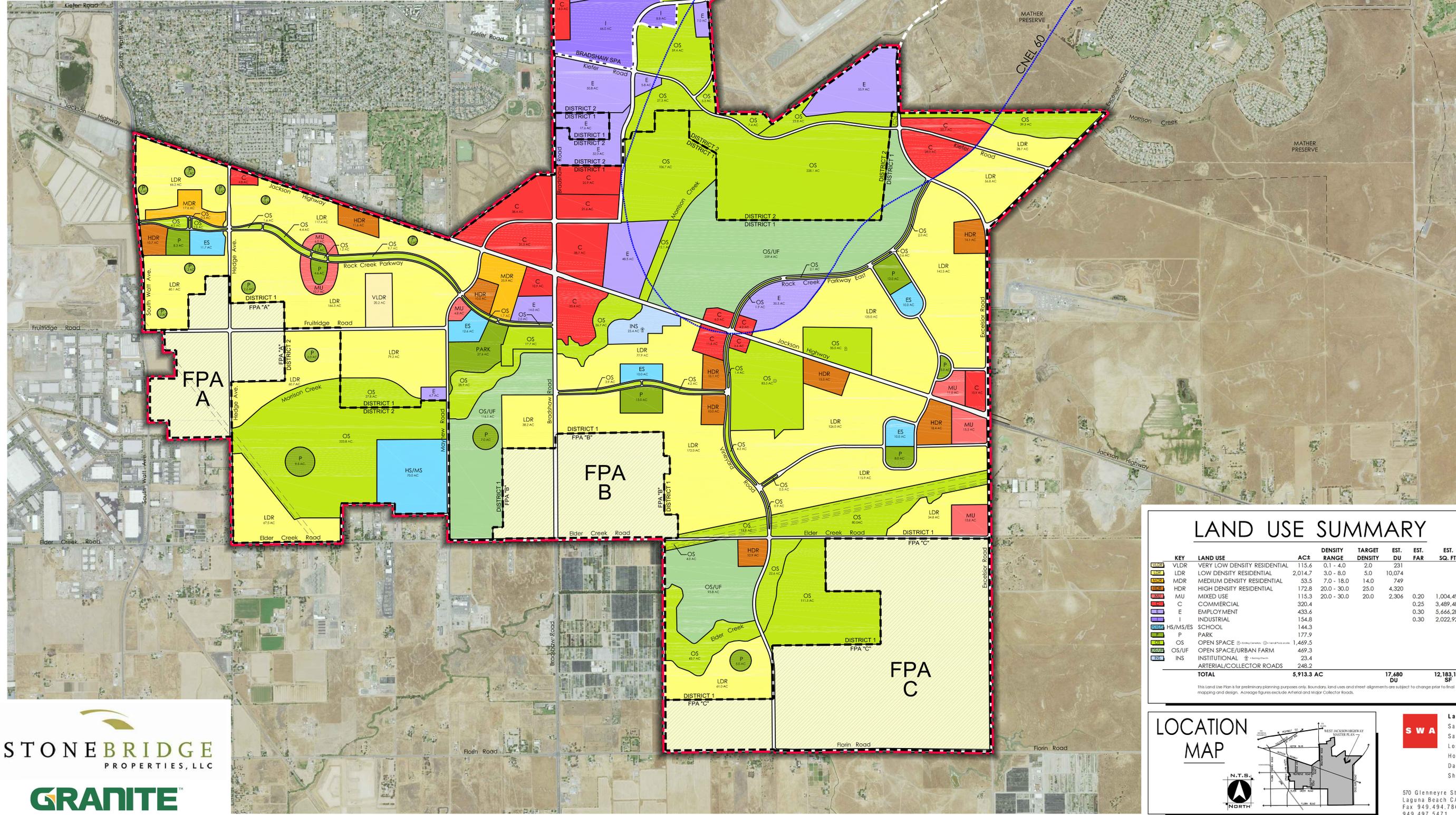


OPTION 2 TO THE REVISED PROJECT LAND USE PLAN
 REDUCED MATHER AIRPORT PLANNING LINE
WEST JACKSON HIGHWAY MASTER PLAN
 COUNTY OF SACRAMENTO, CALIFORNIA
 APRIL 5, 2017



