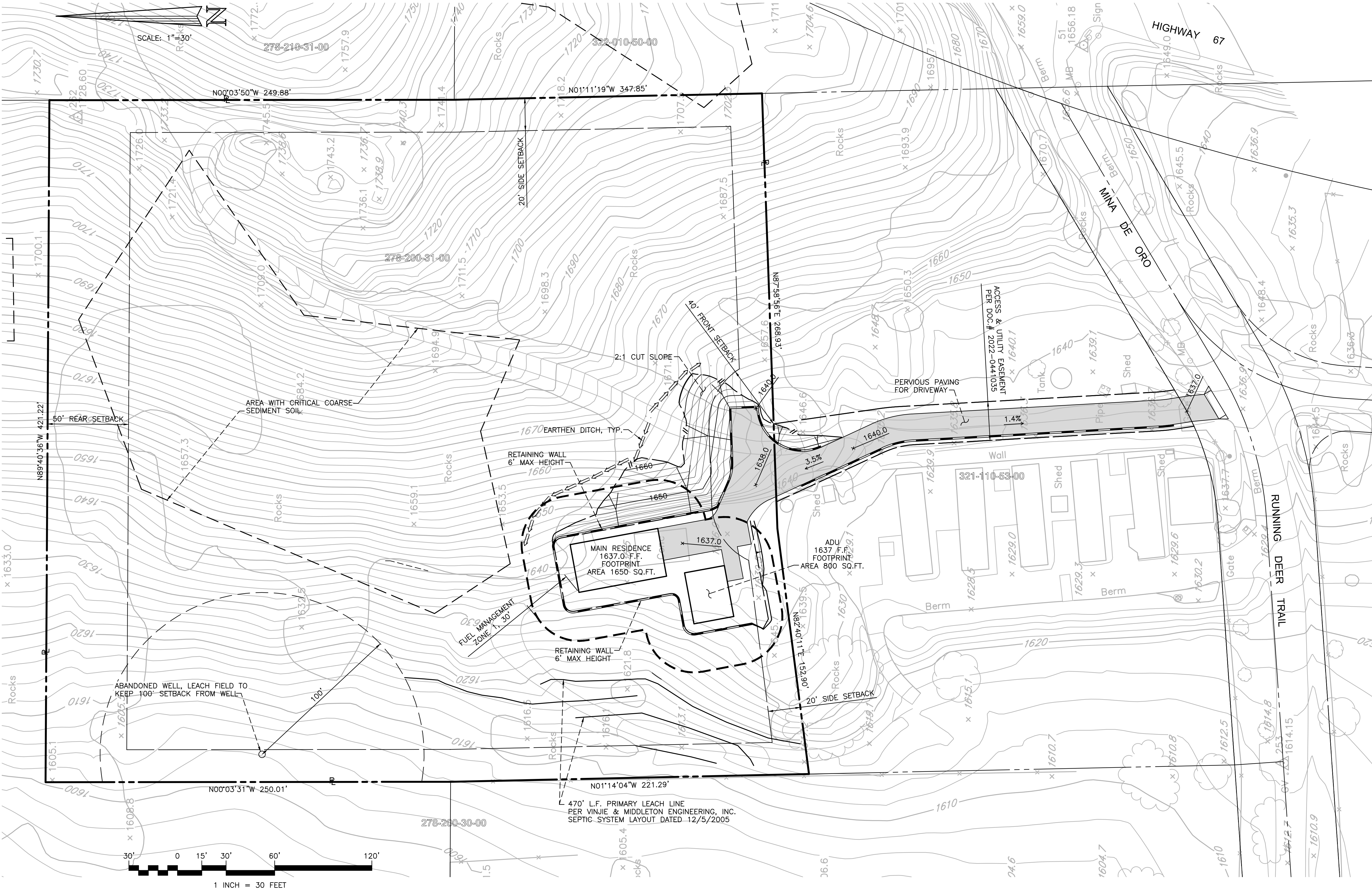


CONCEPTUAL SITE DEVELOPMENT PLAN
APN 278-200-31-00



- NOTES:
1. THIS SITE DEVELOPMENT IS BASED ON THE CURRENT CITY OF POWAY'S PLANNING AND ENGINEERING STANDARDS. THE PROPOSED DEVELOPMENTS ARE SUBJECT TO THE REVIEW AND APPROVAL BY THE CITY AND OTHER GOVERNING AGENCIES BASED ON THEIR REQUIREMENTS AND REGULATIONS, AND THEIR INTERPRETATION OF REQUIREMENTS AND REGULATIONS AT THE TIME OF APPROVAL.
 2. IT IS ASSUMED THE PROPOSED SITE IMPROVEMENTS COMPLY WITH THE STANDARD PROJECT DEVELOPMENT SPECIFICATIONS OF THE CITY OF POWAY'S STORMWATER DESIGN MANUAL. THE PROJECT IS LOCATED WITHIN A DESIGNATED ENVIRONMENTALLY SENSITIVE AREA. THE PROPOSED NEW/REPLACEMENT IMPERVIOUS AREAS SHALL BE UNDER 2,500 SQUARE FEET, AND THE TOTAL PROJECT DISTURBED AREA SHALL BE UNDER 1 ACRE TO BE A STANDARD DEVELOPMENT PROJECT. SHOULD THE PROPOSED DEVELOPMENT EXCEED THESE LIMITS THE PROJECT MUST BE DESIGNED TO COMPLY WITH THE REQUIREMENTS OF A PRIORITY DEVELOPMENT PROJECT (PDP). THE PROPOSED IMPROVEMENTS AS SHOWN ON THIS PLAN ARE NOT DESIGNED TO COMPLY WITH A PDP REQUIREMENTS.
 3. PROPOSED GRADING AREA AS SHOWN ON THIS PLAN IS APPROXIMATELY 18,000 SQUARE FEET. THE TOTAL ALLOWABLE GRADING AREA IS 20,000 SQUARE FEET FOR THIS PARCEL BASED ON THE CITY OF POWAY'S GRADING ORDINANCES.

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