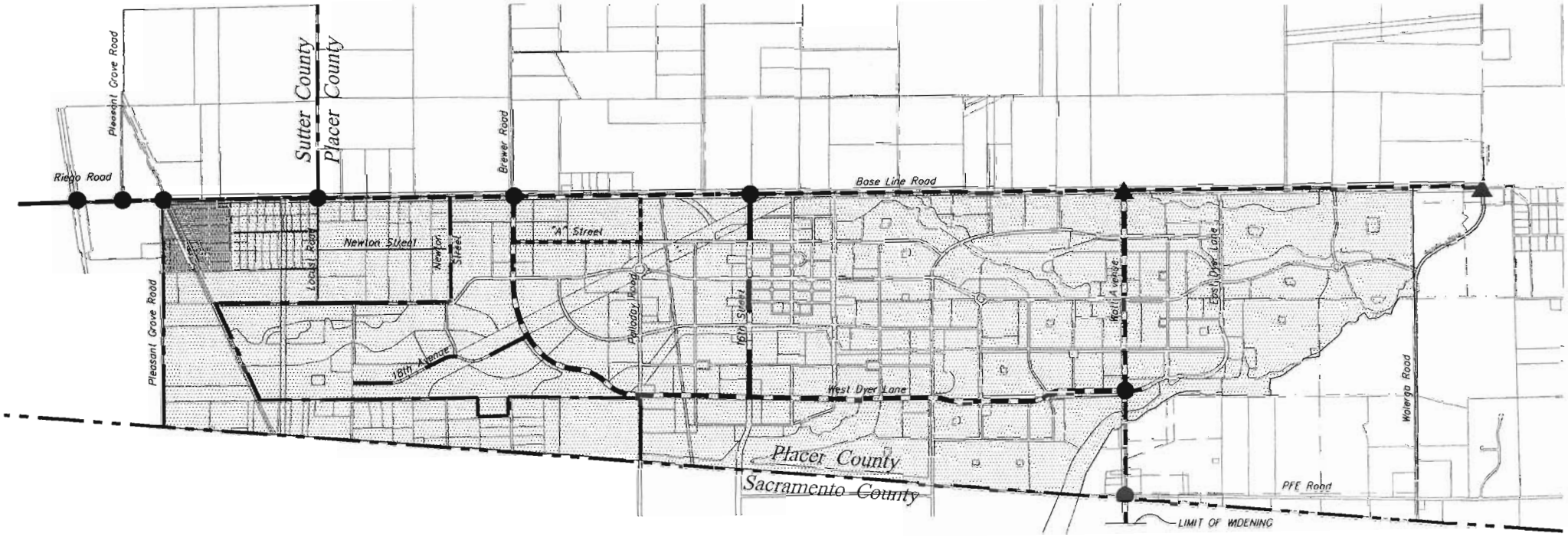
# EXHIBIT 3-5
# CORE BACKBONE INFRASTRUCTURE
# PLACER VINEYARDS SPECIFIC PLAN

Placer County, California

LEGEND:

- Modified Existing Signal
- Construct New Signal
- 4 Lane road widening or construction
- 2 Lane road construction
- Fire station access (2-12' lanes w/ 2' A.C. shoulders)
- Specific Plan Area
- SPA Boundary




MACKAY & SOMPS
CIVIL ENGINEERS, INC.
CIVIL ENGINEERING • LAND PLANNING • LAND SURVEYING
ROSEVILLE, CALIFORNIA

0 2000 4000 8000

SCALE: 1" = 4000'

