

2021 Building Permits Issued for New Residential Units in Low Density Neighborhoods

Zoning Districts that Implement Low Density Neighborhood	Single Family Residence	Accessory Dwelling Unit	Duplex	Triplex	Fourplex	Other	TOTAL
R 1/5 Residential, 1 unit/5 acres	1	0	0	0	0	0	1
RLI Residential Low Impact	2	0	0	0	0	0	2
R4 Residential, 4 units/acre	2	0	0	0	0	0	2
R4CB Residential, 4 units/acre, Chambers Basin	0	0	0	0	0	0	0
R 4-8 Residential, 4-8 units/acre	27	5	0	0	0	0	32
R 6-12 Residential, 6-12 units/acre	54	2	0	0	0	0	56
TOTAL	86	7	0	0	0	0	93

Excerpts From Comprehensive Plan:

Low-Density Neighborhoods. This designation provides for low-density residential development, primarily single-family detached housing and low-rise multi-family housing, in densities ranging from twelve units per acre to one unit per five acres depending on environmental sensitivity of the area. Where environmental constraints are significant, to achieve minimum densities extraordinary clustering may be allowed when combined with environmental protection. Barring environmental constraints, densities of at least four units per acre should be achieved. Supportive land uses and other types of housing, including accessory dwelling units, townhomes and small apartment buildings, may be permitted. Specific zoning and densities are to be based on the unique characteristics of each area with special attention to stormwater drainage and aquatic habitat. Medium Density Neighborhood Centers are allowed within Low Density Neighborhoods. Clustered development to provide future urbanization opportunities will be required where urban utilities are not readily available.

FUTURE LAND USE DESIGNATION	PRIMARY USE ¹	RESIDENTIAL DENSITY ²	BUILDING HEIGHTS ³	ESTIMATED ACREAGE ⁴	PERCENTAGE OF UGA ⁵
Low-Density Neighborhoods (LDN)	Single-family Residential	Up to 12 units per acre	2 to 3 stories	11,495 ac.	68%

¹Primary Use is the anticipated use of the majority of building floor area in each category. Substantial other uses are likely.