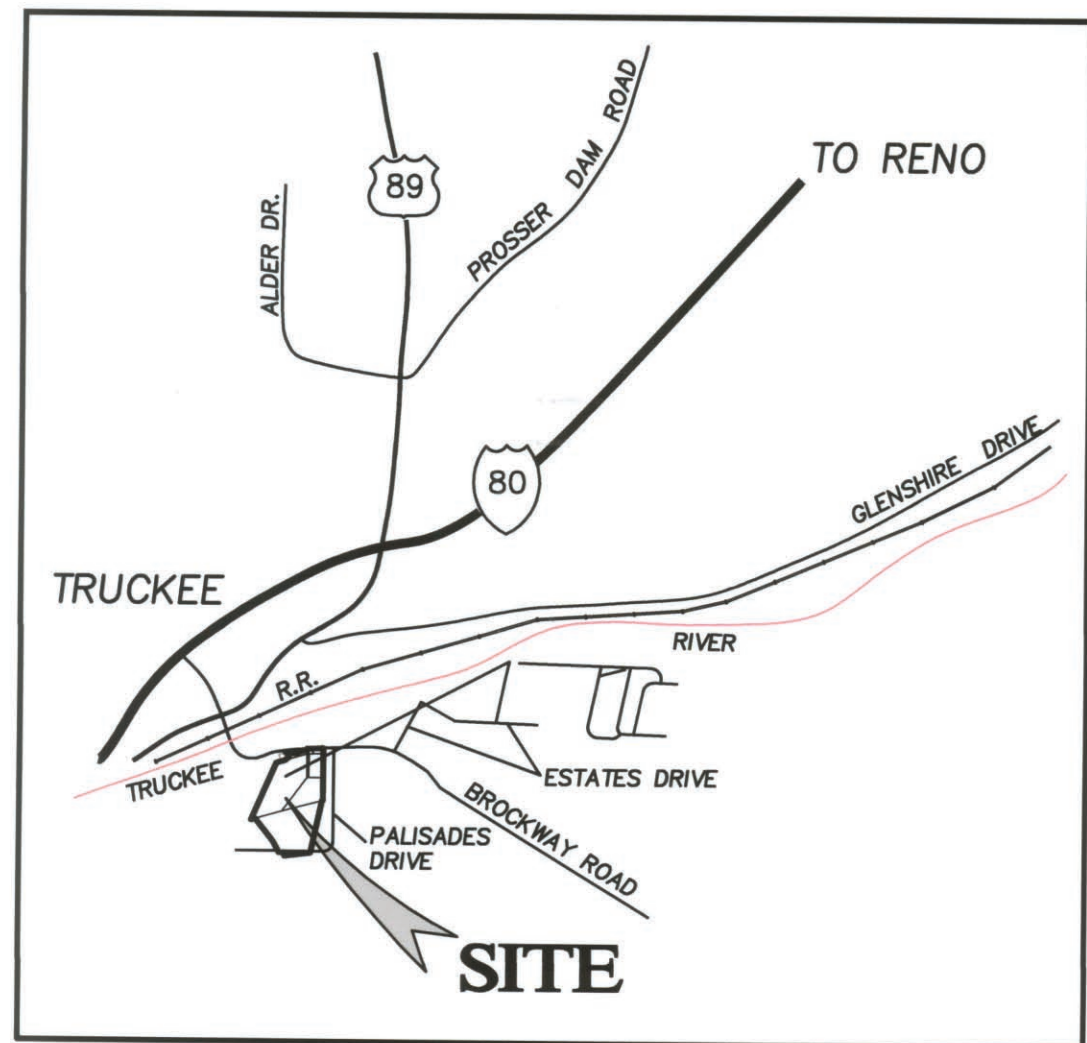
