Sub-Area 3

NEW DEVELOPMENT AND GROWTH

POTENTIAL BUILDING TYPES AND AMENITIES

SMALL LOT RESIDENTIAL
- Consists of small lot single family detached homes, townhomes, and rowhouses
- Typically 1-2 story buildings

MEDIUM LOT RESIDENTIAL
- Detached single family homes on medium-sized lots
- Typically 1-2 story buildings

MIXED-USE
- Integrates residential development such as apartments and townhomes with retail and office in a walkable environment
- Typically 3-5 story buildings

STUDENT HOUSING
- Housing for UNT students, may include other student-oriented amenities
- Typically 2-5 story buildings

APARTMENT LIVING
- Apartment living consists of low to medium density apartments
- Generally one to three bedroom units
- Typically 2-4 story buildings

RETAIL
- Neighborhood serving retail, including restaurants, entertainment, grocery, and shopping
- Typically 1-2 story buildings

OFFICE
- Includes professional and medical offices
- Typically 1-3 story buildings

CIVIC
- Includes uses such as government offices, libraries, recreation centers, daycare and schools, places of worship, police and fire stations

PARKS/OPEN SPACE
- Includes a wide variety of open space amenities, such as parks, playgrounds, walking and biking trails, community gardens, squares and plazas, and natural areas