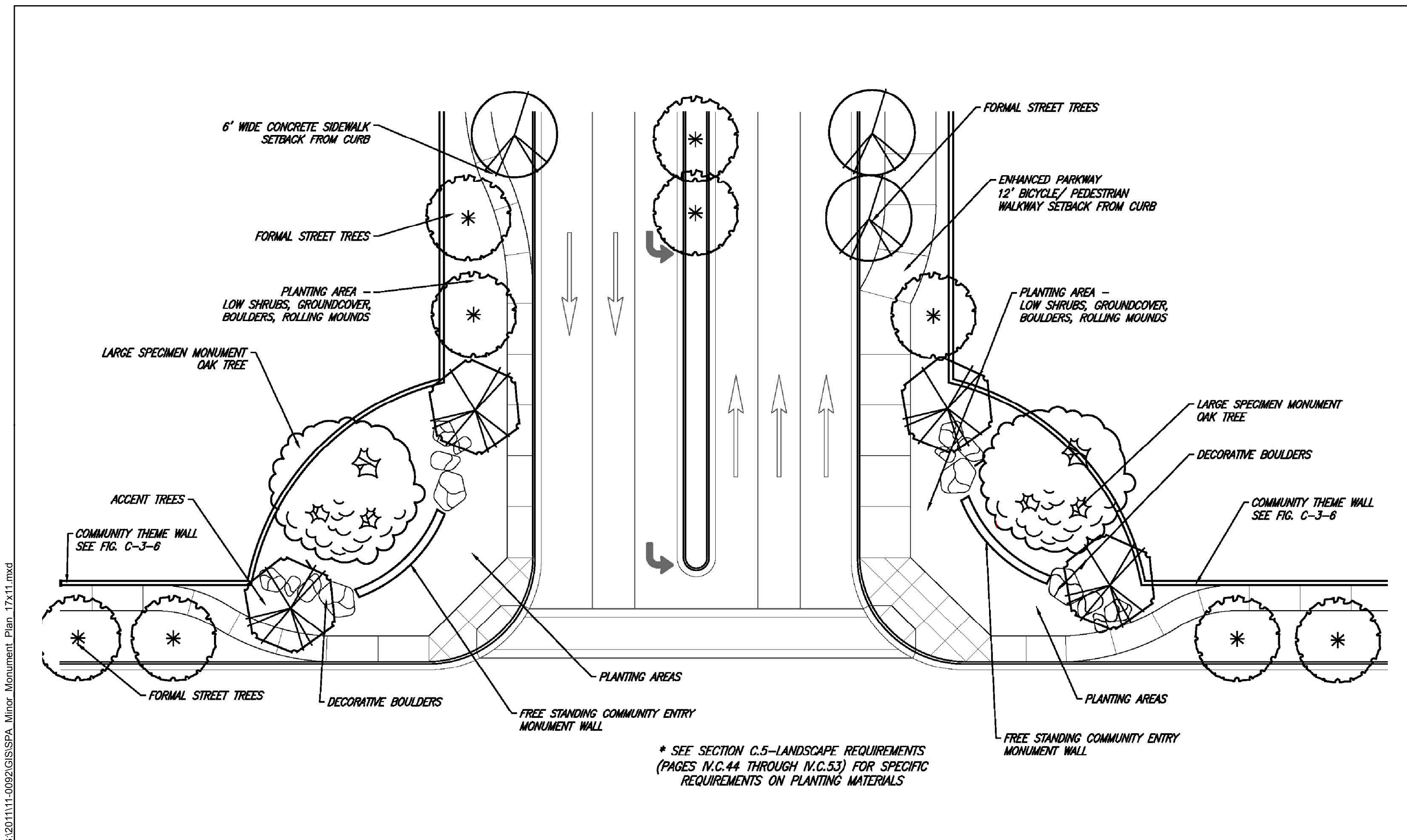


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Figure C-3-2b - Minor Community Entry Monumentation Plan
 The Crossroads in Winchester Specific Plan Amendment No. 2

2) Minor Community Entry Monumentation

Minor Community Entry Monumentation (see **Figure C-3-2a - Minor Entry Monumentation** and **Figure C-3-2b - Minor Community Entry Monumentation Plan**) shall be placed at three intersections in The Crossroads Specific Plan at the intersection of Domenigoni Parkway and Seta Road, the northwest corner of Rice Road and Old Newport Road and the northeast corner of Rice Road and Seta Road (see **Figure A-8-1 - Landscape Plan**).

While not as expansive or detailed as the major community entry monumentation, the minor entry hard and softscape shall maintain the same quality and communicate the same overall community atmosphere which the major entry monumentation seeks to achieve. The design parameters to achieve this are described, beginning at a point furthest from the intersection curb:

- a) Forty-foot radius curving landscaped area;
- b) Freestanding community identification sign or entry monument located on a turf or flowering groundcover mound;
- c) Tall background planting of evergreen trees with foreground of small, flowering accent trees;
- d) Accent shrub and groundcover from radius sidewalk to sign wall. Turf is optional, and shall be of dry climate variety;
- e) Planting area - low shrubs, groundcover, boulders, rolling mounds extending away from intersection and parallel to sidewalk; and
- f) Parkway adjacent to the curb at the intersection and gradually separating from the curb by a turf section as it extends away from the intersection.

3) Neighborhood Entry Monumentation

Neighborhood Entry Monumentation (see **Figure C-3-3.a - Neighborhood Entry Monumentation** and **C-3-3.b - Neighborhood Entry Monumentation Plan**) occurs at the corner of the entry points to the residential neighborhoods from collector or major highways. The entry monumentation will be complementary to the layout of the side or rear yard condition which is present. The builder/developer may choose to place monumentation at one, two, three, or all four corners of the entry point (see **Figure A-8-1 - Landscape Plan**).

C. LANDSCAPE DESIGN

THE CROSSROADS IN WINCHESTER

GUIDELINES

These entries provide a visual reference point for both the resident as well as the visitor, and the design allows for flexibility and interpretation based on the individual developer's needs. Design criteria are described, beginning at a point furthest from the intersection curb:

- a) Line of small, flowering accent trees at community wall;
- b) Freestanding Project monument wall and sign with large boulders on each end located on small mound;
- c) Landscape/hardscape from edge of sidewalk to back of community wall or property line, including small mound, accent shrubs, grass, or groundcover; and
- d) Parkway adjacent to the curb at the intersection and gradually separating from the curb by a groundcover section as it extends away from the intersection.