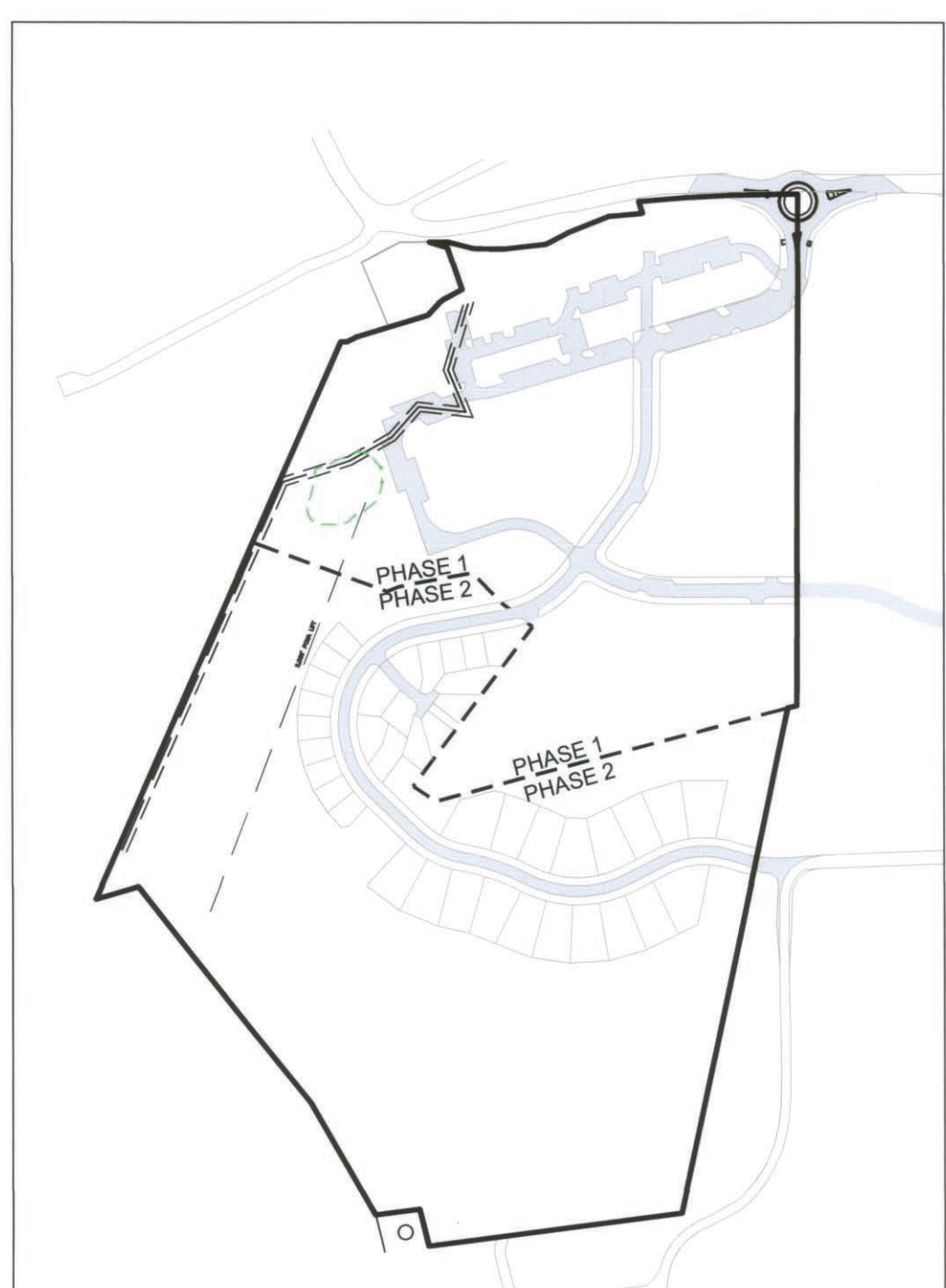


