

**LEGEND**

- Potential Future Connection
- Vehicular Wetland Crossing
- Pedestrian Wetland Crossing
- Trails / Multi-Modal Pathways
- Retail and Service
- Industrial (Light)
- Office
- Institutional / Civic Uses
- Residential - Single Family & Multi Family
- Active Adult Residential - Single & Multi Family
- Assisted Care Living Facility
- Wetlands
- Upland Preservation Area / Open Space
- Community Park
- Potential Location of Wellfield Site
- Potential Seco Substation
- Right of Way
- Wildlife Conservation Area

MASTER DEVELOPMENT PROGRAM								
	Phase I		Phase II		Phase III		TOTAL	
	Units / Sq. Ft.	Acres	Units / Sq. Ft.	Acres	Units / Sq. Ft.	Acres	Units / Sq. Ft.	Acres
Residential								
Single-Family	265	53	567	229	1,264	519	2,096	801
Multi-Family	0		575	229	1,329	519	1,904	
Single-Family (Age-Restricted)	0		450	146	1,286	485	1,736	631
Multi-Family (Age-Restricted)	0		200		864		1,064	
Assisted Care Living Facility	0		0		200	24	200	24
Industrial (Light)	0		127,877	16	372,123	48	500,000	64
Office	0		383,632	51	1,116,368	148	1,500,000	199
Retail and Service	0		386,473	39	1,213,527	124	1,600,000	163
Hotel rooms	0		150	-	250	-	400	-
Institutional	0		0		50,000	64	50,000	64
Roads								99
Wetland Preservation Areas								1,491
Community Park				17		42		59
Upland Preservation Areas / Open Space								152
							<b>Total AC</b>	<b>3,747</b>
							<b>Total Units</b>	<b>7,000</b>
							<b>Total Industrial (Light) SF</b>	<b>500,000</b>
							<b>Total Office SF</b>	<b>1,500,000</b>
							<b>Total Retail &amp; Service SF</b>	<b>1,600,000</b>
							<b>Total Hotel Rooms</b>	<b>400</b>
							<b>Total Institutional SF</b>	<b>50,000</b>

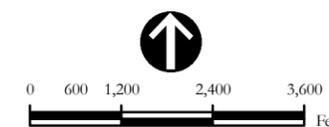
NOTES

- Hotel will be accommodated within the Office or Retail acreage.
- Acreages are approximate and include wetland buffers, neighborhood parks, trails, landscaping, stormwater ponds, internal roadways, and parking.

NOTE: LAND USE AREAS ESTABLISHED MAY BE CHANGED ON FINAL DEVELOPMENT PLANS TO REFLECT ACTUAL SURVEYED LAND AREAS. THESE CHANGES WILL NOT CONSTITUTE A SUBSTANTIAL CHANGE TO THE DRI.

MAP H: MASTER DEVELOPMENT PLAN  
 BENDERSON DEVELOPMENT, LLC.  
**SECRET PROMISE DRI**

NOTE: THE INFORMATION PROVIDED ON THIS DOCUMENT SHOULD BE TREATED AS CONCEPTUAL ONLY AND MAY BE SUBJECT TO CHANGE BASED ON MORE DETAILED SURVEY, ENVIRONMENTAL AND SPECIFIC BUILDING PRODUCT INFORMATION.



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MAP:  
**H**