CORE BACKBONE ROADWAY IMPROVEMENTS

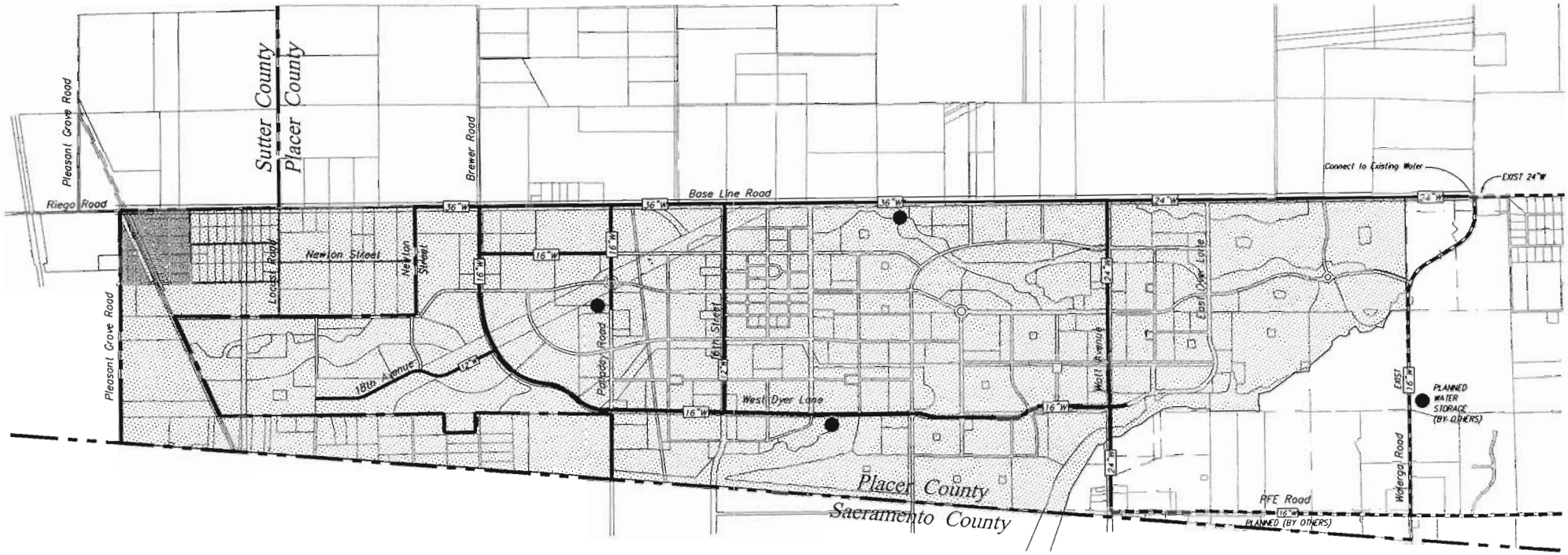
SHEET 1 OF 5

10-26-2006 11:00:57 drawley P:\18156\exhibits\dev-agreement\infrastructure\PVFP-mt_Rdway_Impr.dwg
[1] \\Mrvdata\Projects\18156\planning\exhibits\pv-base.dwg [2] P:\18156\exhibits\MS_EDAW-baseplan-July-06.dwg

# EXHIBIT 3-5
## CORE BACKBONE INFRASTRUCTURE
## PLACER VINEYARDS SPECIFIC PLAN
Placer County, California

LEGEND:

- 24"W — Potable Water Line
- 16"W — Water Line By Others (or Existing)
- Water Storage
- Specific Plan Area
- SPA Boundary




MACKAY & SOMPS
CIVIL ENGINEERS, INC.
CIVIL ENGINEERING • LAND PLANNING • LAND SURVEYING
ROSEVILLE, CALIFORNIA

0 2000 4000 8000
SCALE: 1" = 4000'