OVERALL DEVELOPMENT PLAN
HILLTOP MASTER PLAN



LOCATION MAP
NOT TO SCALE

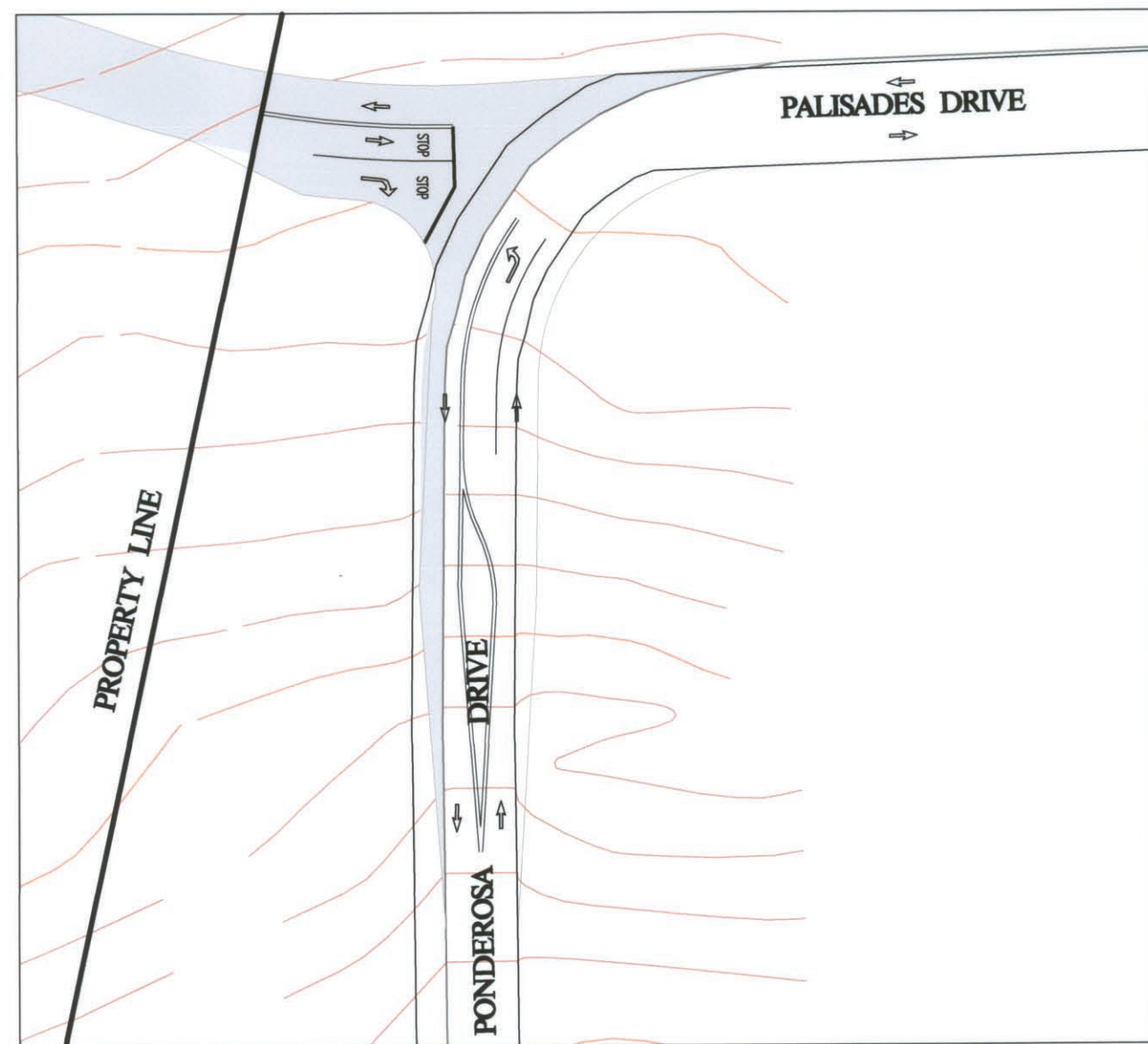
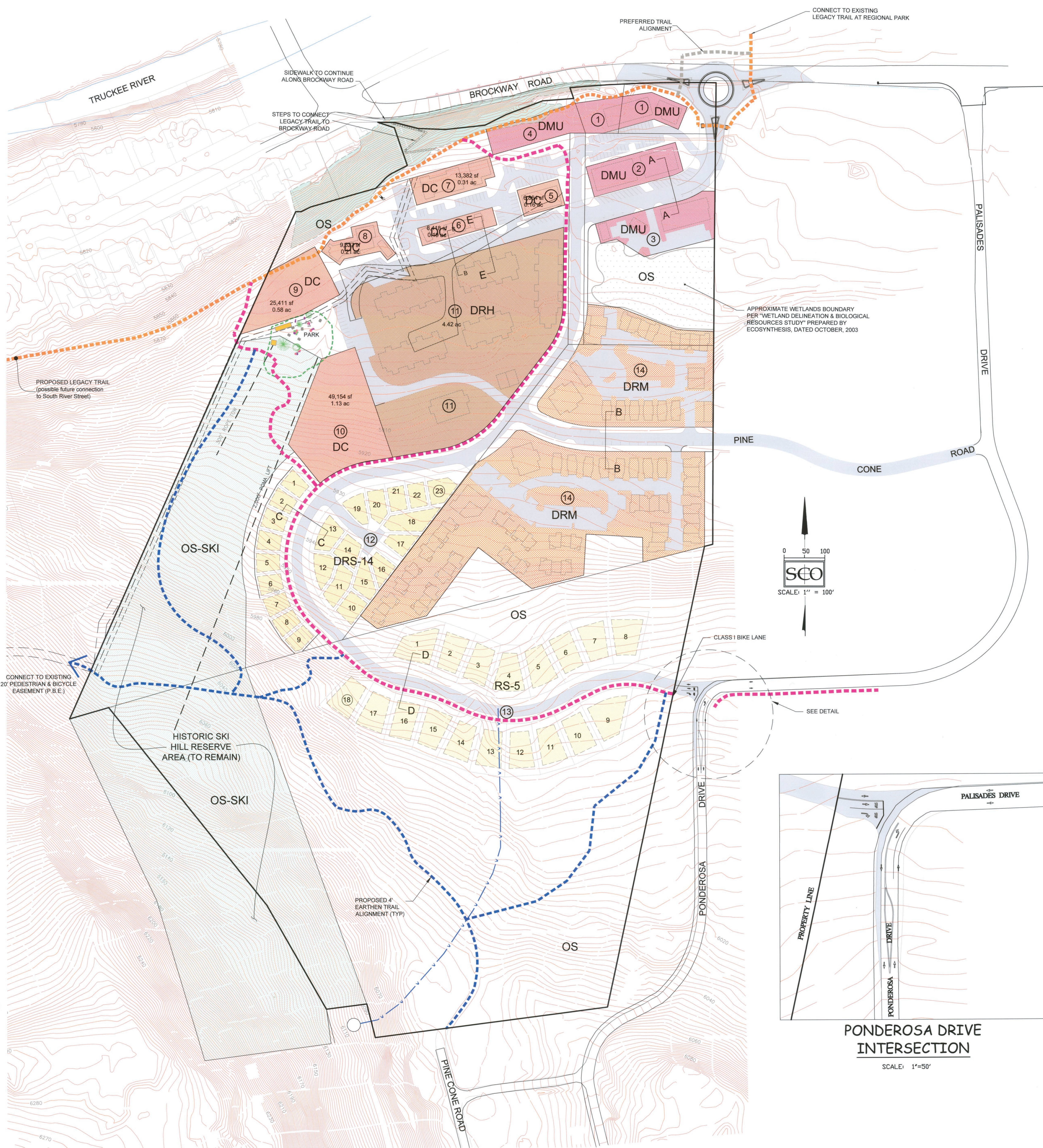


