

LEGEND:

- SF Single Family Detached
- MF Multi-Family
- CM Commercial
- S K-8 School Site
- P Public Park
- PP Private Park
- OS Biological Open Space
- C Common Area
- B Water Quality/Detention Basin
- WT Water Reservoir Tank
- R Road

**PROJECT AREA:
1,985 Acres**

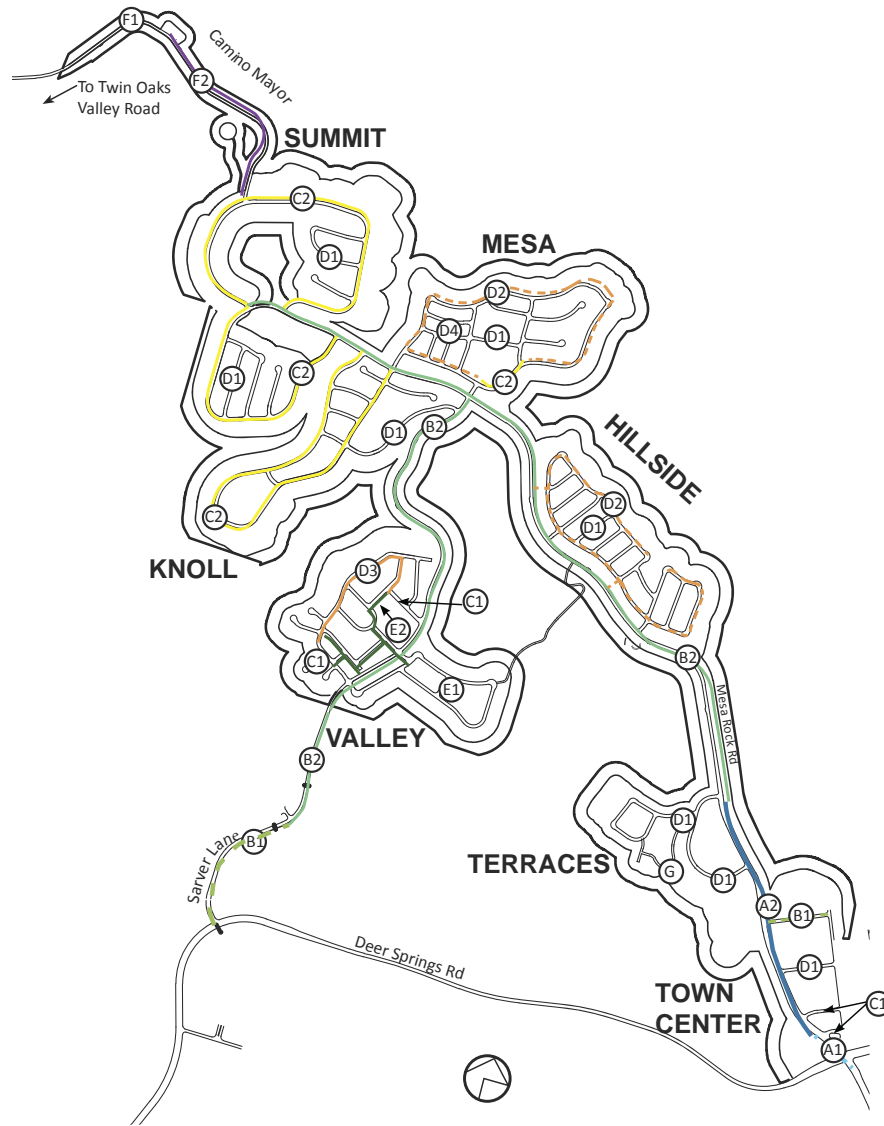
FIGURE 12
Specific Plan Land Use Map

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FIGURE 13
Town Center Plan

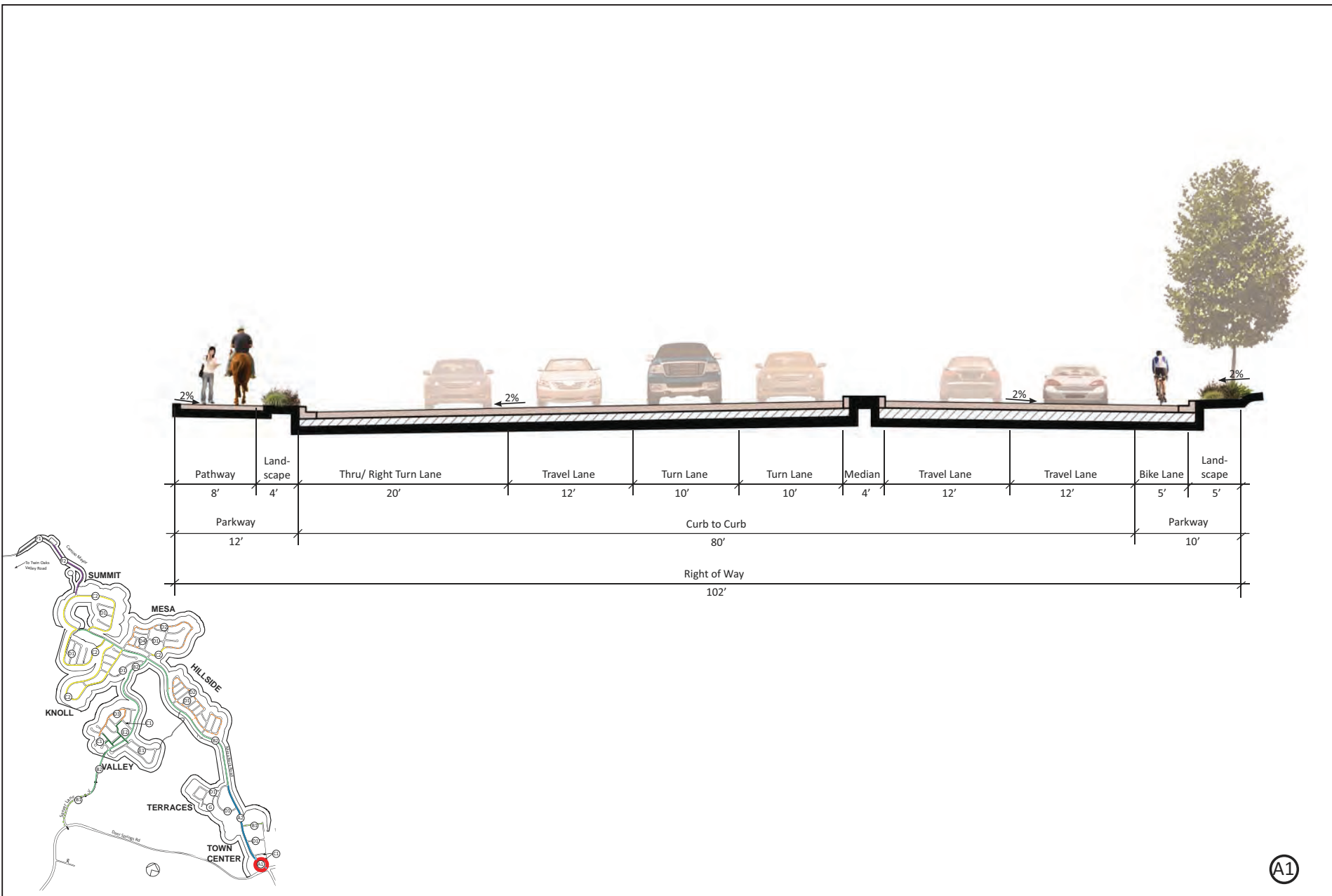
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| Road Section | Road Classification | Public/ Private | Proposed | |
|--------------|--|-----------------|-----------|--------|
| | | | # Lanes / | ROW |
| A1 | Modified Boulevard w/ Raised Median | Public | 6/Varies | 102' |
| A2 | Modified Boulevard w/ Intermittent Turn Lane | Public | 4/12' | 89' |
| B1 | Modified Light Collector w/ No Median | Public | 2/12' | 60' |
| B2 | Modified Light Collector w/ Reduced Shoulder | Public | 2/12' | 66' |
| C1 | Residential Collector | Public | 2/12' | 60' |
| C2 | Modified Residential Collector | Public | 65'-71' | 69-73' |
| D1 | Residential Road | Public | 2/12' | 56' |
| D2 | Modified Residential Road | Public | 2/12' | 65' |
| D3 | Modified Residential Road w/ Parkway | Public | 2/12' | 61' |
| D4 | Residential Loop | Public | 2/12' | 52' |
| E1 | Modified Residential Road | Public | 2/12' | 46' |
| E2 | Modified Residential Road w/ Parkway | Public | 2/12' | 56' |
| F1 | Modified Hillside Residential Street | Public | 2/14' | 40' |
| F2 | Modified Hillside Residential Street | Public | 2/14' | 44' |
| G | Utility Access Road | Public | 2/12' | 25' |

