

Table 1 - Monterey Downs Specific Plan Land Uses

Monterey Downs

Development Type	Acres	Square Feet	Units	Density (FAR/acre) or Units
Sports Arena and Equine Training Facility	117.6	225,000		
Track and Stabling				1,500 Stalls
Ancillary Buildings		50,000		
Sports Arena and Grandstand		175,000		6,500 Seats
Country Walk	22.2	330,000		
Retail		85,000		
Museum/Cultural		30,000		
Restaurant		20,000		
Office		60,000		
Theatre		35,000		
Hotel		100,000		200 Rooms
Horse Park	111	15,000		
Visitor Center/Office/Maintenance		12,000		
Veterniarn / Farrier		3,000		
Public Stables				100 Stalls
Horse Stalls				550 Stalls
Apartment Units			11	
Manager's Unit			1	
Affordable Workforce Lodging	12		256	
Affordable Workforce Lodging	7		256	37/Acre
Habitat Preservation Area	73			
Oak Oval				
Open Space/Parks/Backbone Roads	70			
Open Space/Parks/Backbone Roads	70			
Residential	120.7		1280	
Apartments	20		400	20/Acre
Courtyard Homes	9		82	9/Acre
Single Family Homes	91.7		798	9/Acre
Office Park/Hotel/Tennis and Swim	18	205,000		
Office		100,000		
Hotel		100,000		200 Rooms
Tennis and Swim		5,000		
Aquatic Center				Olympic Pool
Fire Station Site				
Water District	4			
Water Tank Site				
subtotals	548.5	775,000	1536	

Seaside Corporation Yard

Seaside Corporation Yard	17
subtotal	17

CCCVC

CCCVC Site	135.8
Backbone Roads	9.2
subtotal	145

Total 710.5