PHASING PLAN
SCALE: 1" = 400'

LEGEND:

- 4' EARTHEN TRAILS (SOFT SURFACE)
- 8' CLASS I BIKE PATH
- 10' LEGACY TRAIL
- RS-5 (SINGLE-FAMILY RESIDENTIAL)
- DRS-14 (DOWNTOWN SINGLE-FAMILY RESIDENTIAL SMALL LOT)
- DRM (DOWNTOWN MEDIUM DENSITY RESIDENTIAL)
- DRH (DOWNTOWN HIGH DENSITY RESIDENTIAL)
- DMU (DOWNTOWN MIXED USE)
- DC (DOWNTOWN COMMERCIAL)

* WIDTH CAN BE REDUCED BY ENGINEERING DEPARTMENT IN AREAS OF STEEP SLOPES.

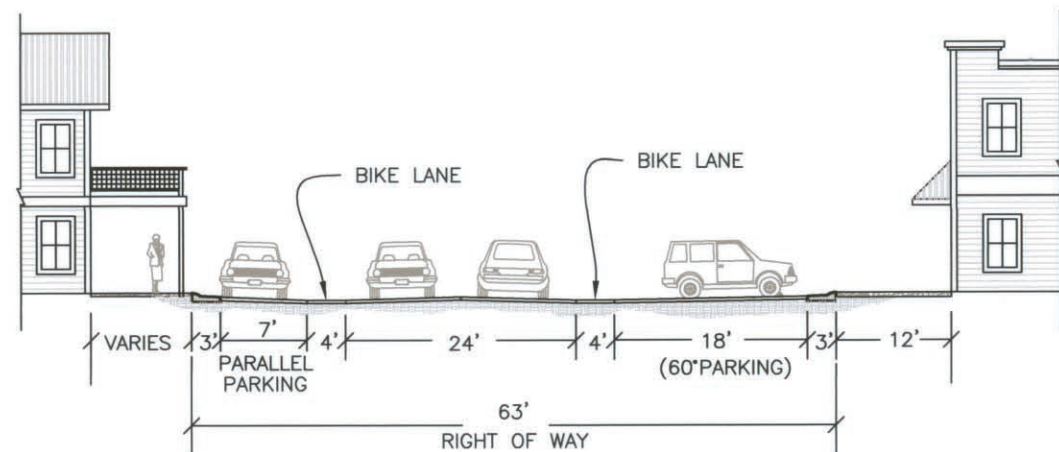


PONDEROSA DRIVE
INTERSECTION
SCALE: 1" = 50'

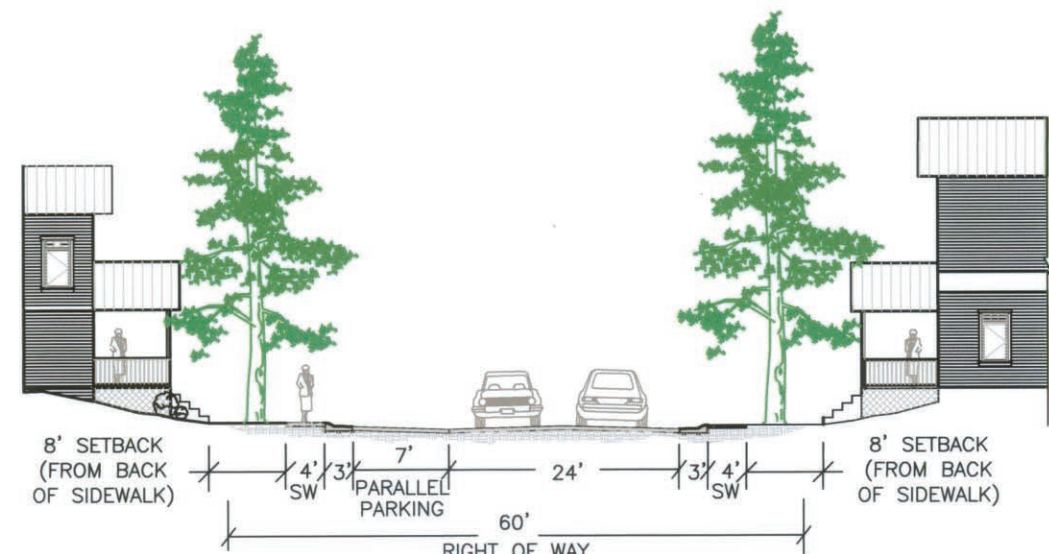
HILLTOP MASTER PLAN SUMMARY:

- 6 PARCELS
- 57.52 ACRES
- 75,400 SF OF COMMERCIAL OFFICE & RESIDENTIAL FLOOR AREA
- 60 LODGING ROOMS
- 229 MULTIFAMILY RESIDENTIAL UNITS
- 46 SINGLE FAMILY UNITS