FIGURE 14
Road Sections Key Map

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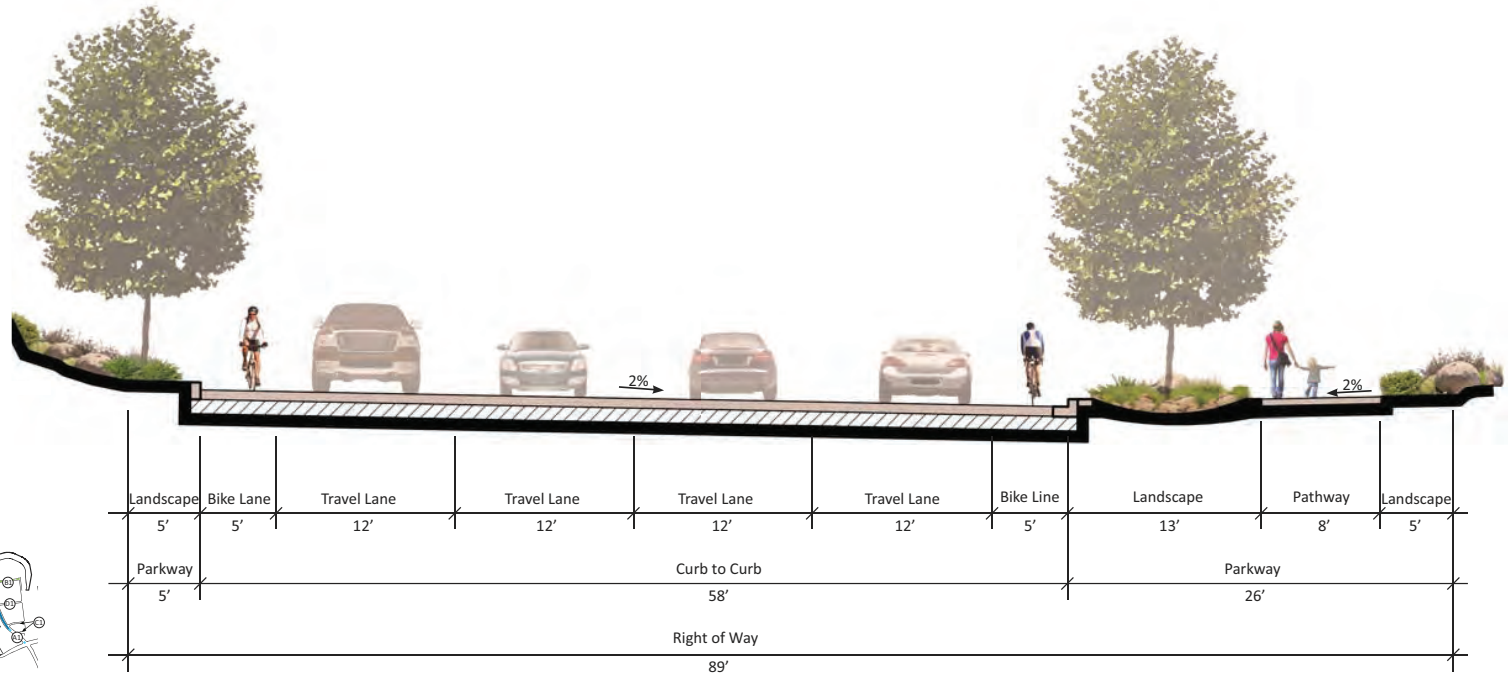


A1

FIGURE 15
Public Modified Boulevard with Raised Median

Newland Sierra Specific Plan

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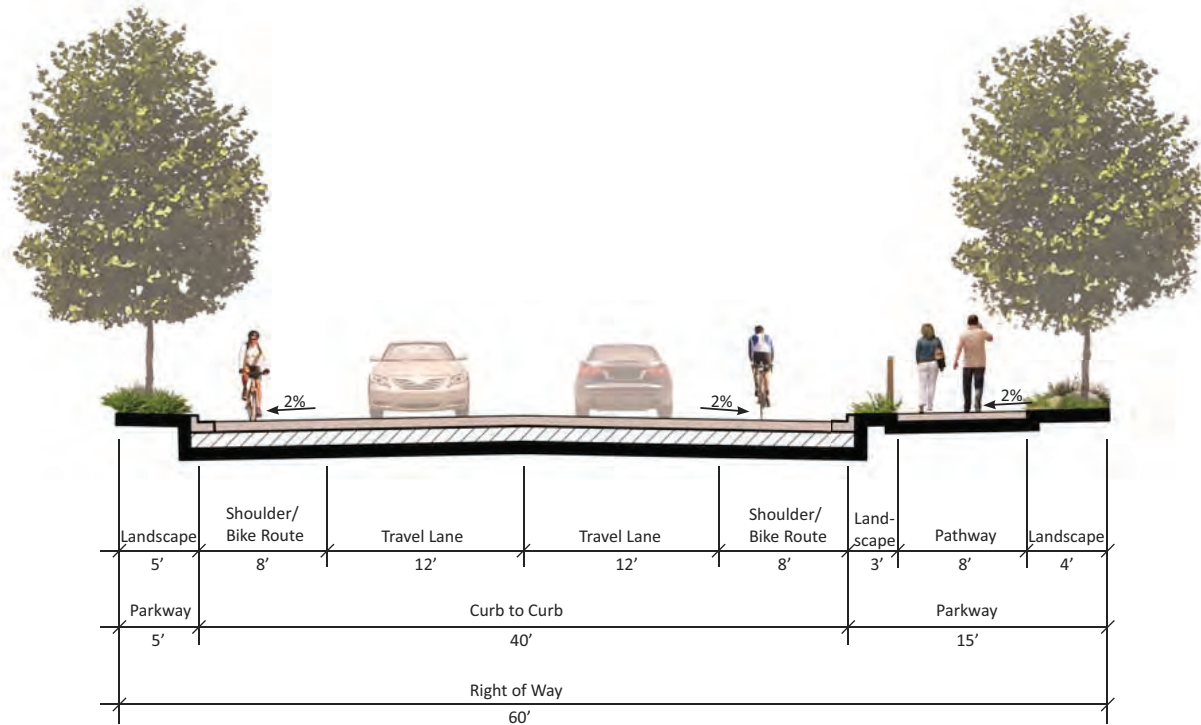
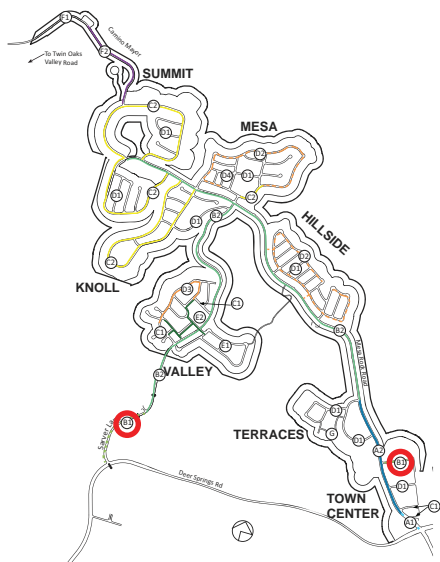


