

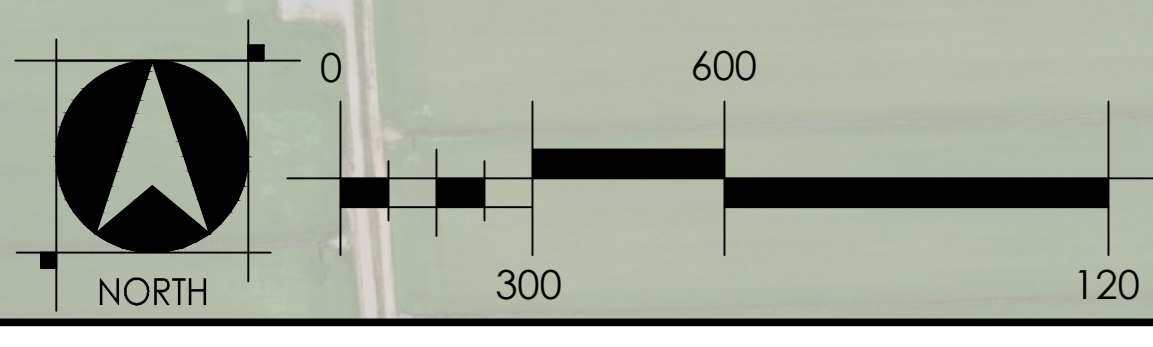
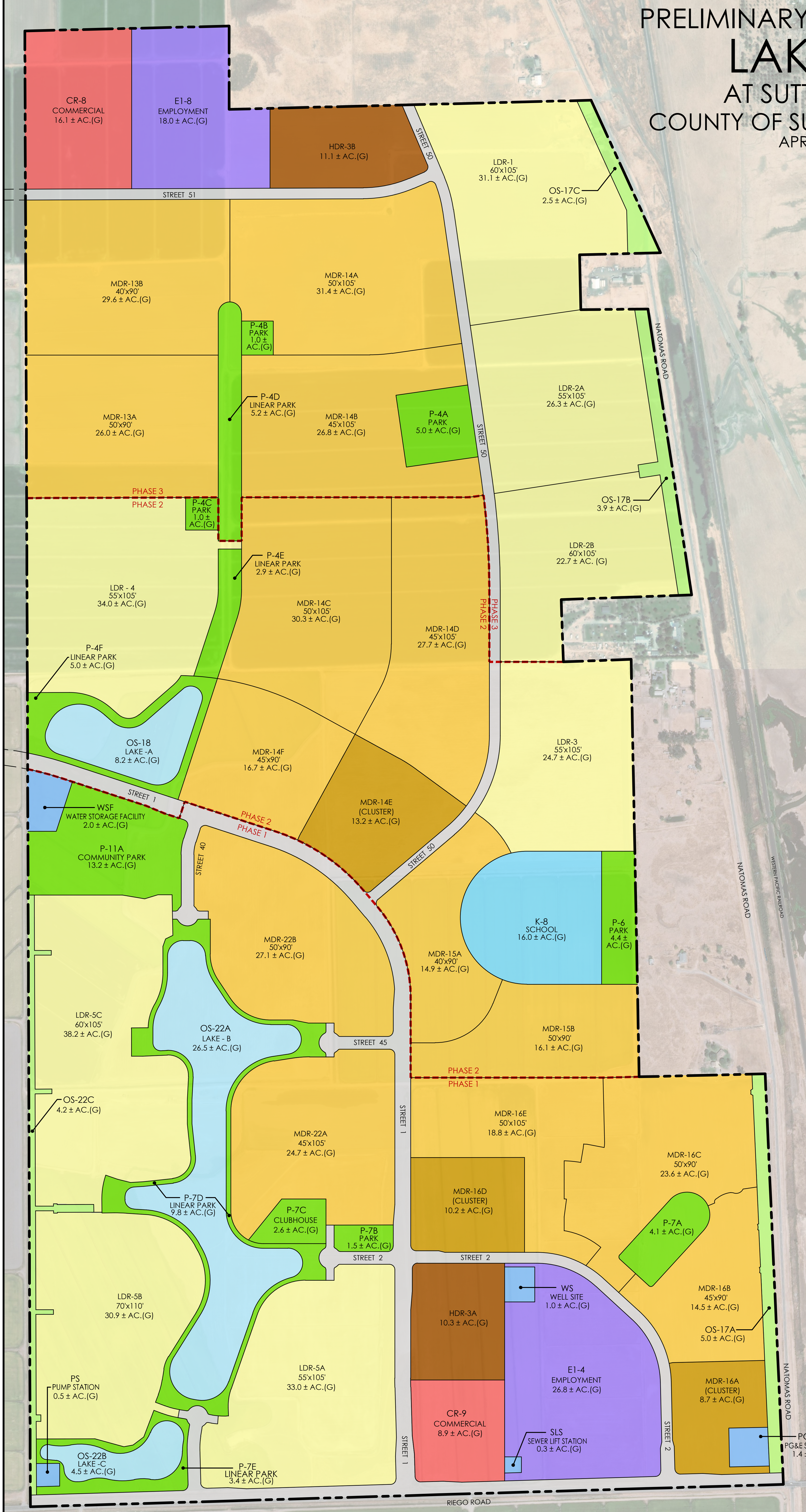
PRELIMINARY LAND USE PLAN LAKESIDE AT SUTTER POINTE COUNTY OF SUTTER, CALIFORNIA APRIL 29, 2020