SUMMARY-DISTRICT ONE

KEY	LAND USE	ACRES	DENSITY RANGE	TARGET DENSITY	EST. DU	EST. FAR	EST. SQ. FT.
VLD	VERY LOW DENSITY RESIDENTIAL	202.9	0.1 - 4.0	2.0	231	0	0
LDR	LOW DENSITY RESIDENTIAL	1,486.0	3.0 - 8.0	5.0	7,340	0	0
MDR	MEDIUM DENSITY RESIDENTIAL	43.5	7.0 - 18.0	14.0	409	0	0
HDR	HIGH DENSITY RESIDENTIAL	111.3	20.0 - 30.0	25.0	2,783	0	0
MU	MIXED USE	45.8	20.0 - 30.0	25.0	1,074	0.25	3,160,463
C	COMMERCIAL	290.2	20.0 - 30.0	25.0	0	0.25	3,160,463
E	EMPLOYMENT	120.3	20.0 - 30.0	25.0	0	0.25	3,160,463
I	INDUSTRIAL	0.0	0.0	0.0	0	0.30	0
HS/MS	SCHOOL	64.3	0.0	0.0	0	0.00	0
P	PARK	101.2	0.0	0.0	0	0.00	0
OS	OPEN SPACE	705.2	0.0	0.0	0	0.00	0
OS/UF	OPEN SPACE/URBAN FARM	469.3	0.0	0.0	0	0.00	0
INS	INSTITUTIONAL	23.4	0.0	0.0	0	0.00	0
TOTAL		3,470.7			12,048		6,388,911

PARK REQUIREMENT (SOOTHGATE PARKS & RECREATION)
 429 SF DUS x 0.0046 AC/DU = 1.98 AC REQUIRED
 12,048 DUS x 0.0046 AC/DU = 55.4 AC PROVIDED

PARK REQUIREMENT (CORONA PARKS & RECREATION)
 429 SF DUS x 0.0046 AC/DU = 1.98 AC REQUIRED
 12,048 DUS x 0.0046 AC/DU = 55.4 AC PROVIDED

ES REQUIREMENT (ELK GROVE SSD)
 7,340 SF DUS x 0.0377 P.P.U. = 277 STUDENTS/750 PER ES = 0.37
 409 SF DUS x 0.0377 P.P.U. = 15 STUDENTS/750 PER ES = 0.02
 12,048 DUS = 292 STUDENTS/750 PER ES = 0.39 ES NEEDED

MS REQUIREMENT (ELK GROVE SSD)
 7,340 SF DUS x 0.1147 P.P.U. = 841 STUDENTS/1,200 PER MS = 0.70
 409 SF DUS x 0.1147 P.P.U. = 47 STUDENTS/1,200 PER MS = 0.04
 12,048 DUS = 1,368 STUDENTS/1,200 PER MS = 1.14 MS NEEDED

HS REQUIREMENT (ELK GROVE SSD)
 7,340 SF DUS x 0.0228 P.P.U. = 167 STUDENTS/2,000 PER HS = 0.08
 409 SF DUS x 0.0228 P.P.U. = 92 STUDENTS/2,000 PER HS = 0.05
 12,048 DUS = 269 STUDENTS/2,000 PER HS = 0.13 HS NEEDED

*ACREAGE SHOWN EXCLUDES ARTERIAL AND MAJOR COLLECTOR ROADS

SUMMARY-DISTRICT TWO

KEY	LAND USE	ACRES	DENSITY RANGE	TARGET DENSITY	EST. DU	EST. FAR	EST. SQ. FT.
VLD	VERY LOW DENSITY RESIDENTIAL	0.0	0.1 - 4.0	2.0	0	0	0
LDR	LOW DENSITY RESIDENTIAL	120.2	3.0 - 8.0	5.0	641	0	0
MDR	MEDIUM DENSITY RESIDENTIAL	0.0	7.0 - 18.0	14.0	0	0	0
HDR	HIGH DENSITY RESIDENTIAL	16.5	20.0 - 30.0	25.0	413	0	0
MU	MIXED USE	0.0	20.0 - 30.0	25.0	0	0.25	0
C	COMMERCIAL	18.2	20.0 - 30.0	25.0	0	0.25	0
E	EMPLOYMENT	264.4	20.0 - 30.0	25.0	0	0.25	0
I	INDUSTRIAL	74.8	20.0 - 30.0	25.0	0	0.30	0
HS/MS	SCHOOL	264.4	0.0	0.0	0	0.00	0
P	PARK	14.0	0.0	0.0	0	0.00	0
OS	OPEN SPACE	413.1	0.0	0.0	0	0.00	0
OS/UF	OPEN SPACE/URBAN FARM	0.0	0.0	0.0	0	0.00	0
INS	INSTITUTIONAL	0.0	0.0	0.0	0	0.00	0
TOTAL		1,201.4			1,054		4,633,477

