

2. Planning Area No. 2: Golf Clubhouse Facility

a. *Descriptive Summary*

A golf clubhouse facility will accompany the golf course and will include typical golf-related amenities such as a pro-shop, golf cart storage/maintenance, locker rooms, offices, and restaurant, lounge and banquet facilities. Location of the Golf Clubhouse Facility is illustrated in **Figure IV-39**. The clubhouse will be an 81,000 square foot, three-story building providing spectacular views of the golf course and Little San Bernardino Mountains. The timeless quality of architecture from the Mediterranean region of Europe has provided inspiration in the architectural design of the golf clubhouse. Proposed elevations and design characteristics of Planning Area No. 2 are illustrated in Figure **IV-40** (Golf Clubhouse Elevations).

b. *Planning Standards*

The Golf Clubhouse Facility was previously approved on June 13th, 2005 (See Plot Plan 19740). For planning standards (such as setbacks and building heights), refer to the Development Standards **Table IV-5** and the Specific Plan Zoning Ordinance, Section III, herein. Additional documentation regarding planning standards can be acquired at the County of Riverside Planning Department.

c. *Design Standards/Guidelines*

Approval of the Golf Clubhouse Facility design was finalized on June 13th, 2005 (See Plot Plan 19740). Documentation regarding design standards/guidelines can be acquired at the County of Riverside Planning Department. Minor modifications to the current Plot Plan can be approved by the County Planning Director provided that they are consistent with the Specific Plan.

d. *Permitted Uses (PA 2)*

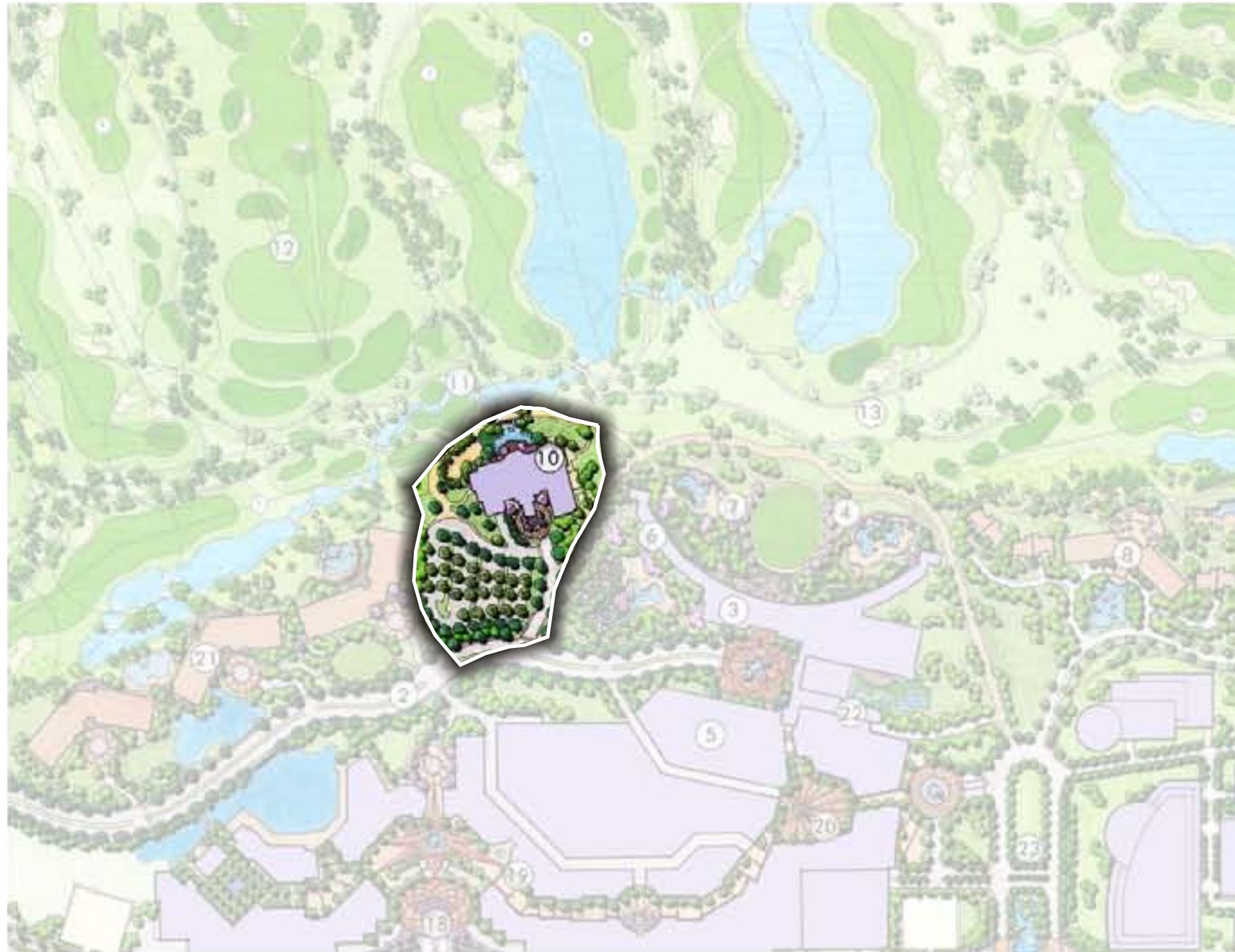
a. The following uses are permitted provided a plot plan has been approved pursuant to the provisions of Section 18.30 of the Riverside County No. 348:

(1) Golf courses and appurtenant facilities, including clubhouses. A clubhouse is permitted to have customary retail shop, golf related offices, restaurants, lounges, and banquet facilities.

(2) Parking lots, only for above-listed permitted uses, pursuant to the provisions of Section 18.12 of this ordinance, except that not less than five percent of the interior of such parking lots shall have distributed landscaping in addition to the landscaping requirements of Section 18.12 of this ordinance.

(3) Water wells and appurtenant facilities.

(4) On-site identification signs, maximum size - ten square feet.



*CONCEPTUAL RENDERING

PLANNING AREA NO. 2 - GOLF CLUBHOUSE FACILITIES



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Figure IV-39



Front Elevation - South



East Elevation



Rear Elevation - North



West Elevation

GOLF CLUBHOUSE - COLOR ELEVATIONS

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Figure IV-40