

November 8, 2023

| Proposed Land Use Plan |                       | Proposed Zoning |                           |                      |                  |          | Orientation/<br>Character |                    |
|------------------------|-----------------------|-----------------|---------------------------|----------------------|------------------|----------|---------------------------|--------------------|
| Designation            | Density Range (du/ac) | Zone            | S.F. of Lot Area per Unit | Max. Density (du/ac) | Max. Height (ft) | Max. FAR |                           |                    |
| Residential            | High                  | 45-73           | RM-3-9                    | 600                  | 73               | 60       | 2.7                       | Limited Commercial |
|                        | Very High             | 74-109          | RM-4-10                   | 400                  | 109              | ---      | 3.6                       | Limited Commercial |
|                        | Very High             | 110-218         | RM-4-11                   | 200                  | 218              | ---      | 7.2                       | Limited Commercial |
| Commercial             | Community Commercial  | 0-73            | CC-3-8                    | 600                  | 73               | 100      | 4.5 <sup>(1)</sup>        | Pedestrian         |
|                        | Community Commercial  | 0-218           | CC-3-10                   | 200                  | 218              | ---      | 7.5 <sup>(1)</sup>        | Pedestrian         |
|                        | Community Commercial  | 0-290           | CC-3-11                   | 150                  | 290              | ---      | 8.0 <sup>(1)</sup>        | Pedestrian         |

<sup>(1)</sup> This represents the maximum FAR, including the mixed-use FAR bonus