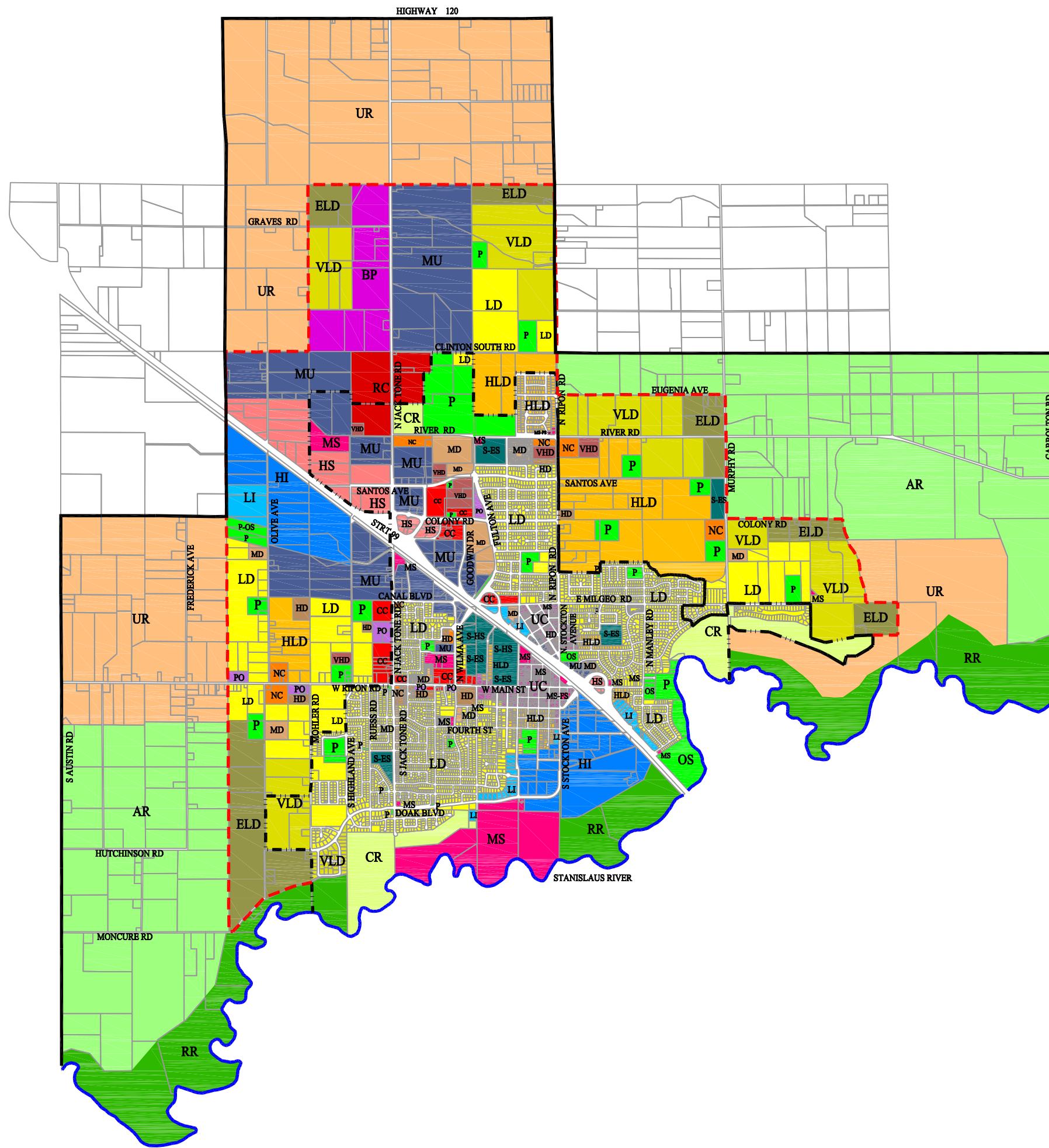


CITY OF RIPON GENERAL PLAN 2040

Adopted September 19, 2006



- ELD (Extremely Low Density Residential)
 - VLD (Very Low Density Residential)
 - LD (Low Density Residential)
 - HLD (High Low Density Residential)
 - MD (Medium Density Residential)
 - HD (High Density Residential)
 - VHD (Very High Density Residential)
 - UC (Urban Core)
 - NC (Neighborhood Commercial)
 - CC (Community Commercial)
 - RC (Regional Commercial)
 - HS (Highway Service)
 - CR (Commercial Recreation)
 - PO (Professional Office)
 - BP (Business Park)
 - MU (Mixed Use)
 - LI (Light Industrial)
 - HI (Heavy Industrial)
 - MS (Municipal Service)
 - MS-FS (Municipal Service-Fire Station)
 - P (Park)
 - OS (Open Space)
 - S-HS (High School)
 - S-ES (Elementary School)
 - AR (Agricultural Reserve)
 - UR (Urban Reserve)
 - RR (Resource Reserve)
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- City Limits
 - SOI (Sphere of Influence)
 - General Plan Boundary

- Amendments**
- Lawrence 1/30/07; 26.9 ac; LAFCO 13-06
 - Frontage & Goodwin: 59 ac; 12/5/07; ORD 759
 - Savemart SC 10/21/10; ORD 781; HS to CC
 - N. Ripon & River Rd; 12/20/11; ORD 789; HLD to P & MS-FS; MD to HLD
 - Alexandra Place 8/14/15; ORD 820; MD to LD
 - North Pointe Specific Plan 9/11/15; ORD 822; amended land uses in the North Pointe Planning District to match the NPSP
 - Added GP Amendment and Rezone for Alexandra Place, Kiper Homes and JKB Living - 5/18/16; ORD #'s 820, 830 and 839