(A2)

FIGURE 16
Public Modified Boulevard with Intermittent Turn Lane

Newland Sierra Specific Plan

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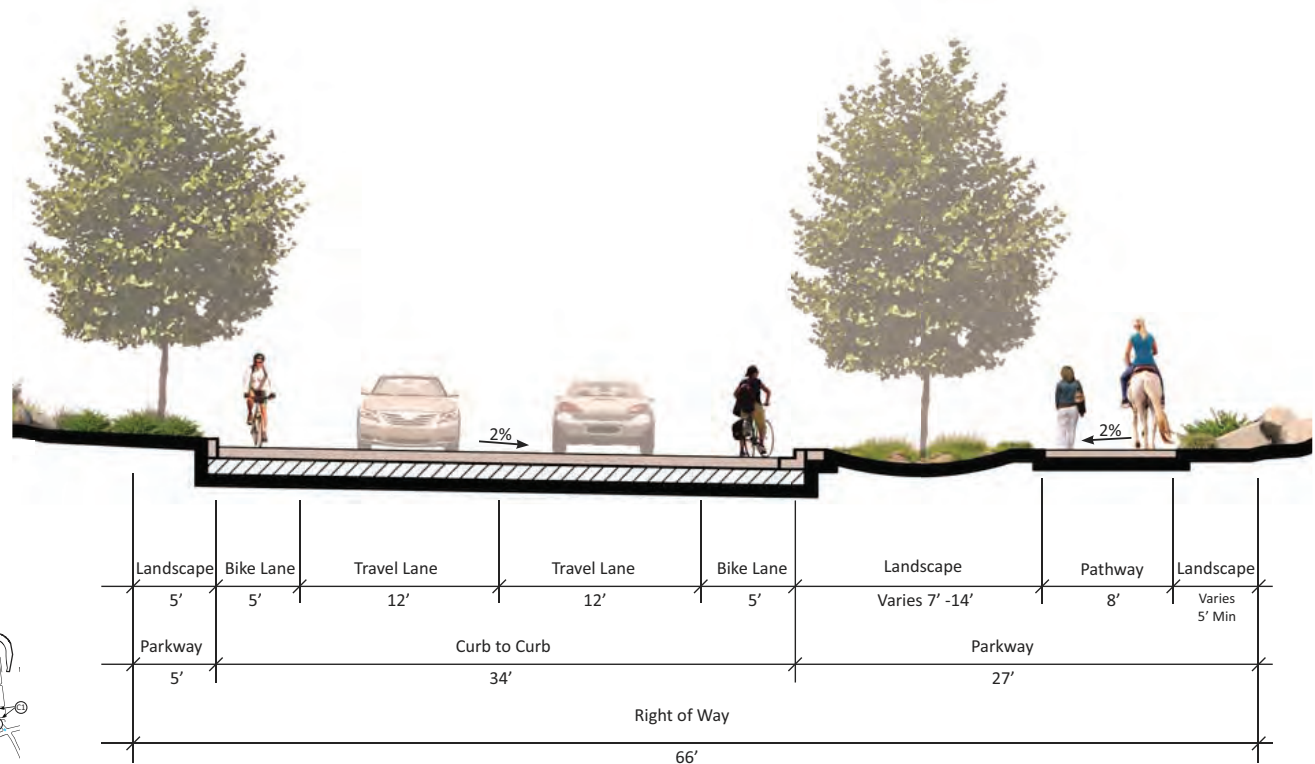
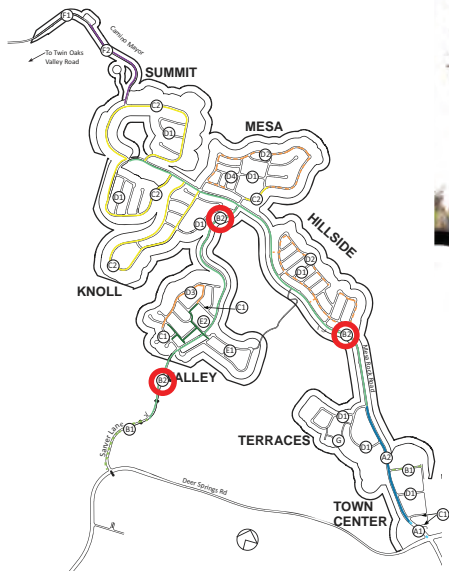


