

INITIAL PHASE LAND USE PLAN

Illustrative Exhibit

November 27, 2007



Legend

- Project Boundary
- Open Space Easement
- Parking Structure Parcel

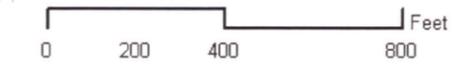
Land Use

- Office / Residential Mixed Use (ORMU)
- Open Space (OS)
- Residential / Commercial Mixed Use (RCMU)
- Residential Mixed Use (RMU)
- Transit Use (TU)
- Road

PHASING KEY

NOTE:
Project Phasing is indicated by three levels of color value as follows:
1. Current development is indicated by full color value.
2. Development completed in previous phases is indicated by a 50% color value.
3. Future development phases are indicated by a 10% color value.

- Development within this phase
- Developed Area from previous phase
- Development within future phase



PHASE 1 LAND USE PLAN

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- Residential Mixed Use (RMU)
- Transit Use (TU)
- Road

PHASING KEY

NOTE:
Project Phasing is indicated by three levels of color value as follows:
1. Current Development is indicated by full color value.
2. Development completed in previous phases is indicated by a 60% color value.
3. Future Development phases are indicated by a 10% color value.

- Development within this phase
- Developed Area from previous phase
- Development within future phase



PHASE 2 LAND USE PLAN

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Land Use

- Office / Residential Mixed Use (ORMU)
- Open Space (OS)
- Residential / Commercial Mixed Use (RCMU)
- Residential Mixed Use (RMU)
- Transit Use (TU)
- Road

PHASING KEY

NOTE:
Project Phasing is indicated by three levels of color value as follows:
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2. Development completed in previous phases is indicated by a 50% color value.
3. Future Development phases are indicated by a 10% color value.

- Development within this phase
- Developed Area from previous phase
- Development within future phase



PHASE 3 LAND USE PLAN

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November 27, 2007



Legend

- Project Boundary
- Open Space Easement
- Parking Structure Parcel

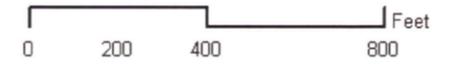
Land Use

- Office / Residential Mixed Use (ORMU)
- Open Space (OS)
- Residential / Commercial Mixed Use (RCMU)
- Residential Mixed Use (RMU)
- Transit Use (TU)
- Road

PHASING KEY

NOTE:
Project Phasing is indicated by three levels of color value as follows:
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3. Future Development phases are indicated by a 10% color value.

- Development within this phase
- Developed Area from previous phase
- Development within future phase



PHASE 4 LAND USE PLAN

Illustrative Exhibit

November 27, 2007



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Land Use

- Office / Residential Mixed Use (ORMU)
- Open Space (OS)
- Residential / Commercial Mixed Use (RCMU)
- Residential Mixed Use (RMU)
- Transit Use (TU)
- Road