CORE BACKBONE WATER IMPROVEMENTS

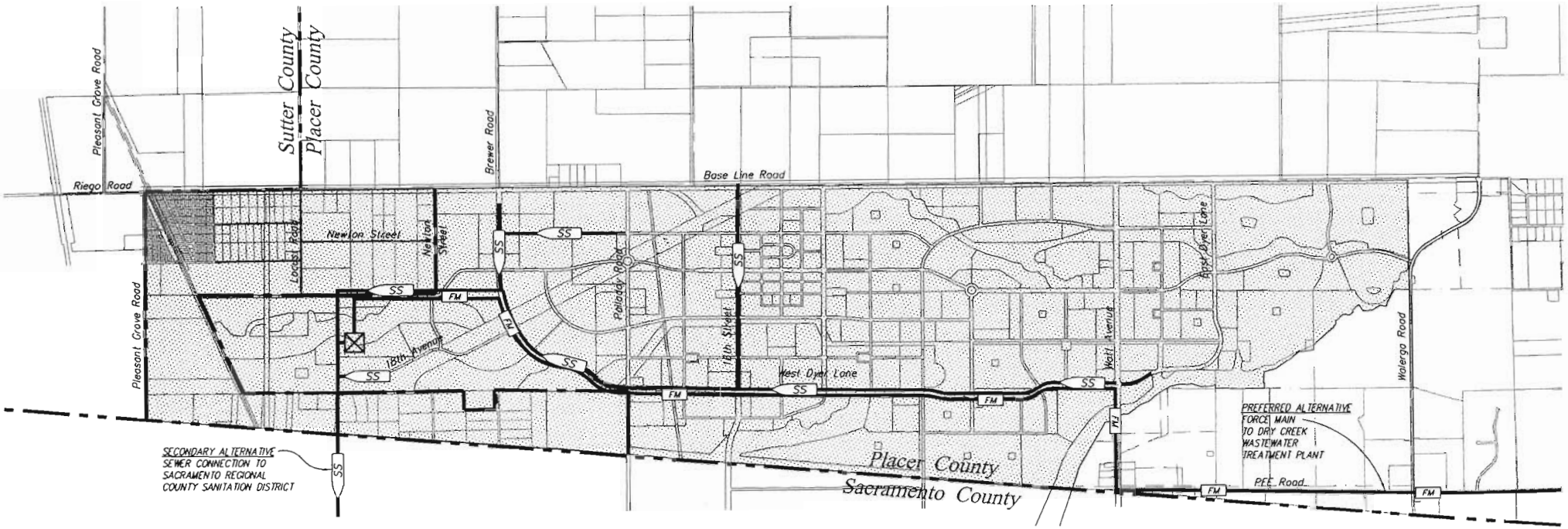
SHEET 2 OF 5

10-26-2006 11:02:39 drawley P:\18156\exhibits\dev-agreement\infrastructure\PVFP-Infl_Wat_Impr.dwg
(1) \\Msrvdata\Projects\18156\planning\exhibits\pv-base.dwg (2) P:\18156\exhibits\MS_CDAW-baseplan-July-06.dwg

# EXHIBIT 3-5
# CORE BACKBONE INFRASTRUCTURE
# PLACER VINEYARDS SPECIFIC PLAN
## Placer County, California

**LEGEND:**

- SS — Secondary Transmission Alternative
- FM — Preferred Transmission Alternative
- SS — Gravity Sewer
- Sewer Lift Station
- Specific Plan Area
- SPA Boundary




**MACKAY & SOMPS**
CIVIL ENGINEERS, INC.
CIVIL ENGINEERING • LAND PLANNING • LAND SURVEYING
ROSEVILLE, CALIFORNIA

0 2000 4000 8000
SCALE: 1" = 4000'

## CORE BACKBONE SEWER IMPROVEMENTS

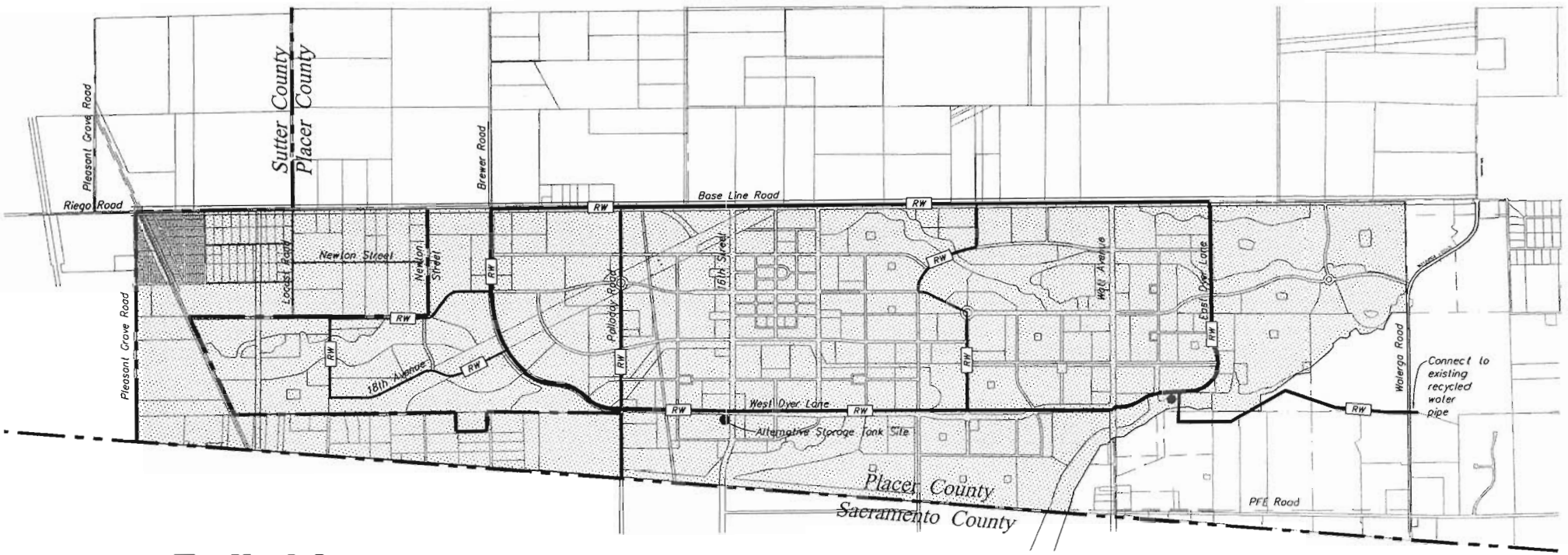


10-26-2006 11:04:15 drawley P:\18156\exhibits\dev-agreement\infrastructure\PVFP-Init_Sewer_Impr.dwg
(1) \\Murdoto\Projects\18156\planning\exhibits\pv-base.dwg (2) P:\18156\exhibits\MS_EDAW-baseplan-July-06.dwg

