

a. Descriptive Summary

Planning Area 16, as illustrated in Figure IV-16, consists of about 12.5 acres to be devoted to open space / golf

b. Land Use and Development Standards

Please refer to Ordinance No. 348 _____ (See SP Ordinance Tab).

c. Planning Standards

- (1) Pedestrian / bicycle access to will be provided from adjacent golf fairways via the Central Paseo / Recreational Corridor, and the Village Loop / Village Loop connector paseos / parkways.
- (2) Loop Connector streetscapes and illustrated in Figure VI-10
- (3) Village Loop Road - Residential Streetscape as illustrated in Figure V-8.
- (4) Community Theme Walls as illustrated in Figure VI-14.
- (5) Refer to Design Standards / Guidelines VI for further land use standards, architectural and landscape guidelines.

17. Planning Area 17

a. Descriptive Summary

Planning Area 17, as illustrated in Figure V-17, consists of about 23.4 acres to be devoted to Medium High Density Residential at six units per acre (6DU/Ac). Up to 128 units may be accommodated within a density range of 5-8 units per acre.

b. Land Use and Development Standards

Please refer to Ordinance No. 348 _____ (See SP Ordinance Tab).

c. Planning Standards

- (1) Primary access to Planning Area 17 will be provided from the Village Loop Road.
- (2) Pedestrian / Bicycle access to Planning Area 17 will be provided from the Loop Road enhanced parkway / paseo.
- (3) Village Loop Road - Residential Streetscape as illustrated in Figure VI-8.
- (4) Community Theme Walls as illustrated in Figure VI-14.
- (5) Refer to Design Standards / Guidelines VI for further land use standards, architectural and landscape guidelines.

Planning Area 17 Medium High Density Residential Figure V-17

