

Revitalizing Retail Areas

- New retail patterns possible
- Housing will create demand for retail



"Big Box" Main Street





Sr. Housing over Retail

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Housing Options



- What types of housing?
- "For sale" options:
 - Small lot single family
 - Townhomes

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More Housing Options

- Detached town homes
- Mixed use/attached town homes


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Live-work



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Mixed Use = transit and pedestrian friendly



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LAND USE MENU
Land Use Types

		RESIDENTIAL BUILDING TYPES				
1	Basic Residential		2	1	–	Basic residential includes one single lot residential (1 unit per lot)
2	Single Lot Single Attached		1	4	–	Attached single lot residential lots in the U.S. 1/4 acre (1/2 acre minimum) and front, side and rear setbacks
3	Medium Lot Single Attached Residential		2	6	–	Attached single lot residential lots of 1/2 to 1/3 acre, minimum setbacks of 10' front, 5' side and rear setbacks
4	Small Lot Single Family Residential		2	12	–	Small lot residential lots (1/3 to 1/4 acre) in 1/2 acre lots and front, side and rear setbacks
5-10	Multi-Family (Various)		2	16	–	Multi-family in medium to high density residential areas with 10' front, 5' side and rear setbacks, and surface parking in the front
11-15	Low-Rise Apartments (Various)		2	24	–	Low-rise apartment units with structured parking (e.g. multi-level)
16-20	Mid-Rise Apartments (Various)		3	36	–	Mid-rise apartment buildings with structured parking, multi-level, and surface parking in the front
21-25	High-Rise Apartments (Various)		4	48	–	High-rise apartment buildings with structured parking, multi-level, and surface parking in the front
26-30	Other Residential (Various)		10	108	–	Other residential buildings (e.g., townhomes, duplexes, etc.)

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