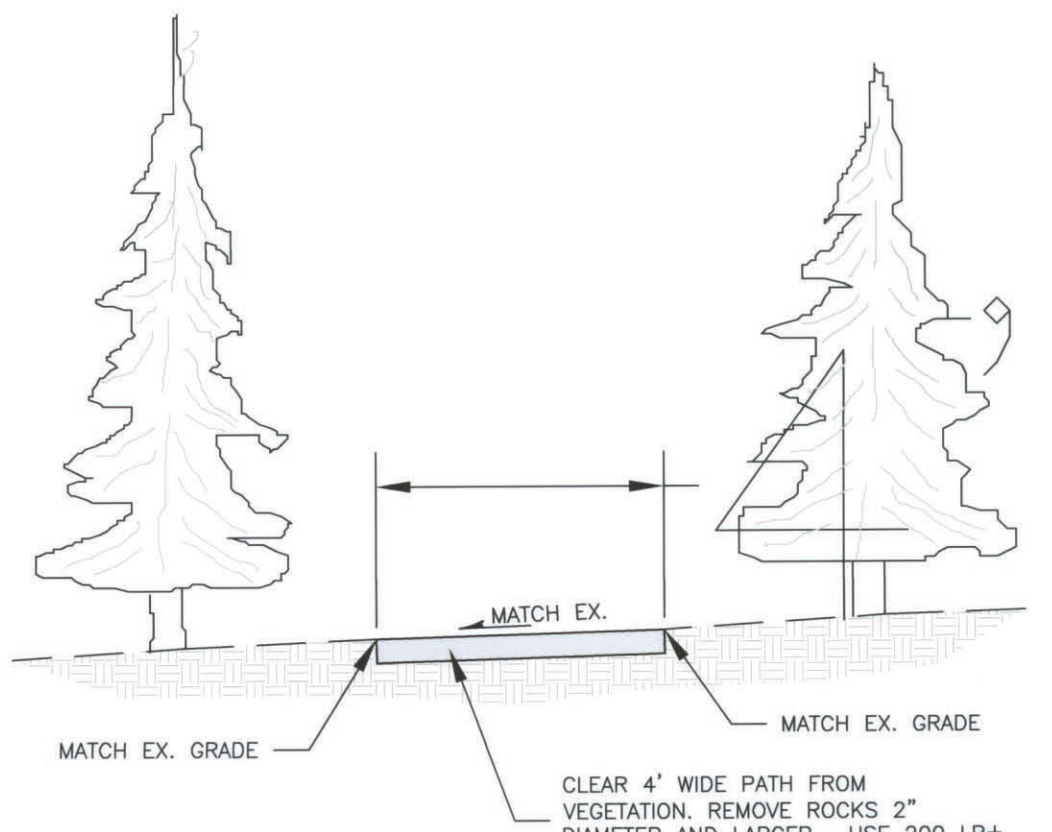
	OWNER	ACREAGE	ZONING	DEVELOPMENT POTENTIAL	PUBLIC BENEFIT
1	YOUNG	0.95± AC	DMU	10,000 SF COMMERCIAL FLOOR AREA	415± LF PUBLIC TRAILS
2	INTRAVEST	3.67± AC	DMU	27,400 SF COMMERCIAL FLOOR AREA 6 MULTIPLE/SINGLE FAMILY RESIDENTIAL UNITS	PRESERVE 1.1± AC WETLANDS
3					
4	SILVERWOOD	0.99± AC	DMU	10,000 SF (MAXIMUM)	300± LF PUBLIC TRAIL 350± LF DOWNTOWN CONNECTION 0.5 AC OPEN SPACE
5	JAR-HILLTOP	19.83± AC	DC	28,000 SF COMMERCIAL FLOOR AREA 60 LODGING ROOMS 129 MULTIPLE FAMILY RESIDENTIAL UNITS 28 SINGLE FAMILY RESIDENTIAL UNITS	6.0± AC OF PARK, HISTORIC SKI HILL & OPEN SPACE 3130± LF PUBLIC TRAILS AND BIKE PATHS
6					
7					
8					
9					
10			DRH		
11			DRS-14		
12			OS		
13	JAR-HILLTOP	24.03± AC	DRS-14	18 SINGLE FAMILY RESIDENTIAL UNITS	19.7± AC OPEN SPACE & HISTORIC SKI HILL 3500± LF PUBLIC TRAILS AND BIKE PATHS
14	DAVIES & FITCH	8.05± AC	DRM	94 MULTIPLE/SINGLE FAMILY RESIDENTIAL UNITS	0.9± AC OPEN SPACE



