

8. Planning Area 8: School Site

- o Area: 12.0 acres
- o Permitted Uses/Development Standards: Permitted uses and development standards shall be the same as those contained in Article VI of Ordinance 348.
- o Description: Planning Area 8 is centrally located within the project. Surrounding proposed land uses include medium density residential to the north and west, multi-family residential to the east and single-family dwellings within the Rancho Bella Vista Specific Plan to the south.
- o Procedures: The elementary school will be constructed by the school district to their standards and those requirements of the State and County, in addition to the specific plan standards (see Exhibit No. 33).
- o Design Standards:
 - * Please refer to Section II.E. for project-wide architectural and landscape guidelines.
 - * Landscape concept, see Exhibit 9.

Neighborhood Entry
(See Exhibit No. 16 & 18)

Area 2
Medium Density

Area 3
Medium Density

Area 8

Planning Area Boundary

Area 9
Park

Neighborhood Entry
(See Exhibit No. 17)

Area 4
Medium Density

Area 7
High Density

Area 5
Medium Density

REVISED PER SUBSTANTIAL
CONFORMANCE #1
FEBRUARY, 2001

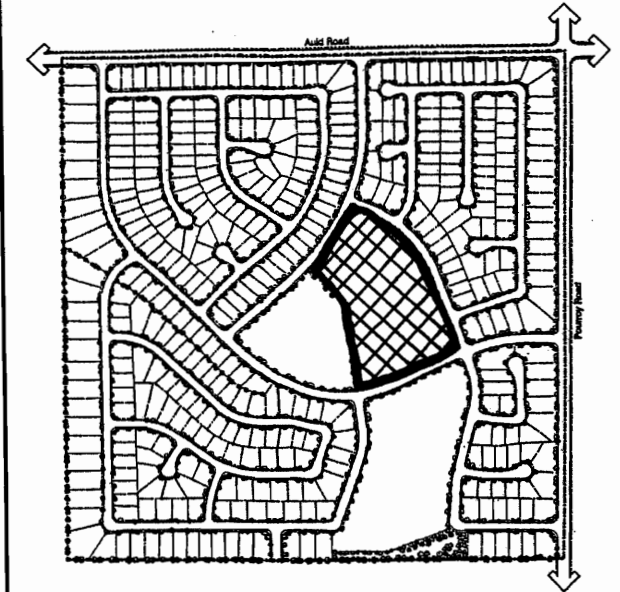


Scale: 1" = 200'



Crown Valley Village

Planning Area 8



SC #1 REVISIONS BY:
VSL Engineering
40935 County Center Dr., Suite D
Temecula, CA 92591
909-296-3930



Exhibit No.: 33