

9. PLANNING AREA 1-10: GOLF COURSE**a. Descriptive Summary**

As depicted on Figure 32, Planning Area 1-10 will be devoted to about 226.0 acres of Golf Course.

b. Land Use and Development Standards

Please refer to Ordinance No. 348.3399 (See Specific Plan Zone Ordinance Tab).

c. Planning Standards

- 1) A landscape buffer shall be provided between the golf course and adjacent residential development. (See Figure 104, *Residential/Golf Course Screening*.)
- 2) Refer to Figure 92, *Golf Course Edge Treatment*, for the golf course edge treatment wherever the golf course is adjacent to project area streets.
- 3) An access road shall be provided to the clubhouse facility from Newport Road. This access road is depicted in Figure 93, *Golf Course Access Road*.
- 4) Please refer to Project-Wide Development Plans and Standards in Section III of this document for additional land use standards that apply site-wide.
- 5) Please refer to the Design Guidelines in Section IV of this document for design-related criteria.

d. Timing

Construction of the first phase golf course (18 holes, clubhouse driving range maintenance facility) shall be complete prior to occupancy of the 501st unit. The golf course shall be playable prior to the 1,000th occupancy.

PLANNING AREA 1-10

GOLF COURSE
226 ACRES

TRACT #: GOLF COURSE
MARKETING NAME: N/A
STATUS: BUILT OUT

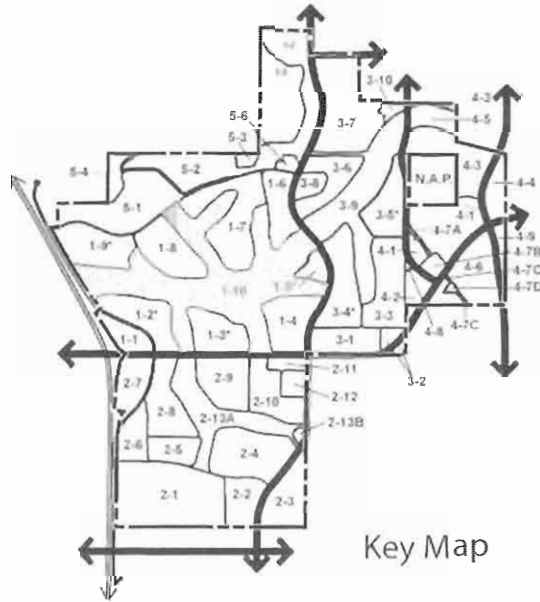
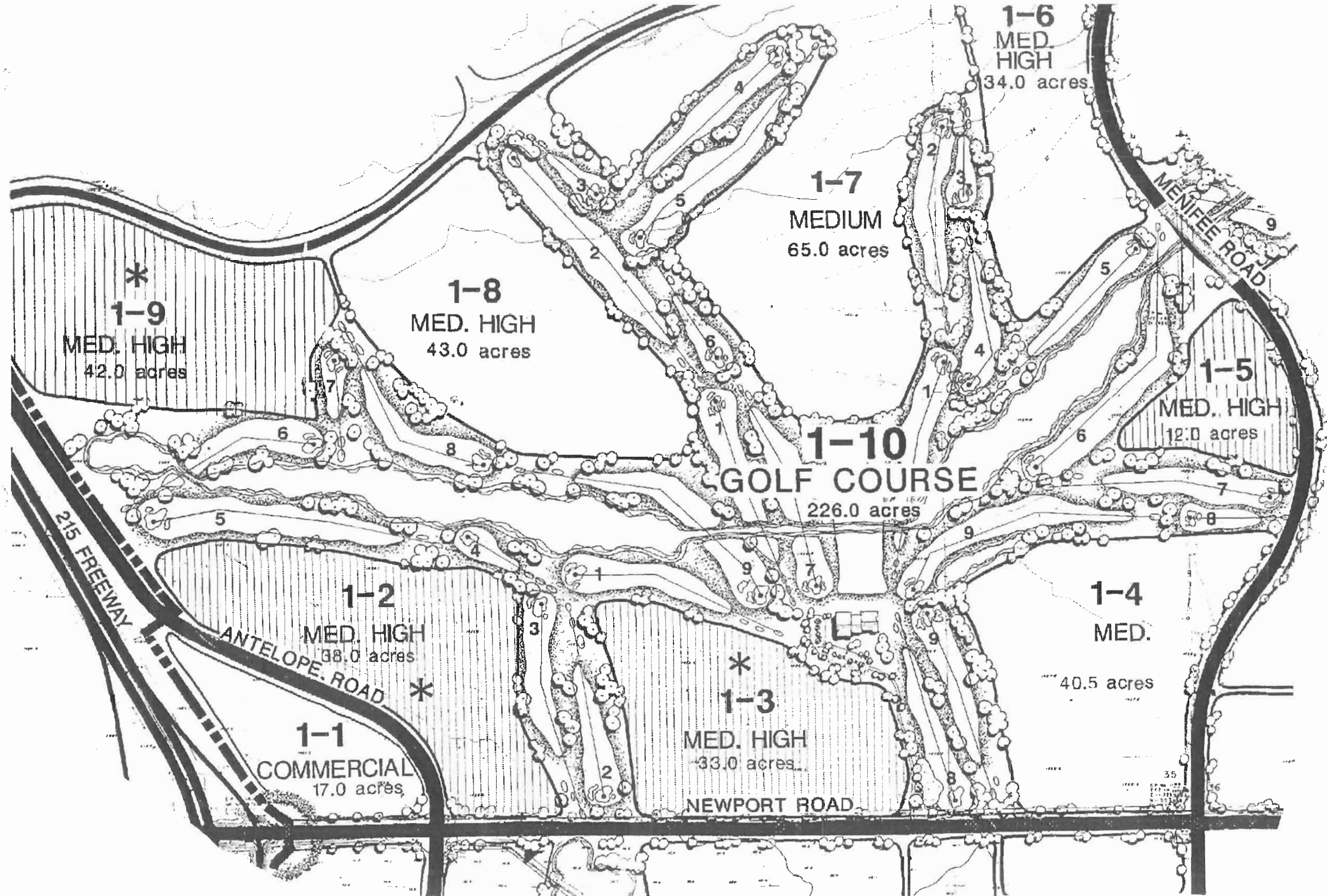


Figure 32