PHASING KEY

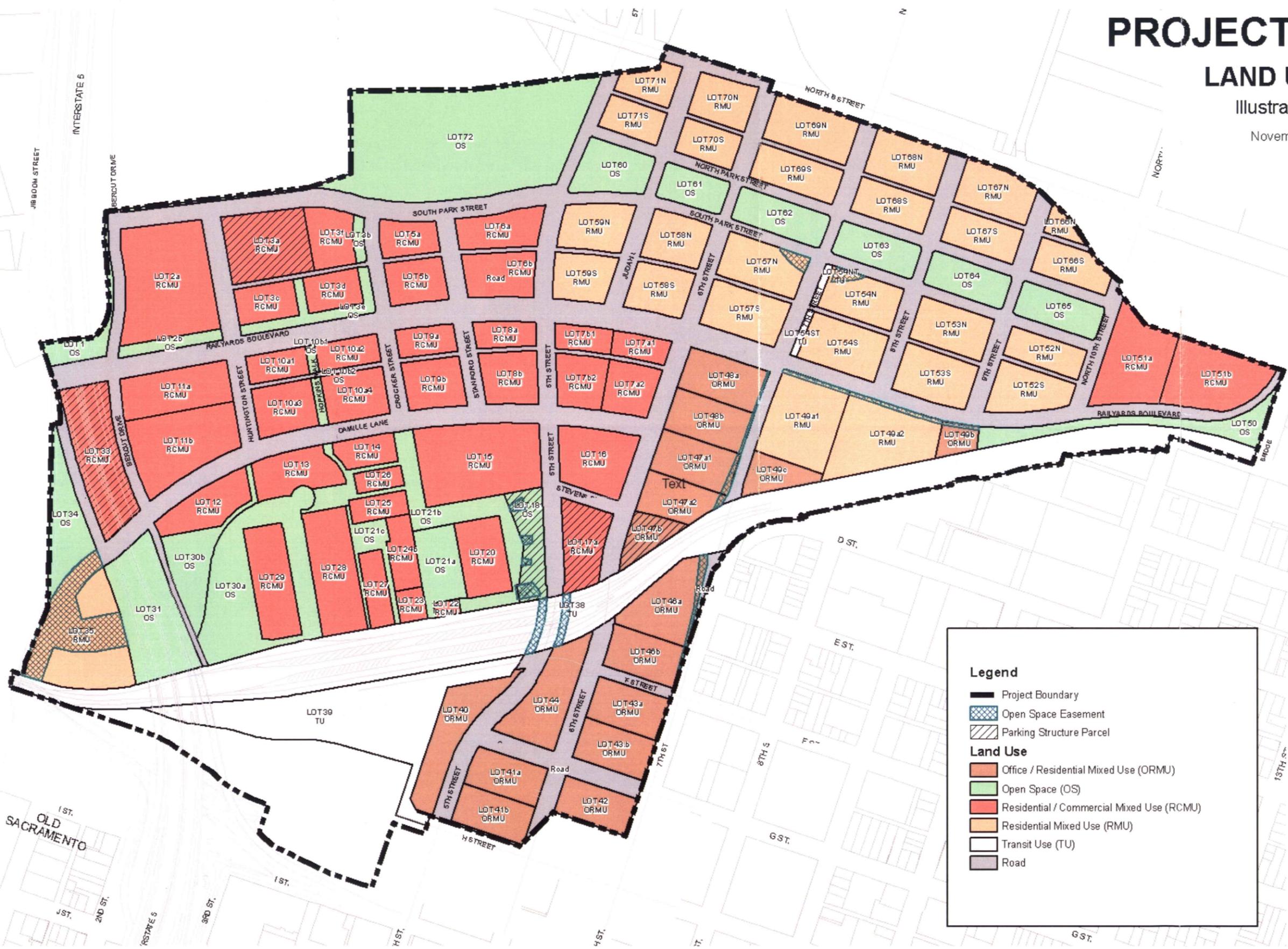
NOTE:
Project Phasing is indicated by three levels of color value as follows:
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3. Future Development phases are indicated by a 10% color value.

- Development within this phase
- Developed Area from previous phase
- Development within future phase



PROJECT BUILDOUT LAND USE PLAN

Illustrative Exhibit
November 27, 2007

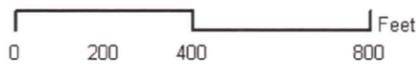
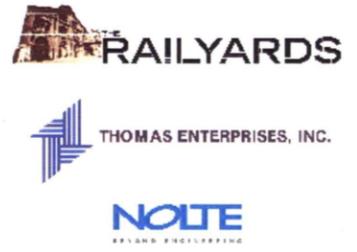


Legend

- Project Boundary
- Open Space Easement
- Parking Structure Parcel

Land Use

- Office / Residential Mixed Use (ORMU)
- Open Space (OS)
- Residential / Commercial Mixed Use (RCMU)
- Residential Mixed Use (RMU)
- Transit Use (TU)
- Road



1 ST.
OLD SACRAMENTO

J ST.
2ND ST.
R STAYE S
3RD ST.
H ST.

4 ST.

5 ST.

G ST.

8TH S

7TH ST

6TH ST

5TH STREET

4TH STREET

3TH STREET

2TH STREET

1ST

D ST.

E ST.

F STREET

G ST.

G ST.

NORTH B STREET

NORTH PARK STREET

SOUTH PARK STREET

8TH STREET

9TH STREET

10TH STREET

11TH STREET

12TH STREET

13TH ST

14TH ST

15TH ST

16TH ST

17TH ST

18TH ST

19TH ST

20TH ST

21ST

22ND

23RD

24TH

25TH

26TH

27TH

28TH

29TH

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31ST

32ND

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85TH

86TH

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88TH

89TH

90TH

91ST

92ND

93RD

94TH

95TH

96TH

97TH

98TH

99TH

100TH