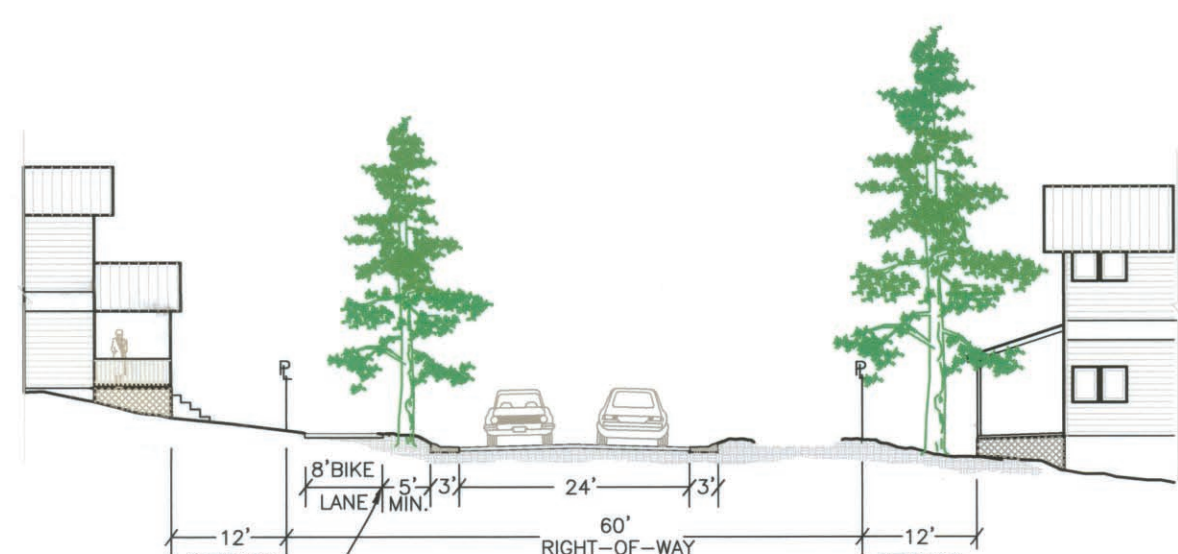
CROSS SECTION A-A
SCALE: 1" = 20'



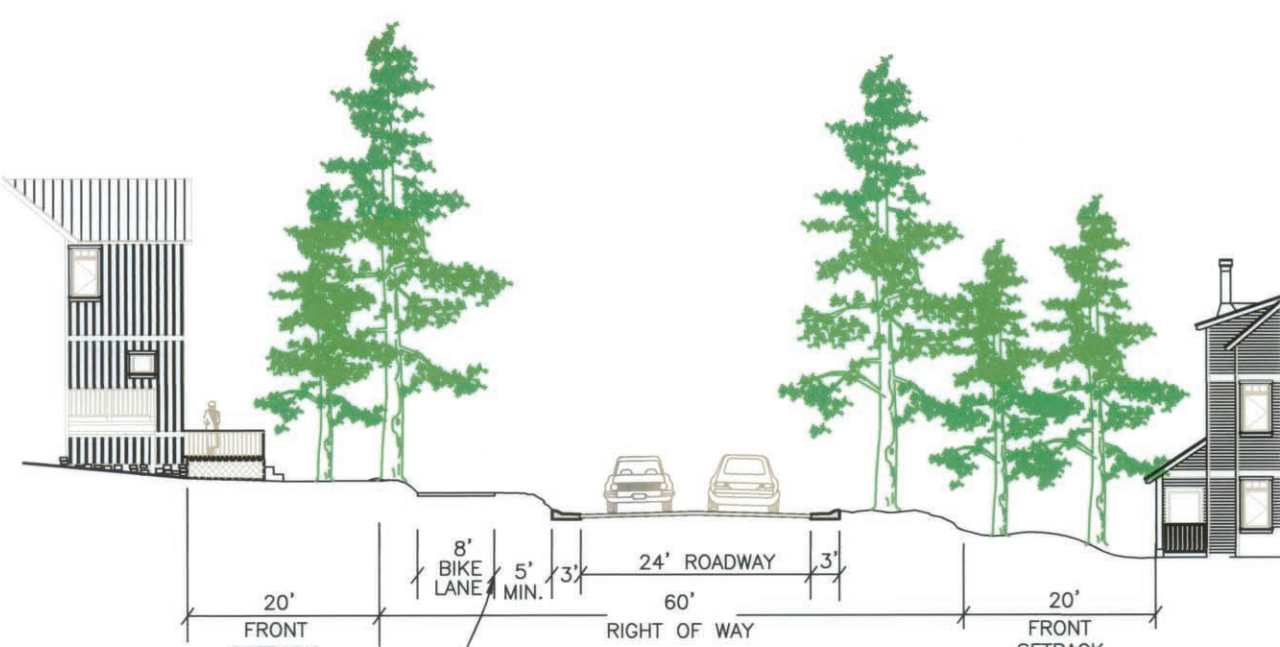
CROSS SECTION B-B
SCALE: 1" = 20'



