



Santa Rosa Plateau/De Luz

The community character of the Santa Rosa Plateau is determined by the area's mountainous and rural environment, described earlier in connection with its setting. Predominantly large lots—ten acres or more in size makes this truly an expanse of rural living. This character is enhanced by its physical separation from surrounding lands, especially the more urban development in the lower part of the Temecula Valley. Homes here are typified by ranch style estates, many of which have an equestrian focus. Extensive citrus groves and avocado orchards complete the sense of quiet and remoteness so predominant here.

INCORPORATED CITIES

Temecula

Incorporated in 1989 and located in the southwestern corner of the Southwest planning area, Temecula encompasses Old Town Temecula, a historic western town dating from the 1890s. More recent development is characterized by planned residential developments, largely designed by the use of specific plans. As of 1999, the City encompassed 16,385 acres with an estimated population of 45,162 and 13,631 households. At that time the City's Sphere of Influence encompassed 15,889 acres, located mainly in the Antelope/French Valley.

Temecula's Sphere of Influence extends north along State Route 79 almost to the boundary of the Southwest planning area. Most of the sphere is characterized by suburban specific plans adopted in the early 1990s, allowing mainly residential uses and airport related business parks.

Murrieta

Incorporated in 1991 and located at the northern edge of the Southwest planning area, the City of Murrieta is a mixture of rural residential and equestrian estates interspersed with an array of planned residential developments. As of 1997, the City encompassed 16,987 acres with an estimated population of 38,978 and 12,513 households. As of 1999, Murrieta's Sphere of Influence encompassed 11,657 acres, primarily in the Antelope/French Valley.

As with Temecula, Murrieta's Sphere of Influence extends north between State Route 79 and the city limits all the way to the northerly boundary of the Southwest planning area. Murrieta's Sphere of Influence is predominantly rural in character with the potential for predominantly suburban and estate residential development.



A "sphere of influence" is the area outside of and adjacent to a city's border that the city has identified as a future logical extension of its jurisdiction. While the County of Riverside has land use authority over city sphere areas, development in these areas directly affects circulation, service provision, and community character within the cities.