PARK REQUIREMENT (SOOTHGATE PARKS & RECREATION)
 441 SF DUS x 0.0046 AC/DU = 2.03 AC REQUIRED
 1,054 DUS x 0.0046 AC/DU = 4.85 AC PROVIDED

PARK REQUIREMENT (CORONA PARKS & RECREATION)
 441 SF DUS x 0.0046 AC/DU = 2.03 AC REQUIRED
 1,054 DUS x 0.0046 AC/DU = 4.85 AC PROVIDED

ES REQUIREMENT (ELK GROVE SSD)
 441 SF DUS x 0.0377 P.P.U. = 165 STUDENTS/750 PER ES = 0.22
 413 SF DUS x 0.0377 P.P.U. = 155 STUDENTS/750 PER ES = 0.20
 1,054 DUS = 245 STUDENTS/750 PER ES = 0.32 ES NEEDED

MS REQUIREMENT (ELK GROVE SSD)
 441 SF DUS x 0.1147 P.P.U. = 505 STUDENTS/1,200 PER MS = 0.42
 413 SF DUS x 0.1147 P.P.U. = 473 STUDENTS/1,200 PER MS = 0.39
 1,054 DUS = 1,223 STUDENTS/1,200 PER MS = 1.02 MS NEEDED

HS REQUIREMENT (ELK GROVE SSD)
 441 SF DUS x 0.0228 P.P.U. = 100 STUDENTS/2,000 PER HS = 0.05
 413 SF DUS x 0.0228 P.P.U. = 93 STUDENTS/2,000 PER HS = 0.05
 1,054 DUS = 236 STUDENTS/2,000 PER HS = 0.12 HS NEEDED

*ACREAGE SHOWN EXCLUDES ARTERIAL AND MAJOR COLLECTOR ROADS

SUMMARY-FPA A

KEY	LAND USE	ACRES	DENSITY RANGE	TARGET DENSITY	EST. DU	EST. FAR	EST. SQ. FT.
VLD	VERY LOW DENSITY RESIDENTIAL	0.0	0.1 - 4.0	2.0	0	0	0
LDR	LOW DENSITY RESIDENTIAL	80.0	3.0 - 8.0	5.0	400	0	0
MDR	MEDIUM DENSITY RESIDENTIAL	0.0	7.0 - 18.0	14.0	0	0	0
HDR	HIGH DENSITY RESIDENTIAL	12.0	20.0 - 30.0	25.0	300	0	0
MU	MIXED USE	0.0	20.0 - 30.0	25.0	0	0.25	0
C	COMMERCIAL	0.0	20.0 - 30.0	25.0	0	0.25	0
E	EMPLOYMENT	0.0	20.0 - 30.0	25.0	0	0.25	0
I	INDUSTRIAL	0.0	20.0 - 30.0	25.0	0	0.30	0
HS/MS	SCHOOL	0.0	0.0	0.0	0	0.00	0
P	PARK	0.0	0.0	0.0	0	0.00	0
OS	OPEN SPACE	37.0	0.0	0.0	0	0.00	0
OS/UF	OPEN SPACE/URBAN FARM	0.0	0.0	0.0	0	0.00	0
INS	INSTITUTIONAL	0.0	0.0	0.0	0	0.00	0
TOTAL		119.0			740		453,820

PARK REQUIREMENT (SOOTHGATE PARKS & RECREATION)
 400 SF DUS x 0.0046 AC/DU = 1.84 AC REQUIRED
 740 DUS x 0.0046 AC/DU = 3.40 AC PROVIDED

PARK REQUIREMENT (CORONA PARKS & RECREATION)
 400 SF DUS x 0.0046 AC/DU = 1.84 AC REQUIRED
 740 DUS x 0.0046 AC/DU = 3.40 AC PROVIDED

ES REQUIREMENT (ELK GROVE SSD)
 400 SF DUS x 0.0377 P.P.U. = 151 STUDENTS/750 PER ES = 0.20
 740 DUS x 0.0377 P.P.U. = 279 STUDENTS/750 PER ES = 0.37 ES NEEDED

MS REQUIREMENT (ELK GROVE SSD)
 400 SF DUS x 0.1147 P.P.U. = 459 STUDENTS/1,200 PER MS = 0.38
 740 DUS x 0.1147 P.P.U. = 848 STUDENTS/1,200 PER MS = 0.71 MS NEEDED

