

City of Yucaipa
Freeway Corridor Specific Plan

Land Use and Dwelling Unit Summary Revised 12/29/05		Plan A		Plan B		Plan C	
		Acres	Units	Acres	Units	Acres	Units
R-1	Residential (1 du/ac)	40.7	41	0	0	0	0
R-2	Residential (2 du/ac)	170.8	342	106.2	212	0	0
R-4	Residential (4 du/ac)	105.1	420	190.1	760	236.8	947
R-8	Residential (8 du/ac)	78.4	627	93.7	750	111.8	894
R-16	Residential (16 du/ac)	0	0	14.6	234	37.4	599
RC	Regional Commercial	119.8		148.4		187.0	
CC	Community Commercial	39.5		35.5		12.9	
NC	Neighborhood Commercial	0		0		0	
BP	Business Park	18.4		26.4		81.7	
OS	Open Space	609.2		566.8		514.2	
WTF	Waste water Treatment Facility	27.2		27.2		27.2	
ROW	Right of Way	25.2		25.2		25.2	
TOTALS		1234.3	1429	1234.3	1957	1234.3	2441

Notes:

1. One acre of Commercial (RC, CC, or NC) zoning will yeild aproximately 10,000 s.f. (1 story) of building area with surface parking at 5 spaces per 1,000 s.f. of building.
2. One acre of Business Park (BP) zoning will yeild aproximately 11,000 s.f. (1 story) of building area with surface parking at 4 spaces per 1,000 s.f. of building.
3. One acre of Business Park (BP) zoning will yeild aproximately 15,000 s.f. (2 story) of building area with surface parking at 4 spaces per 1,000 s.f. of building.