

1 BOWL AND FISH SITES:
MATCH LOWER OF GP OR ZONING
 • Current GP Medium Density Residential (MDR)
 • Bowl Site Zoned High Density (HDR), Fish Site Zoned Low Density (LDR)
 • Proposed MDR and LDR

2 NORTHERN BLUFFS:
OPEN SPACE RESIDENTIAL, TDR
 • Current GP Low Density Residential
 • Zoned Planned Development (PD), High Density Residential (HDR)
 • Proposed Open Space Residential (OSR) designation
 • Transfer of Development Rights (TDR) program applies

3 UPPER MONTEREY AND MANOR:
MATCH ZONING
 • HDR along upper Monterey
 • LDR and Very Low Density Residential (VLDR) south of Manor Drive

4 EAST SHARP PARK:
MATCH ZONING
 • HDR on Talbot Drive, up from LDR in current General Plan
 • VLDR and Open Space Residential (OSR) on flank of Gypsy Hill, down from LDR in current General Plan

5 FAIRWAY PARK:
MATCH HIGHER OF GP OR ZONING
 • VLDR above Fairway Park (zoned OSR)
 • MDR on Bradford Way (LDR in current General Plan)

6 PEDRO POINT UPPER SLOPES:
MATCH GENERAL PLAN
 • Match General Plan
 • Zoned for Low Density Residential

7 LINDA MAR BLVD: LOW AND MEDIUM-DENSITY RESIDENTIAL
 • LDR in current General Plan
 • Zoned for Open Space Residential
 • Proposed LDR, with MDR along Linda Mar Blvd.

8 LINDA MAR AND PARK PACIFICA HILLSIDES: MATCH GENERAL PLAN
 • OSR in current General Plan
 • Zoned for Low Density Residential
 • Proposed Open Space Residential

Existing & Future Residential Areas

Potential Development Sites

- Open Space Residential
- Very Low Density Residential
- Low Density Residential
- Medium Density Residential
- High Density Residential
- Public
- Utilities
- Park
- Greenbelt
- Greenbelt/Transfer of Development Rights
- Ridge
- Urban Reserve

- Planning Area Boundary
- City Limits

- Highways
- Existing Streets

- Match Lower of Current General Plan or Zoning
- Match Higher of Current General Plan or Zoning
- Change Designation