HS REQUIREMENT (ELK GROVE SSD)
 400 SF DUS x 0.0228 P.P.U. = 91 STUDENTS/2,000 PER HS = 0.05
 740 DUS x 0.0228 P.P.U. = 169 STUDENTS/2,000 PER HS = 0.08 HS NEEDED

*ACREAGE SHOWN EXCLUDES ARTERIAL AND MAJOR COLLECTOR ROADS

SUMMARY-FPA B

KEY	LAND USE	ACRES	DENSITY RANGE	TARGET DENSITY	EST. DU	EST. FAR	EST. SQ. FT.
VLD	VERY LOW DENSITY RESIDENTIAL	0.0	0.1 - 4.0	2.0	0	0	0
LDR	LOW DENSITY RESIDENTIAL	125.7	3.0 - 8.0	5.0	629	0	0
MDR	MEDIUM DENSITY RESIDENTIAL	0.0	7.0 - 18.0	14.0	0	0	0
HDR	HIGH DENSITY RESIDENTIAL	20.0	20.0 - 30.0	25.0	500	0	0
MU	MIXED USE	0.0	20.0 - 30.0	25.0	0	0.25	0
C	COMMERCIAL	0.0	20.0 - 30.0	25.0	0	0.25	0
E	EMPLOYMENT	0.0	20.0 - 30.0	25.0	0	0.25	0
I	INDUSTRIAL	0.0	20.0 - 30.0	25.0	0	0.30	0
HS/MS	SCHOOL	0.0	0.0	0.0	0	0.00	0
P	PARK	0.0	0.0	0.0	0	0.00	0
OS	OPEN SPACE	34.0	0.0	0.0	0	0.00	0
OS/UF	OPEN SPACE/URBAN FARM	0.0	0.0	0.0	0	0.00	0
INS	INSTITUTIONAL	0.0	0.0	0.0	0	0.00	0
TOTAL		284.9			1,429		130,480

PARK REQUIREMENT (SOOTHGATE PARKS & RECREATION)
 429 SF DUS x 0.0046 AC/DU = 1.98 AC REQUIRED
 1,429 DUS x 0.0046 AC/DU = 6.61 AC PROVIDED

PARK REQUIREMENT (CORONA PARKS & RECREATION)
 429 SF DUS x 0.0046 AC/DU = 1.98 AC REQUIRED
 1,429 DUS x 0.0046 AC/DU = 6.61 AC PROVIDED

ES REQUIREMENT (ELK GROVE SSD)
 429 SF DUS x 0.0377 P.P.U. = 161 STUDENTS/750 PER ES = 0.21
 1,429 DUS x 0.0377 P.P.U. = 539 STUDENTS/750 PER ES = 0.72 ES NEEDED

MS REQUIREMENT (ELK GROVE SSD)
 429 SF DUS x 0.1147 P.P.U. = 492 STUDENTS/1,200 PER MS = 0.41
 1,429 DUS x 0.1147 P.P.U. = 1,638 STUDENTS/1,200 PER MS = 1.36 MS NEEDED

HS REQUIREMENT (ELK GROVE SSD)
 429 SF DUS x 0.0228 P.P.U. = 97 STUDENTS/2,000 PER HS = 0.05
 1,429 DUS x 0.0228 P.P.U. = 325 STUDENTS/2,000 PER HS = 0.16 HS NEEDED

*ACREAGE SHOWN EXCLUDES ARTERIAL AND MAJOR COLLECTOR ROADS

SUMMARY-FPA C

KEY	LAND USE	ACRES	DENSITY RANGE	TARGET DENSITY	EST. DU	EST. FAR	EST. SQ. FT.
VLD	VERY LOW DENSITY RESIDENTIAL	35.4	0.1 - 4.0	2.0	181	0	0
LDR	LOW DENSITY RESIDENTIAL	122.9	3.0 - 8.0	5.0	1,064	0	0
MDR	MEDIUM DENSITY RESIDENTIAL	10.0	7.0 - 18.0	14.0	140	0	0
HDR	HIGH DENSITY RESIDENTIAL	10.0	20.0 - 30.0	25.0	250	0	0
MU	MIXED USE	0.0	20.0 - 30.0	25.0	0	0.25	0
C	COMMERCIAL	0.0	20.0 - 30.0	25.0	0	0.25	0
E	EMPLOYMENT	0.0	20.0 - 30.0	25.0	0	0.25	0
I	INDUSTRIAL	0.0	20.0 - 30.0	25.0	0	0.30	0
HS/MS	SCHOOL	0.0	0.0	0.0	0	0.00	0
P	PARK	0.0	0.0	0.0	0	0.00	0
OS	OPEN SPACE	34.0	0.0	0.0	0	0.00	0
OS/UF	OPEN SPACE/URBAN FARM	0.0	0.0	0.0	0	0.00	0
INS	INSTITUTIONAL	0.0	0.0	0.0	0	0.00	0
TOTAL		202.9			1,474		1,474,484