(B1)

FIGURE 17
Public Modified Light Collector with No Median

Newland Sierra Specific Plan

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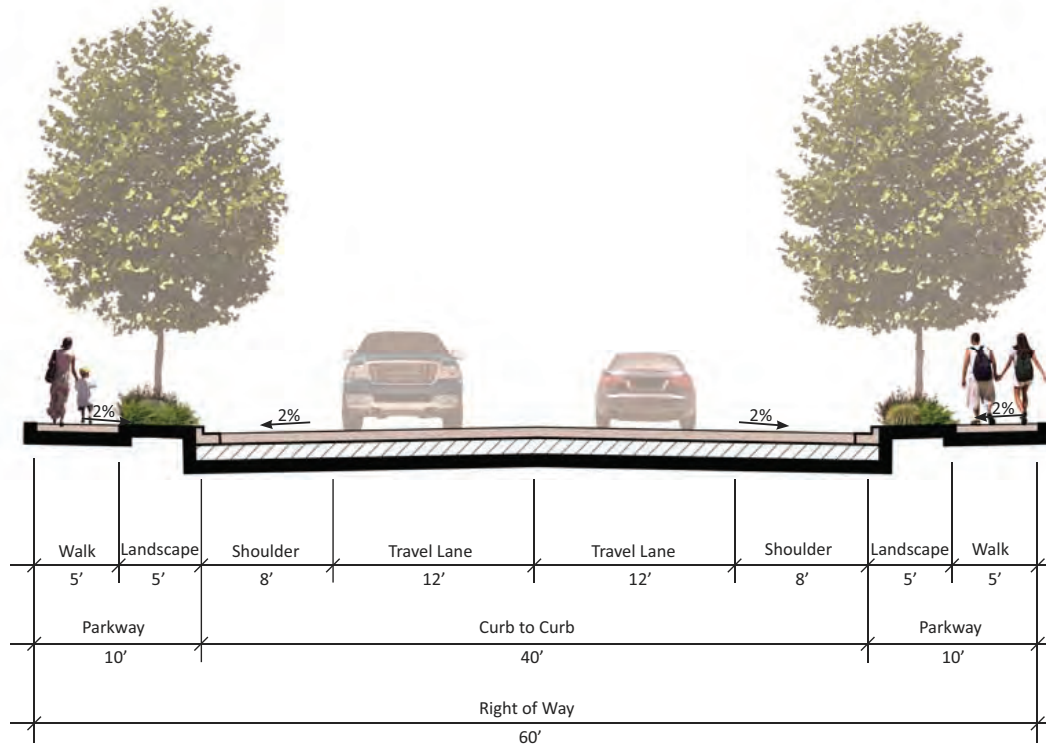
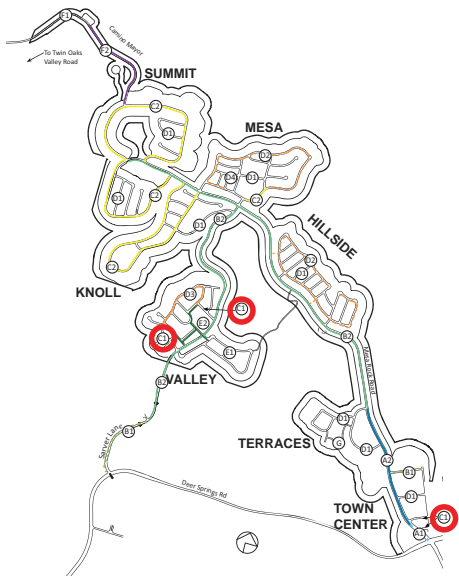


(B2)

