

CITY OF ESCALON LIBERTY BUSINESS PARK SPECIFIC PLAN

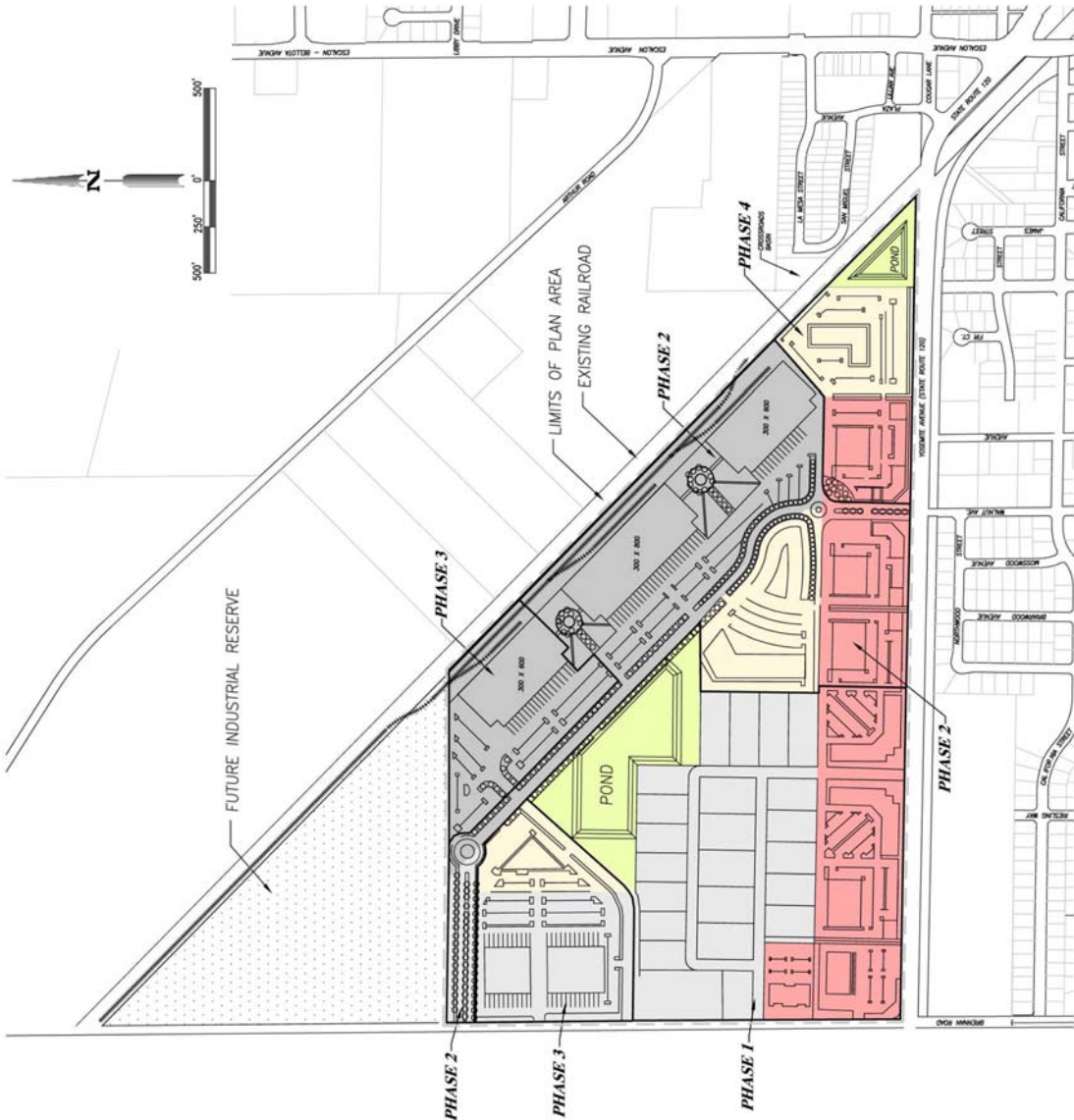
PROJECT PHASING:

PHASE	LAND USE: BUILDINGS	AREA (AC)
PHASE 1:	LIGHT INDUSTRIAL	33.7 AC.
	COMMERCIAL: HOTELS (200 PARKS EACH); NEIGHBORHOOD STORES	22.0 AC. 715,560 SF 107,613 SF
	OPEN SPACE	12.3 AC.
PHASE 2:	RAIL ORIENTED INDUSTRIAL: WAREHOUSES	35.6 AC. 420,000 SF
	LIGHT INDUSTRIAL	3.1 AC.
PHASE 3:	COMMERCIAL: COMMUNITY SHOPPING	10.9 AC. 116,849 SF
	OFFICE PARK: OFFICE BUILDINGS	10.8 AC. 98,333 SF
PHASE 4:	RAIL ORIENTED INDUSTRIAL: WAREHOUSES	14.3 AC. 180,000 SF
	LIGHT INDUSTRIAL: INDUSTRIAL PARK	13.7 AC. 173,897 SF
PHASE 5:	OFFICE PARK: OFFICE BUILDINGS	5.3 AC. 59,247 SF
	COMMERCIAL: COMMUNITY SHOPPING	6.1 AC. 67,648 SF
	OFFICE PARK: OFFICE BUILDINGS	8.3 AC. 117,385 SF
	OPEN SPACE	2.7 AC.

SITE DATA:

LAND USE	GROSS ACRES
RAIL ORIENTED INDUST.	49.4 AC
LIGHT INDUSTRIAL	50.0 AC
OFFICE PARK DEVELOPMENT	25.1 AC
COMMERCIAL	39.0 AC
OPEN SPACE	14.9 AC
APPROX. TOTAL:	~178.4 AC

LAND USE	BUILDING SF:
RAIL ORIENTED INDUST.	600,000 SF
LIGHT INDUSTRIAL	173,897 SF
OFFICE PARK DEVELOPMENT	165,550 SF
COMMERCIAL	409,380 SF
APPROX. TOTAL:	~1,348,827 SF



CONCEPTUAL SITE PLAN

Figure 3 - 1