PARK REQUIREMENT (SOOTHGATE PARKS & RECREATION)
 1,388 SF DUS x 0.0046 AC/DU = 6.36 AC REQUIRED
 1,474 DUS x 0.0046 AC/DU = 6.79 AC PROVIDED

PARK REQUIREMENT (CORONA PARKS & RECREATION)
 1,388 SF DUS x 0.0046 AC/DU = 6.36 AC REQUIRED
 1,474 DUS x 0.0046 AC/DU = 6.79 AC PROVIDED

ES REQUIREMENT (ELK GROVE SSD)
 1,388 SF DUS x 0.0377 P.P.U. = 522 STUDENTS/750 PER ES = 0.70
 1,474 DUS x 0.0377 P.P.U. = 555 STUDENTS/750 PER ES = 0.74 ES NEEDED

MS REQUIREMENT (ELK GROVE SSD)
 1,388 SF DUS x 0.1147 P.P.U. = 1,588 STUDENTS/1,200 PER MS = 1.32
 1,474 DUS x 0.1147 P.P.U. = 1,688 STUDENTS/1,200 PER MS = 1.41 MS NEEDED

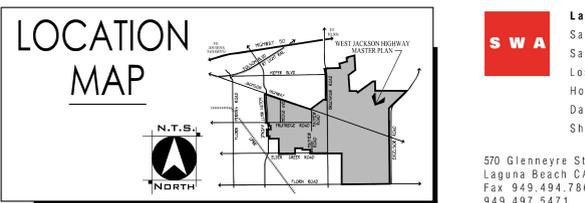
HS REQUIREMENT (ELK GROVE SSD)
 1,388 SF DUS x 0.0228 P.P.U. = 316 STUDENTS/2,000 PER HS = 0.16
 1,474 DUS x 0.0228 P.P.U. = 336 STUDENTS/2,000 PER HS = 0.17 HS NEEDED

*ACREAGE SHOWN EXCLUDES ARTERIAL AND MAJOR COLLECTOR ROADS

LAND USE SUMMARY

KEY	LAND USE	ACRES	DENSITY RANGE	TARGET DENSITY	EST. DU	EST. FAR	EST. SQ. FT.
VLD	VERY LOW DENSITY RESIDENTIAL	115.6	0.1 - 4.0	2.0	231	0	0
LDR	LOW DENSITY RESIDENTIAL	2,014.7	3.0 - 8.0	5.0	10,074	0	0
MDR	MEDIUM DENSITY RESIDENTIAL	53.5	7.0 - 18.0	14.0	749	0	0
HDR	HIGH DENSITY RESIDENTIAL	172.8	20.0 - 30.0	25.0	4,320	0	0
MU	MIXED USE	115.3	20.0 - 30.0	25.0	2,306	0.20	1,004,494
C	COMMERCIAL	320.4	20.0 - 30.0	25.0	0	0.25	3,489,483
E	EMPLOYMENT	433.6	20.0 - 30.0	25.0	0	0.25	3,489,483
I	INDUSTRIAL	154.8	20.0 - 30.0	25.0	0	0.30	2,022,926
HS/MS/ES	SCHOOL	144.3	0.0	0.0	0	0.00	0
P	PARK	177.9	0.0	0.0	0	0.00	0
OS	OPEN SPACE	1,469.5	0.0	0.0	0	0.00	0
OS/UF	OPEN SPACE/URBAN FARM	469.3	0.0	0.0	0	0.00	0
INS	INSTITUTIONAL	23.4	0.0	0.0	0	0.00	0
INS	ARTERIAL/COLLECTOR ROADS	248.2	0.0	0.0	0	0.00	0
TOTAL		5,913.3 AC			17,480 DU		12,183,188 SF

This Land Use Plan is for preliminary planning purposes only. Boundary, land uses and street alignments are subject to change prior to final mapping and design. Acreage figures exclude Arterial and Major Collector Roads.



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WEST JACKSON HIGHWAY MASTER PLAN - OPT. 2 MATHER AIRPORT PLANNING LINE-LAND USE PLAN