FIGURE 18
Modified Light Collector with Reduced Shoulder

Newland Sierra Specific Plan

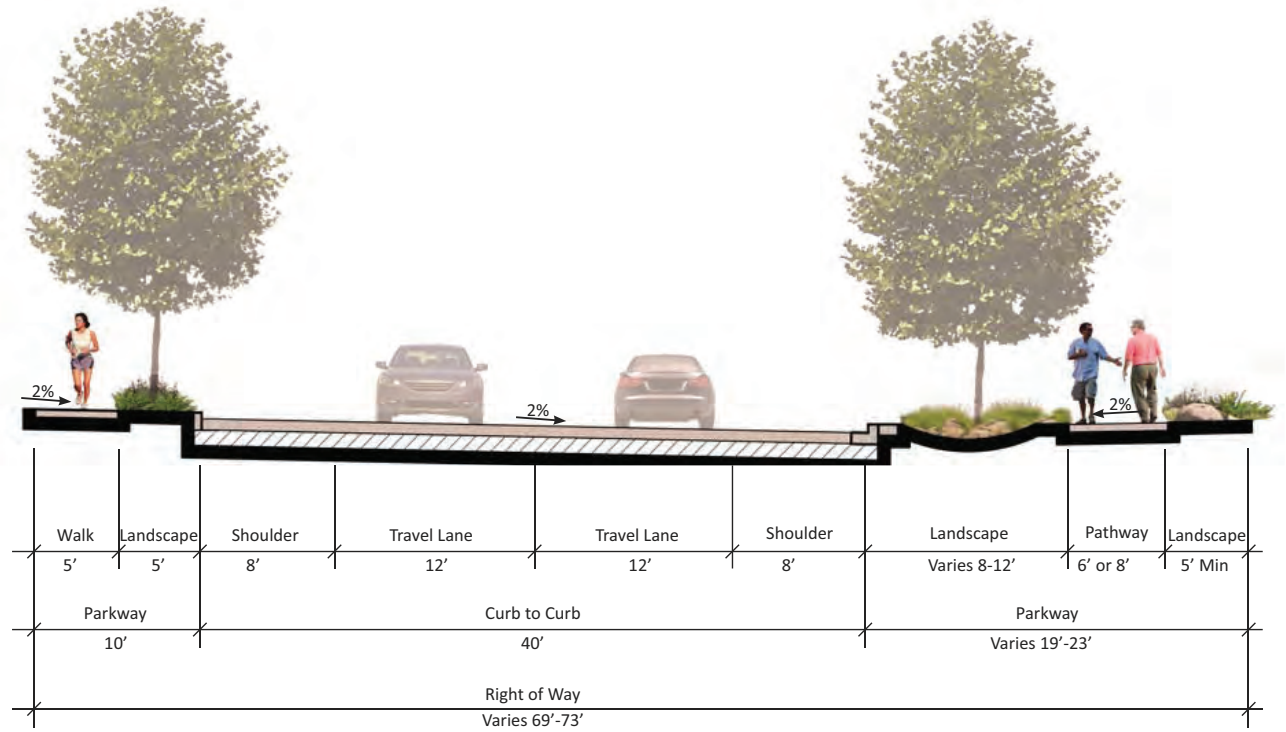
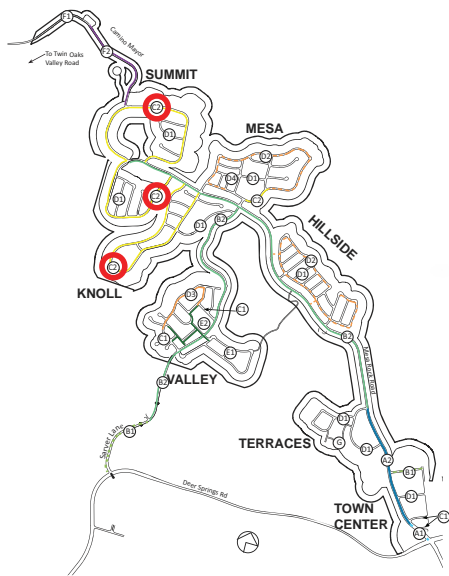
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C1

