

West Sand Creek Open Space Protection, Public Safety Enhancement and Development Restriction Initiative

What the initiative will do.

- Protect approximately 1,244 acres of Antioch's Sand Creek Focus Area from future urban development.
- Generate investment of at least \$1 million in Deer Valley High School sports and performing arts facilities from a \$1,000 fee on each new home in *The Ranch*, including initial funding for installation of a synthetic turf stadium field.
- Prohibit development on hills, ridges and along Sand Creek throughout the Sand Creek Focus Area west of Deer Valley Road.
- Establish an open space corridor averaging 430 feet in width along Sand Creek.
- Preserve at least 98 percent of trees in *The Ranch*, including oaks and eucalyptuses
- Restrict development to flatter terrain within Antioch's voter-approved Urban Limit Line in the Sand Creek Focus Area west of Deer Valley Road.
- Require voter approval of Urban Limit Line changes.



Area affected by the initiative is outlined in red. Green areas would be permanently protected from development. *The Ranch* project area is outlined in yellow. Image from Google Earth.

How the initiative changes *The Ranch* project.

- **Reduces project footprint and adds significant open space.**
 - Protects 149 acres from development in addition to the 93 acres of parks, trails and creekside open space incorporated throughout *The Ranch*.
- **Reduces number of homes.**
 - Removes approximately 130 homes from the community.
- **Prohibits hillside and ridgeline development.**
 - Hills in southwest and northwest corners of the project become permanently protected open space.
- **Adds open space buffer on western boundary.**
 - Creates a 300-foot open space buffer adjacent to Empire Mine Road.
- **Restricts additional urban development.**
 - Infrastructure within *The Ranch* will be designed and constructed to preclude future expansion into undeveloped areas to the west.

More information:

Gene Endicott, Endicott Communications

916-719-7214

gene@endicottcommunications.com

Paid for by Richland Management