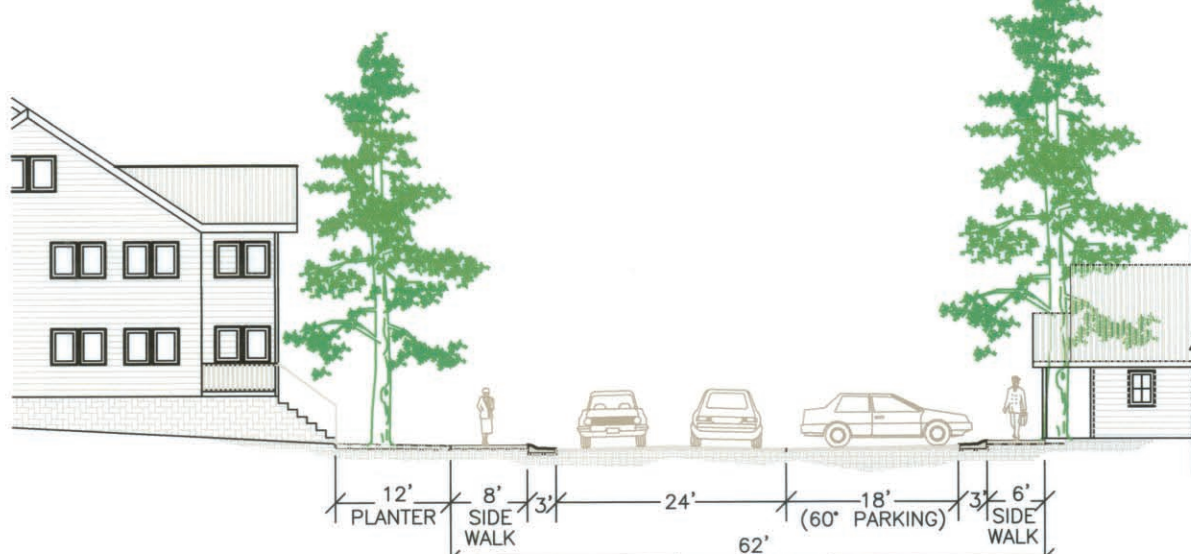
SOFT SURFACE TRAIL
NOT TO SCALE



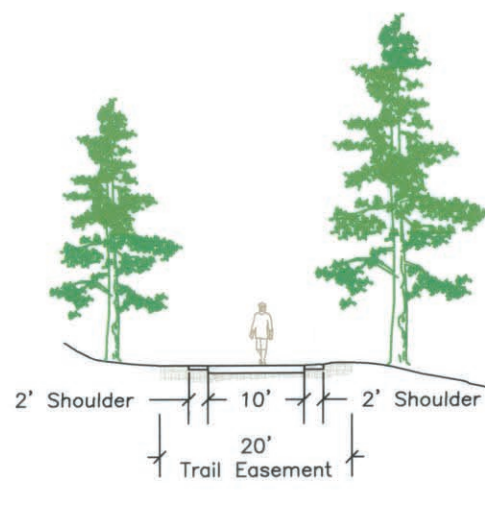
CROSS SECTION C-C
SCALE: 1" = 20'



CROSS SECTION D-D
SCALE: 1" = 20'



CROSS SECTION E-E
SCALE: 1" = 20'



LEGACY TRAIL
SCALE: 1" = 20'

OVERALL DEVELOPMENT PLAN
HILLTOP MASTER PLAN



TOWN OF TRUCKEE

CALIFORNIA

NO.	REVISIONS	DATE	DESIGNED:REW
			DRAWN:REW
			PROJ. NO: 970
			DWG: SEE DAYSTAMP
			DATE: SEE DAYSTAMP