private courtyards/patios for each unit and front entries mostly along green space elements in an “eyes on street” approach to the neighborhood. Some front doors face landscaped and primary streets. Garages face vehicular alleys and paseos.

Project was originally designed around a central park element. Due to the 50' Colgan Creek setback, we redesigned so that the large open space element with the park amenities face the creek with the buildings more than 50" from the top of the creek bank. A smaller park feature is located at the northern end of the site.



Landscape Plan

Community parks include a playground, BBQ, and picnic tables, a passive garden area which will promote community gathering. Having the dentention facilities along the Colgan Creek frontage will create a natural buffer from the public trail to the community.

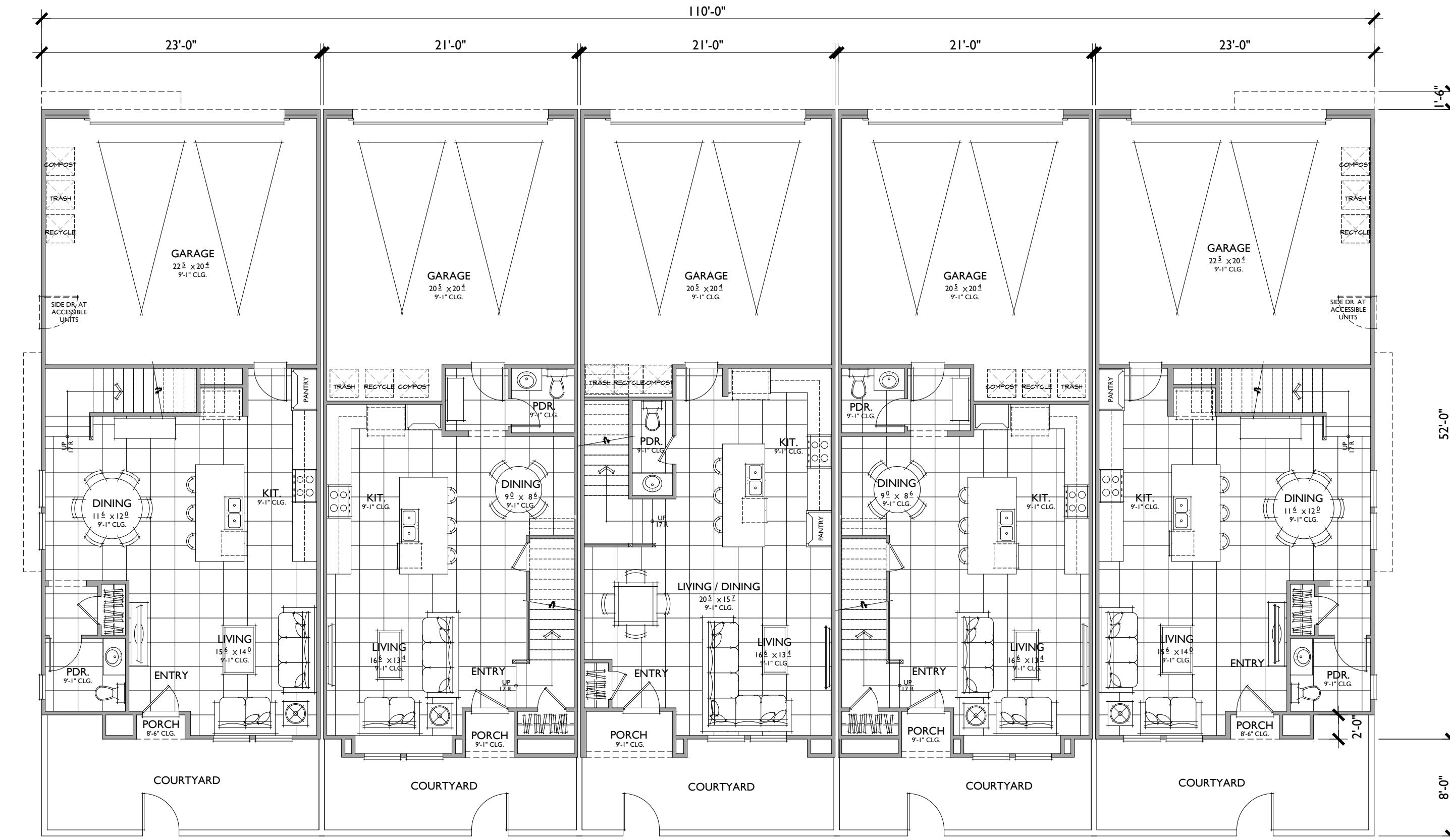


FARMHOUSE - VARIATION A

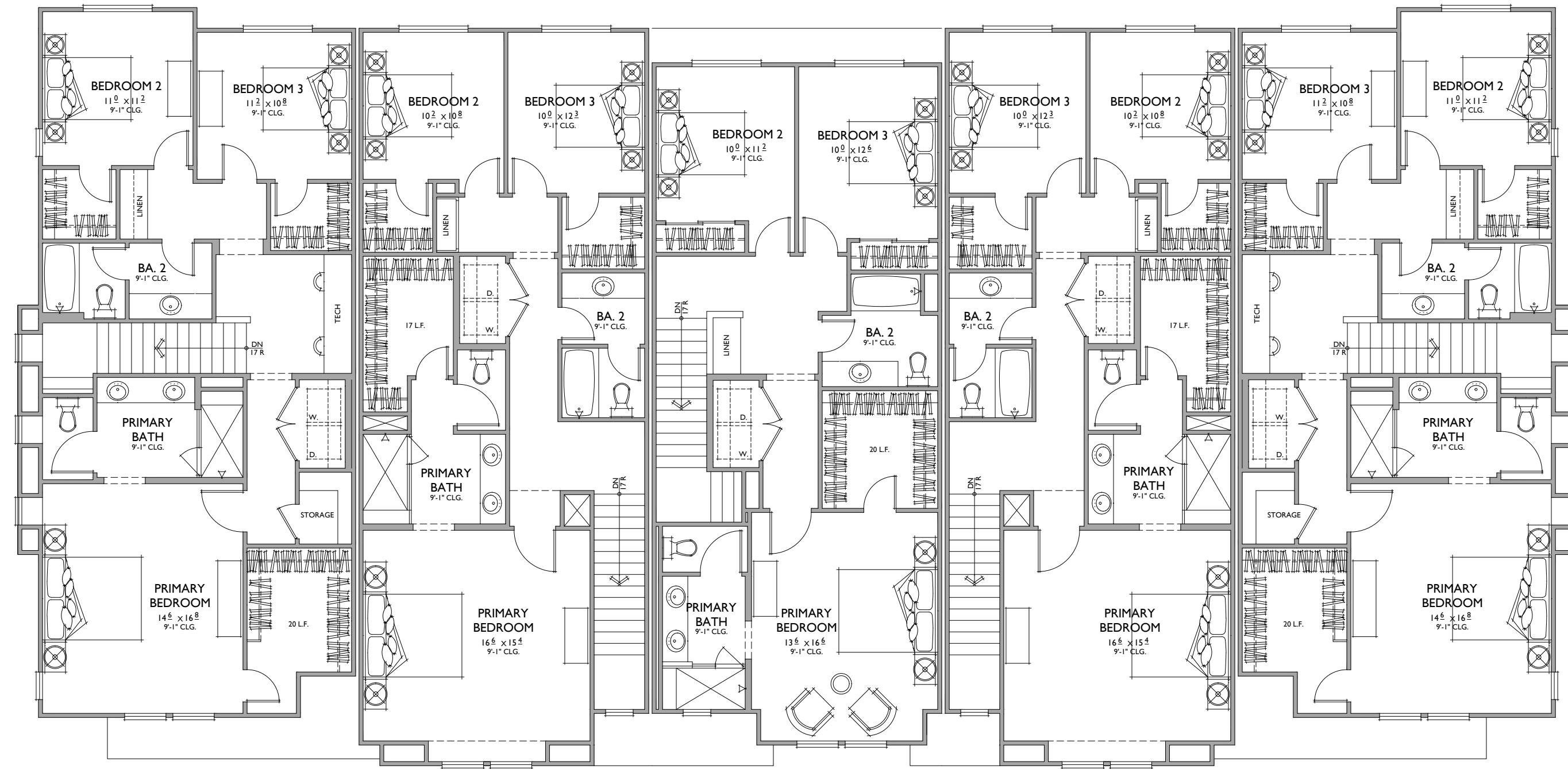


FARMHOUSE - VARIATION B

2 Elevation Styles
4 Color Schemes
All 3 Bed/2.5 Bath
2 Story Townhomes Plans



FIRST FLOOR



SECOND FLOOR





A photograph of a worker in a yellow high-visibility vest and blue jeans, wearing a hard hat, writing on a clipboard. The worker is in a warehouse setting with stacks of brown cardboard boxes in the background. The word "QUESTIONS" is overlaid in large, bold, black capital letters.

QUESTIONS