

## 27. Planning Area 24: Community Recreation Center

### a. DESCRIPTIVE SUMMARY

Planning Area 24, as depicted in Figure III.B-6, provides for development of 3.7 acres devoted to Community Recreation uses. Planning Area 24 shall be landscaped, and the privately owned and maintained recreational facility may include such community amenities as a clubhouse, conference rooms, gym/sauna, swimming pools, patio and deck areas, an outdoor entertainment area, ball courts, and a children's play area.

### b. LAND USE AND DEVELOPMENT STANDARDS

Please refer to Ordinance No. 348.3997. (See Specific Plan Zone Ordinance Tab.)

### c. PLANNING STANDARDS

- 1) Primary access to Planning Area 23 shall be provided from Butterfield Stage Road.
- 2) A roadway landscape treatment, as shown on Figure IV-5B, *Roadway Landscape Elevations- Secondary Road Streetscape (Butterfield Stage Road)*, is planned along Butterfield Stage Road.
- 3) Roadway landscape treatments, as shown on Figure IV-5B, *Roadway Landscape Elevations- Local Road Streetscape (Local Roads)*, are planned for interior streets within Planning Area 24.
- 4) Neighborhood entries, as shown on Figure IV-4, are planned along Butterfield Stage Road and between adjacent Planning Areas at the access points into Planning Area 24.
- 5) A secondary community entry, as shown on Figure IV-3, is planned at the entry to the development at eastern corner of Planning Area 9A and Butterfield Stage Road.
- 6) A fire fuel modification treatment, as shown on Figure IV-6, shall serve as a landscape buffer between the residential land uses in Planning Area 23 and the open space in Planning Area 9A.
- 7) Construction of the local recreational/equestrian trail within Planning Area 9A shall be concurrent with the development of Planning Area 24.
- 8) Please refer to Section IV for specific DESIGN GUIDELINES and other related design criteria.
- 9) Please refer to Section III.A for the following DEVELOPMENT PLANS AND STANDARDS that apply site-wide:

III.A.2: Specific Land Use Plan

III.A.3: Circulation Plan

III.A.4: Drainage Plan

III.A.5: Water and Sewer Plans

III.A.6: Open Space and Recreation Plan

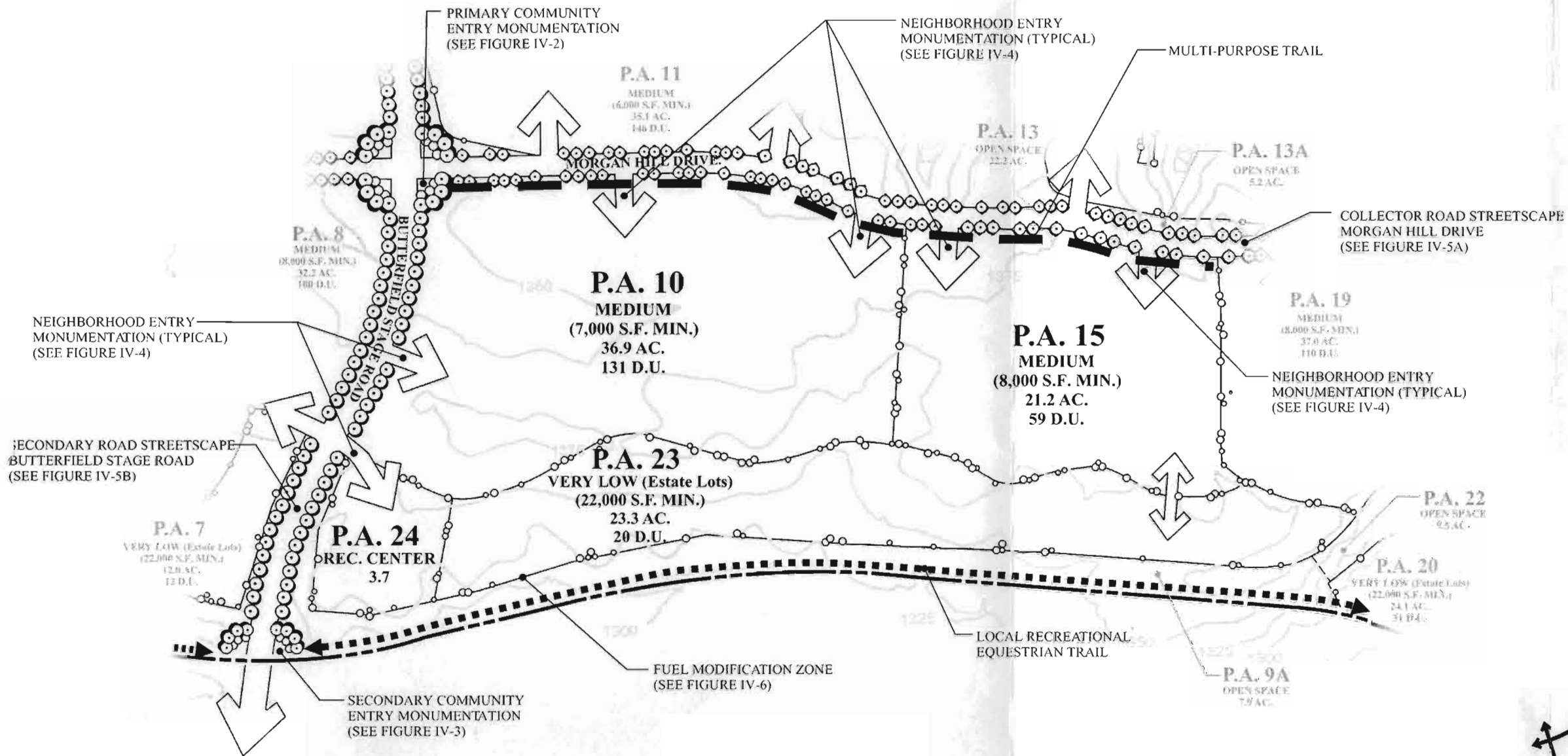
III.A.7: Grading Plan

III.A.8: Public Facility Sites and Project Phasing Plan

III.A.9: Landscaping Plan

III.A.10: Comprehensive Maintenance Plan

# PLANNING AREAS 10, 15, 23, & 24

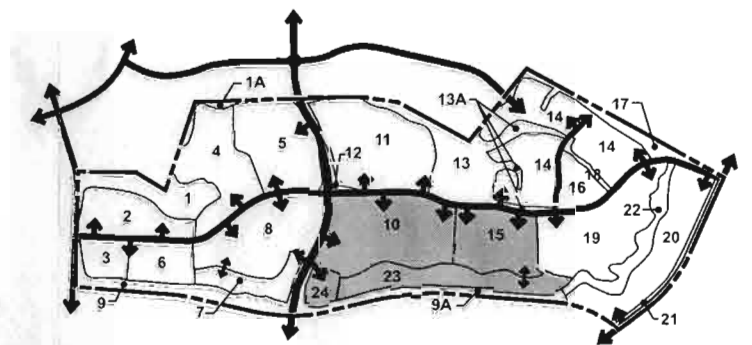


P.A. 10  
MEDIUM  
(7,000 S.F. MIN.)  
36.9 AC.  
131 D.U.

P.A. 15  
MEDIUM  
(8,000 S.F. MIN.)  
21.2 AC.  
59 D.U.

P.A. 23  
VERY LOW (Estate Lots)  
(22,000 S.F. MIN.)  
23.3 AC.  
20 D.U.

P.A. 24  
COMMUNITY RECREATION  
CENTER  
3.7 AC.



KEY MAP

FIGURE III.B-6

*Morgan Hill*