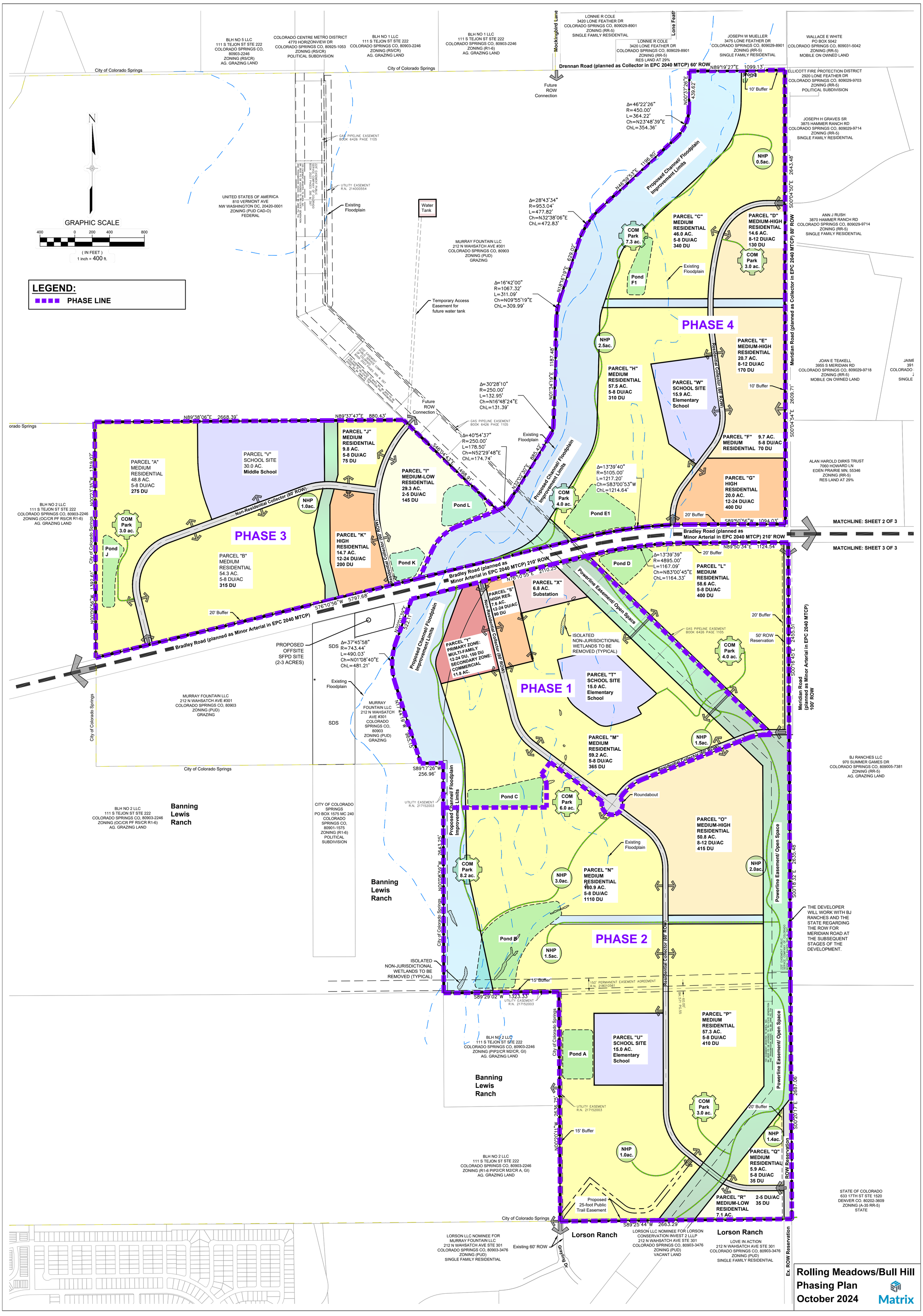
GRAPHIC SCALE
(IN FEET)
1 inch = 400 ft.
LEGEND:
PHASE LINE
Drennan Road (planned as Collector in EPC 2040 MTCP) 60' ROW
Bradley Road (planned as Minor Arterial in EPC 2040 MTCP) 210' ROW
Bradley Road (planned as Minor Arterial in EPC 2040 MTCP) 80' ROW
Meridian Road (planned as Collector in EPC 2040 MTCP) 100' ROW
Non-Residential Collector (80' ROW)
Residential Collector (60' ROW)
Proposed Channel/ Floodplain Improvement Limits
Powerline Easement/ Open Space
MATCHLINE: SHEET 2 OF 3
MATCHLINE: SHEET 3 OF 3
PHASE 1
PHASE 2
PHASE 3
PHASE 4
PARCEL "A" MEDIUM RESIDENTIAL 48.8 AC. 5-8 DU/AC 275 DU
PARCEL "B" MEDIUM RESIDENTIAL 54.3 AC. 5-8 DU/AC 315 DU
PARCEL "C" MEDIUM RESIDENTIAL 46.0 AC. 5-8 DU/AC 340 DU
PARCEL "D" MEDIUM-HIGH RESIDENTIAL 14.6 AC. 8-12 DU/AC 130 DU
PARCEL "E" MEDIUM-HIGH RESIDENTIAL 20.7 AC. 8-12 DU/AC 170 DU
PARCEL "F" MEDIUM RESIDENTIAL 9.7 AC. 5-8 DU/AC 70 DU
PARCEL "G" HIGH RESIDENTIAL 20.0 AC. 12-24 DU/AC 400 DU
PARCEL "H" MEDIUM RESIDENTIAL 57.5 AC. 5-8 DU/AC 310 DU
PARCEL "I" MEDIUM-LOW RESIDENTIAL 29.3 AC. 2-5 DU/AC 145 DU
PARCEL "J" MEDIUM RESIDENTIAL 9.8 AC. 5-8 DU/AC 75 DU
PARCEL "K" HIGH RESIDENTIAL 14.7 AC. 12-24 DU/AC 200 DU
PARCEL "L" MEDIUM RESIDENTIAL 58.6 AC. 5-8 DU/AC 400 DU
PARCEL "M" MEDIUM RESIDENTIAL 59.2 AC. 5-8 DU/AC 365 DU
PARCEL "N" MEDIUM RESIDENTIAL 180.9 AC. 5-8 DU/AC 1110 DU
PARCEL "O" MEDIUM-HIGH RESIDENTIAL 50.8 AC. 8-12 DU/AC 415 DU
PARCEL "P" MEDIUM RESIDENTIAL 57.3 AC. 5-8 DU/AC 410 DU
PARCEL "Q" MEDIUM RESIDENTIAL 5.9 AC. 5-8 DU/AC 35 DU
PARCEL "R" MEDIUM-LOW RESIDENTIAL 7.1 AC. 2-5 DU/AC 35 DU
PARCEL "S" HIGH RES. 7.6 AC. 12-24 DU/AC 90 DU
PARCEL "T" SCHOOL SITE 15.0 AC. Elementary School
PARCEL "U" SCHOOL SITE 15.0 AC. Elementary School
PARCEL "V" SCHOOL SITE 30.0 AC. Middle School
PARCEL "W" SCHOOL SITE 15.9 AC. Elementary School
PARCEL "X" 6.8 AC. Substation
PARCEL "Y" PRIMARY ZONE: MULTI-FAMILY 12-24 DU, 150 DU SECONDARY ZONE: COMMERCIAL 11.8 AC.
Banning Lewis Ranch
Lorson Ranch
Rolling Meadows/Bull Hill
Phasing Plan
October 2024
Matrix