

General Plan Map

The General Plan Map is the Land Use Element of the General Plan. It illustrates the location of residential areas, commercial activity, industrial development, public facilities, the alignment of the transportation network and the open space/park system. It is intended to indicate only those land uses of regional or citywide significance and its locational designations should be considered advisory only. The fine detail so often seen on planning maps is included not on the General Plan, but on the many community plans which have been developed throughout the San Diego area. Reference must be made to these plans and the maps and descriptions contained within them in order to determine the land-use designation of any particular property.

Residential neighborhoods are shown on the General Plan Map as an undifferentiated single designation. These areas are understood to include a wide range of housing types and densities as well as various supportive uses, such as neighborhood shopping, recreation, institutional, parks, libraries and public safety services and facilities. The General Plan Map also shows general land uses for areas outside the City limits but within the metropolitan area.

Appearing on the reverse side of the General Plan Map is a map showing the Community Planning Areas and those areas of the City which are **URBANIZED, PLANNED URBANIZING** and available for **FUTURE URBANIZATION**. This terminology is defined in the section of the General Plan text identified as Guidelines for Future Development. The Urbanized definition covers a majority of the land area in the City and includes, with minor exceptions, all of the communities south of Miramar Naval Air Station. Planned Urbanizing refers to still developing communities like Rancho Bernardo, Tierrasanta and South Bay Terraces. Future Urbanizing is, at present, vacant and is to be held as an urban reserve until needed. All other undeveloped lands remaining within the City are the floodplains, steep slopes and areas of environmental concern (lagoons, agriculture, unique wildlife). These lands make up the open space system for the City.



- RESIDENTIAL NEIGHBORHOODS**
- COMMUNITIES OF PRIMARY RESIDENTIAL USE CONTAINING DWELLING UNITS OF VARIOUS TYPES AND ATTENDANT COMMUNITY SERVICES. FOR DETAILED USES SEE THE ADOPTED COMMUNITY PLANS.
- MIXED LAND USE**
- COMMERCIAL
 - COMMUNITY AND REGIONAL CENTERS
 - OFFICE AND SPECIALIZED COMMERCIAL
 - COMMERCIAL RECREATION
- INDUSTRIAL**
- GENERAL
- NATURAL RESOURCES**
- SAND AND GRAVEL
 - AGRICULTURE
- PARK AND RECREATION**
- RESOURCE BASED PARKS
 - OPEN SPACE
- INSTITUTIONAL**
- POLICE STATIONS
 - COLLEGES AND UNIVERSITIES
 - OTHER INSTITUTIONS
 - CEMETERIES
- PUBLIC WORKS**
- WASTE MGMT. FACILITY
 - FILL SITES
 - RESERVOIRS
- TRANSPORTATION**
- FREEWAYS/EXPRESSWAYS
 - PRIMARY ARTERIALS
 - MAJOR STREETS
 - TO BE CONSTRUCTED
 - RAILROADS
 - TRANSIT CORRIDORS
 - CIVIL AIRPORTS
- OTHER USES**
- AREA FOR FUTURE GROWTH
 - MILITARY (AIRFIELDS)
 - CITY BOUNDARY
 - AREA OUTSIDE CITY OF SAN DIEGO
- * CONTINUED

CITY OF SAN DIEGO
**PROGRESS GUIDE AND
 GENERAL PLAN**
 APRIL, 1996

