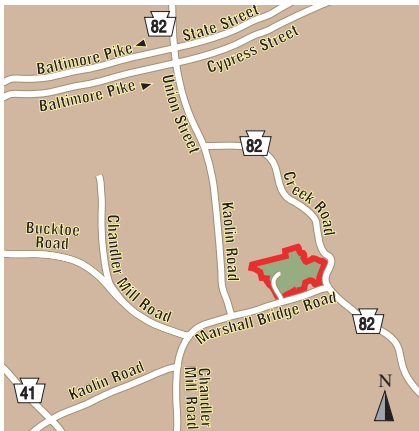


23: Southridge



Location

Kennett Township

Tract size

69.40 acres

Open space

50.2% (34.90 acres)

Number of units

36 single-family units

Year approved

1984

Southridge is located in Kennett Township, about three miles south of Kennett Square just off of Route 82. Driving by the entrance to this development on Marshall Bridge Road, it appears to be a small rural road. The development is only recognizable by the split rail fencing which lines Marshall Bridge Road and displays the name “Southridge” in small letters. The entranceway into the development is also lined with split rail fencing surrounding a large meadow and stream. These rural design elements enhance the scenic quality of Marshall Bridge Road.

Only after crossing the bridge over the Red Clay Creek do the homes become visible. Integrated into the mature woodlands, most of the homes are located around landscaped culs-de-sac. These small clusters of homes create a community atmosphere within themselves. While providing a central area for residents, the landscaped turnarounds provide shade and reduce impervious coverage.



A defining feature of Southridge is the stable-like garages.



Abundant areas of open space combined with mature landscaping create a unique environment at Southridge.

The unobtrusive color and design of the houses give this development a distinctive character. A unique and noticeable element to the housing is their garages, which have the appearance of horse stables. The garages complement the architecture of the houses, which is also sensitive to the preservation of the natural setting. Each of the homes has an impressive view of the surrounding meadows and woodlands.

The open space is used primarily to buffer one cluster of houses from the next cluster. The surrounding open space, consisting of woodlands and meadows, successfully screens the development from neighboring residential uses.

By applying the design elements described in Chapter Three, Southridge is an excellent example of how clustering homes can create a desirable community as well as preserve sensitive resources in a rural environment.