







MIXED USE



PEDESTRIAN SCALE RETAIL | MIXED USE BUILDINGS COMMUNITY SPACES | NEIGHBORHOOD BUSINESS LOCAL GROCERY | FRESH FRUITS & VEGETABLES FARMERS MARKETS | FOOD TRUCKS

MEDIUM DENSITY



A VARIETY OF STYLES OF HOUSING PRODUCTS
PEDESTRIAN ORIENTED STREETS W/SHADE TREES
PARK SPACES WITHIN A 15 MINUTE WALK
FRONT PORCH | OWNERSHIP AND RENTAL

HIGH DENSITY



APARTMENTS W/ SURFACE PARKING
THREE TO FOUR STORY
CONNECTED GREEN SPACE & COMMUNITY AMENITIES

SINGLE FAMILY



STREET ORIENTED HOMES | FRONT PORCHES
RECESSED OR ALLEY LOADED GARAGES
WIDE TRAILS & SIDEWALKS THROUGHOUT THE
NEIGHBORHOOD | SMALL PUBLIC SQUARES ACT AS
NEIGHBORHOOD CENTERS



59 FOOT ROW RESIDENTIAL STREET
10' SETBACK FROM SIDEWALK TO FRONT PORCH

OCAL STREET | 53' ROW



53' ROW WITH 15' SETBACK TO FRONT PORCH FROM BACK OF SIDEWALK



24' ALLEY W/ 4' PLANTING BOTH SIDES GARAGE SETBACK VARIES MAX 25'