FIGURE 19
Public Residential Collector
 Newland Sierra Specific Plan

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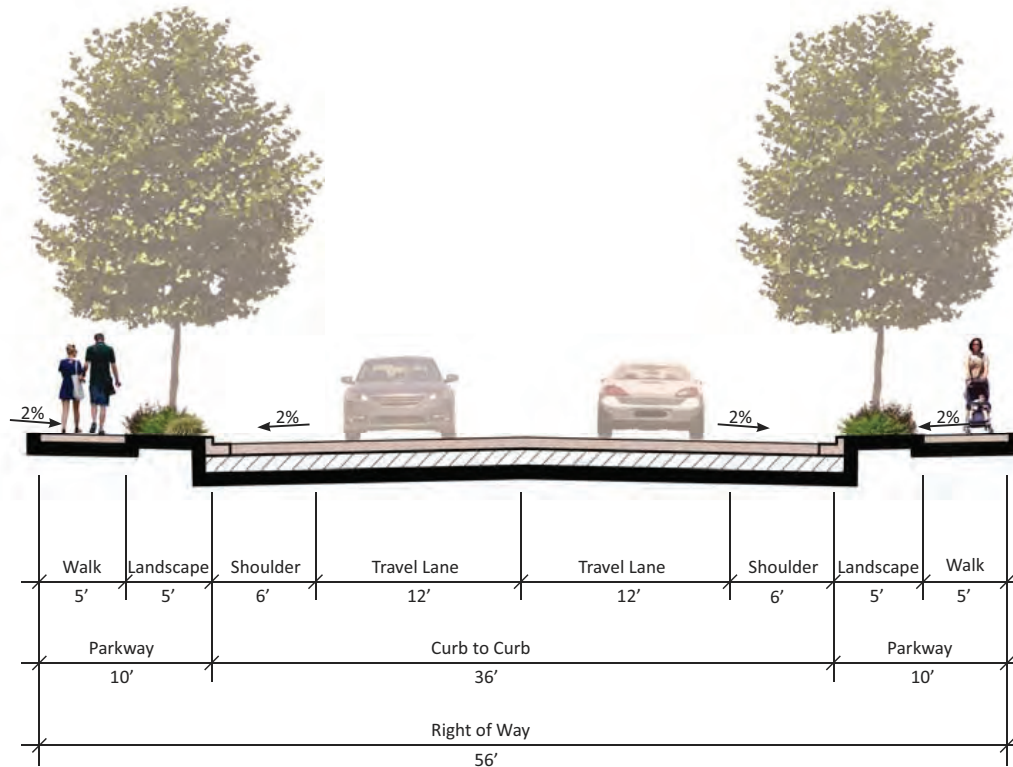
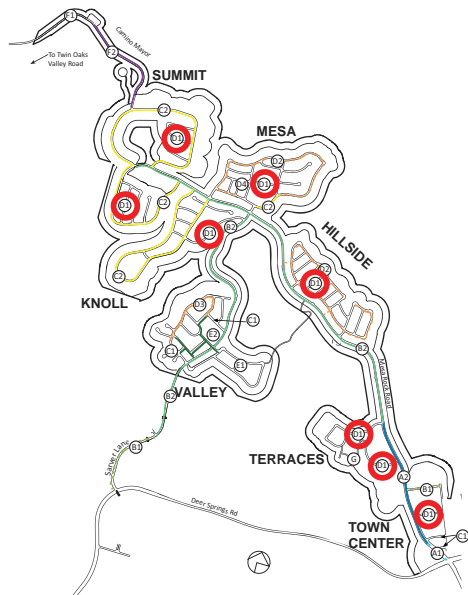


C2

FIGURE 20
Public Modified Residential Collector

Newland Sierra Specific Plan

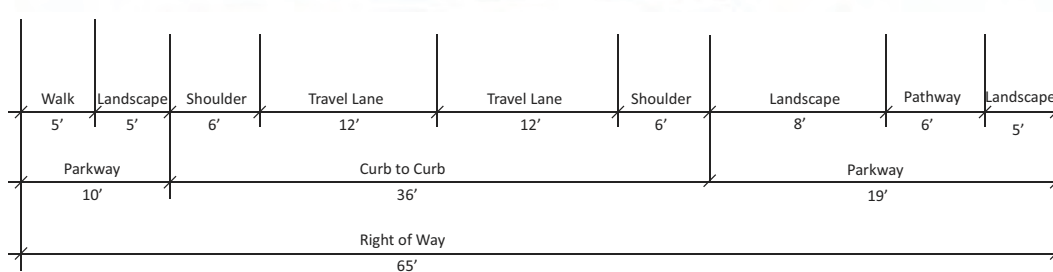
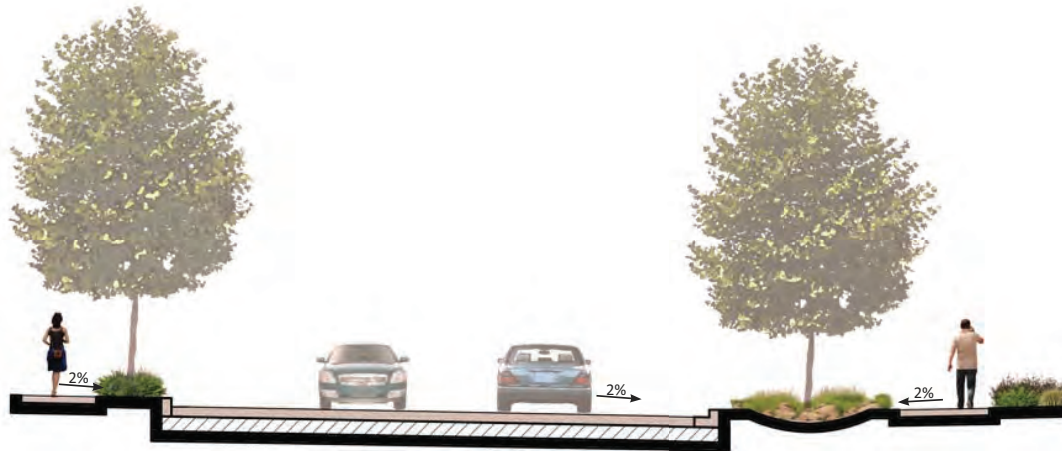
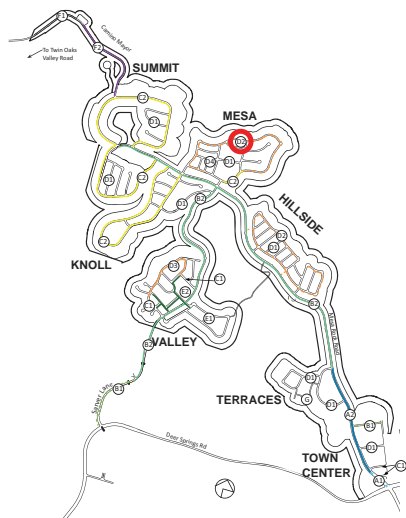
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D1