LAND USE SUMMARY

PARCEL	LAND USE	LOT SIZE	AC ±	UNITS	DU/AC
LOW DENSITY RESIDENTIAL (LDR)					
1	LDR	60'x105'	31.1	139	4.5
2A	LDR	55'x105'	26.3	131	5.0
2B	LDR	60'x105'	22.7	102	4.5
3	LDR	55'x105'	24.7	123	5.0
4	LDR	55'x105'	34.0	170	5.0
5A	LDR	55'x105'	33.0	151	4.6
5B	LDR	70'x110'	30.9	118	3.8
5C	LDR	60'x105'	38.2	171	4.5
SUBTOTAL			240.9	1,105	
MEDIUM DENSITY RESIDENTIAL (MDR)					
13A	MDR	50'x90'	26.0	156	6.0
13B	MDR	40'x90'	29.6	207	7.0
14A	MDR	50'x105'	31.4	172	5.5
14B	MDR	45'x105'	26.8	155	5.8
14C	MDR	50'x105'	30.3	166	5.5
14D	MDR	45'x105'	27.7	160	5.8
14E	MDR	CLUSTER	13.2	132	10.0
14F	MDR	45'x90'	16.7	105	6.3
15A	MDR	40'x90'	14.9	99	6.6
15B	MDR	50'x90'	16.1	100	6.2
16A	MDR	CLUSTER	8.7	87	10.0
16B	MDR	45'x90'	14.5	89	6.1
16C	MDR	50'x90'	23.6	145	6.1
16D	MDR	CLUSTER	10.2	102	10.0
16E	MDR	50'x105'	18.8	102	5.4
22A	MDR	45'x105'	24.7	150	6.1
22B	MDR	50'x90'	27.1	156	5.8
SUBTOTAL			360.3	2,283	
MULTI-FAMILY RESIDENTIAL (HDR)					
3A	-	-	10.3	193	18.7
3B	-	-	11.1	206	18.6
SUBTOTAL			21.4	399	
TOTAL RESIDENTIAL					
			622.6	3,787	
COMMERCIAL					
CR-9	-	-	8.9		
CR-8	-	-	16.1		
SUBTOTAL			25.0		
EMPLOYMENT					
E1-4	-	-	26.8		
E1-8	-	-	18.0		
SUBTOTAL			44.8		
P/QP					
WATER STORAGE FACILITY (WSF)	-	-	2.0		
WELL STATION (WS)	-	-	1.0		
SEWER LIFT STATION (SLS)	-	-	0.3		
PGE-SUBSTATION (PGE-SS)	-	-	1.4		
PUMP STATION (PS)	-	-	0.5		
SUBTOTAL			5.2		
SCHOOLS					
K-8	-	-	16.0		
SUBTOTAL			16.0		
OPEN SPACE					
OS-17A	-	-	5.0		
OS-17B	-	-	3.9		
OS-17C	-	-	2.5		
OS-22D	-	-	4.2		
OS LAKE A	-	-	8.2		
OS LAKE B	-	-	26.5		
OS LAKE C	-	-	4.5		
SUBTOTAL			54.8		
PARKS					
P-4A	-	-	5.0		
P-4B	-	-	1.0		
P-4C	-	-	1.0		
P-4D	-	-	5.2		
P-4E	-	-	2.9		
P-4F	-	-	5.0		
P-6	-	-	4.4		
P-7A	-	-	4.1		
P-7B	-	-	1.5		
P-7C	-	-	2.6		
P-7D	-	-	9.8		
P-7E	-	-	3.4		
P-11A	-	-	13.2		
SUBTOTAL			59.1		
RIGHT-OF-WAY					
MAJOR ROADS	-	-	46.0		
SUBTOTAL			46.0		
TOTAL			873.5	3,787	

LOT SIZES

LAND USE	LOT TYPE	AC±	DU/AC	UNITS
LDR	70'x110'	30.9	3.8	118
LDR	60'x105'	92.0	4.5	412
LDR	55'x105'	118.0	4.9	575
MDR	50'x105'	80.5	5.5	440
MDR	45'x105'	79.2	5.9	465
MDR	50'x90'	92.8	6.0	557
MDR	45'x90'	31.2	6.2	194
MDR	40'x90'	44.5	6.9	306
CLUSTER	C. Alley	32.1	10.0	321
SUBTOTAL		601.2	5.6	3,388
HDR	-	21.4	18.6	399
SUBTOTAL		21.4		399
COMMERCIAL	-	25.0		
EMPLOYMENT	-	44.8		
P/QP	-	5.2		
OPEN SPACE	-	54.8		
PARKS	-	59.1		
SCHOOLS	-	16.0		
RIGHT-OF-WAY	-	46		
SUBTOTAL		250.9		
TOTAL		873.5		3,787



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