

**TABLE LU-11 COMMUNITY PLANNING GUIDELINES**

<b>Dunnigan</b>	
General Plan land use designation	Specific Plan
Proposed range of new residential development	Buildout of 173 planned units + up to 8,108 new units
Proposed new commercial /industrial development	Buildout of 250 planned acres + 450 new acres
“Specific Plan” acreage	2,254 new acres
Target average residential density	8 units/acre
Target average jobs density	16 jobs/acre
Minimum “quality of life” services	5 ac. park/1,000 pop.
	New library
	Grocery stores
	Basic medical
	K-12 schools
	Professional fire department
Minimum “sustainability” standards for infrastructure	Sheriff’s services
	Municipal water system serving entire town
	Tertiary sewer system serving entire town
	Municipal storm drainage system serving entire town
	Provide minimum 200-year flood protection for affected areas of town