# EXHIBIT 3-5
# CORE BACKBONE INFRASTRUCTURE
# PLACER VINEYARDS SPECIFIC PLAN
## Placer County, California

**LEGEND:**

- RW — Recycled Water Line
- Recycled Water Storage And Booster Pump
- Specific Plan Area
- SPA Boundary




MACKAY & SOMPS
CIVIL ENGINEERS, INC.
CIVIL ENGINEERING • LAND PLANNING • LAND SURVEYING
ROSEVILLE, CALIFORNIA

0 2000 4000 8000
SCALE: 1" = 4000'

## CORE BACKBONE RECYCLED WATER IMPROVEMENTS

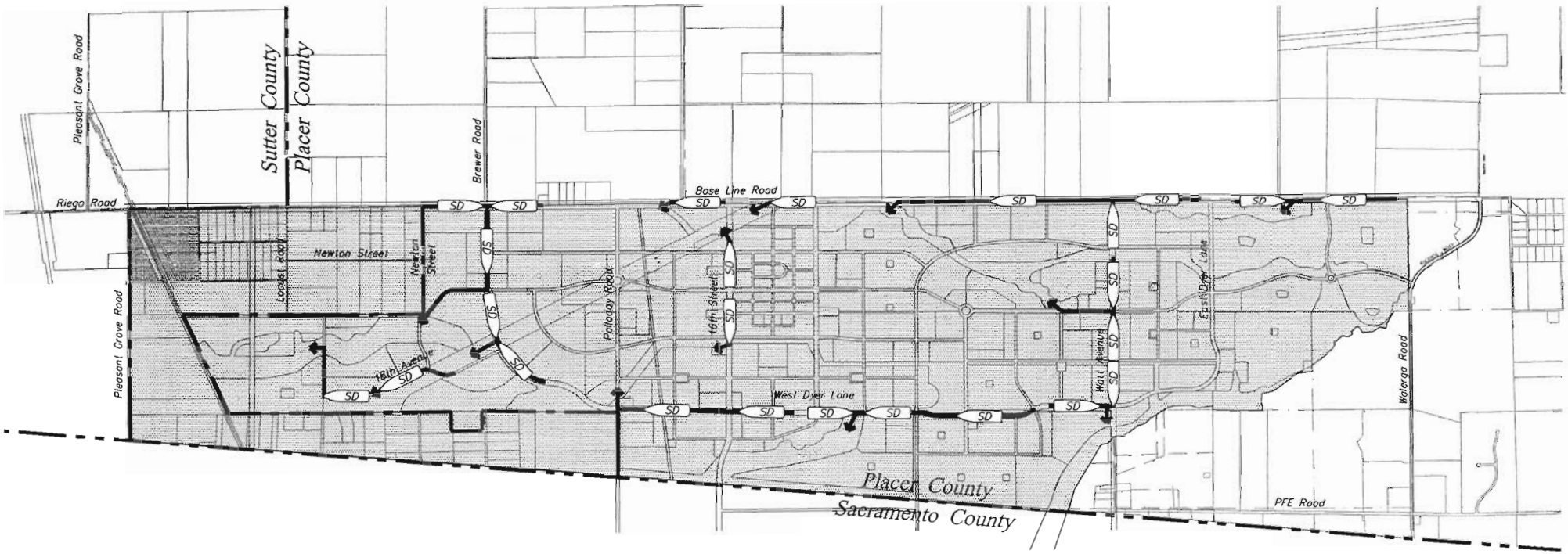
SHEET 4 OF 5

10-26-2006 11:06:12 drawley P:\18156\exhibits\dev-agreement\infrastructure\PVFP-Init_Redoim_Wat.dwg
(1) \\Mswdata\Projects\18156\planning\exhibits\pv-base.dwg (2) P:\18156\exhib.ts\WS_EDAW-baseplan-July-06.dwg

# EXHIBIT 3-5
# CORE BACKBONE INFRASTRUCTURE
# PLACER VINEYARDS SPECIFIC PLAN
## Placer County, California

LEGEND:

- SD — Storm Drain Pipeline
- Specific Plan Area
- SPA Boundary




MACKAY & SOMPS
CIVIL ENGINEERS, INC.
CIVIL ENGINEERING • LAND PLANNING • LAND SURVEYING
ROSEVILLE, CALIFORNIA

0 2000 4000 8000
SCALE: 1" = 4000'

## CORE BACKBONE STORM DRAINAGE IMPROVEMENTS

SHEET 5 OF 5

10-26-2006 11:07:32 dkowley P:\18156\exhibits\dev-agreement\infrastructure\PVP-Init_Drainage.dwg
[1] \\Wsrvdata\Images\18156\Images\WS-EDAW_021405_fade.dwg [2] \\Wsrvdata\Projects\18156\planning\exhibits\pv-base.dwg [3] P:\18156\exhibits\WS_EDAW-baseplan-July-06.dwg