

CENTRUM PARK

SITE OPPORTUNITY AND CONSTRAINTS PLAN



APRIL 28, 2010

EXISTING RESTAURANTS

EXISTING INDUSTRIAL AREA

EXISTING MISSILE PARK
(.46 MILES EAST)

EXISTING TOBY WELLS YMCA
(.45 MILES EAST)

LIGHTWAVE AVE.

EXISTING PLAZA
W/ SCULPTURE

KEARNY VILLA RD.

163

BRIDGEPOINT
11

EXISTING OFFICES AND HOTEL

EXISTING KEARNY VILLA REC CENTER
(2.1 MILES SOUTH WEST)

EXISTING CABRILLO HEIGHTS
NEIGHBORHOOD PARK
(1.5 MILES SOUTH WEST)

EXISTING HEALTH CARE FACILITY

EXISTING PARK

EXISTING RESIDENTIAL

EXISTING RESIDENTIAL

FUTURE PRIVATE
REC CENTER W/
POOL AND
FITNESS CENTER

LEGEND

- FUTURE ROADWAY W/ FIRE ACCESS AND ON STREET PARKING
- LANDSCAPE PROMENADE
- POTENTIAL PEDESTRIAN LINK
- EXISTING SIDEWALK
- PROPOSED SIDEWALK
- PROPOSED TRAIL
- LIMIT OF WORK
- LANDSCAPE BUFFER
- BLOCKED ACCESS
- SITE DRAINAGE
- PREVAILING WINDS
- SANTA ANA WINDS
- ENTRY NODE
- SUN ANGLES
- FOCAL POINT
- NUMBER OF STORIES
- SHADED AREA
- FUTURE RESIDENTIAL
- FUTURE BUSINESS / OFFICE
- EXISTING BUILDING / PARK