FIGURE 21
Public Residential Road
 Newland Sierra Specific Plan

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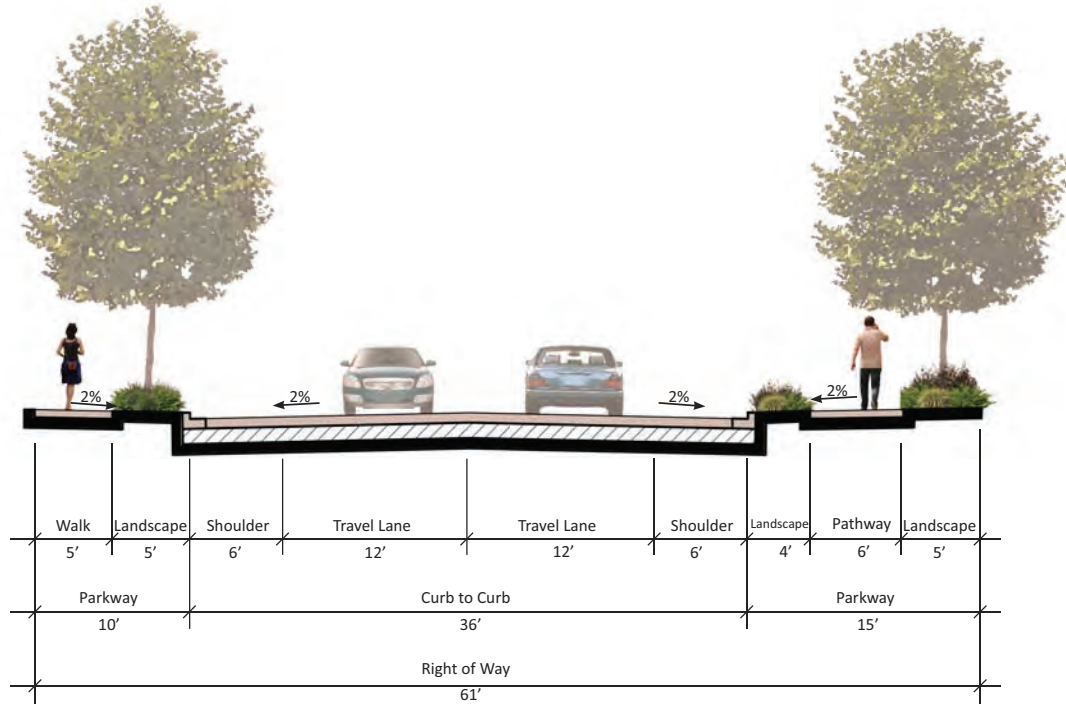
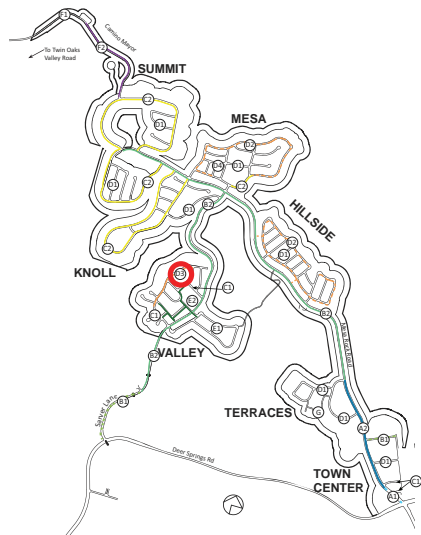


D2

FIGURE 22
Public Modified Residential Road

Newland Sierra Specific Plan

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D3

FIGURE 23
Public Modified Residential Road with Parkway

Newland Sierra Specific Plan

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