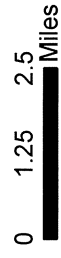
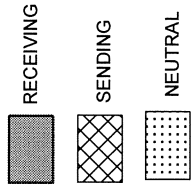
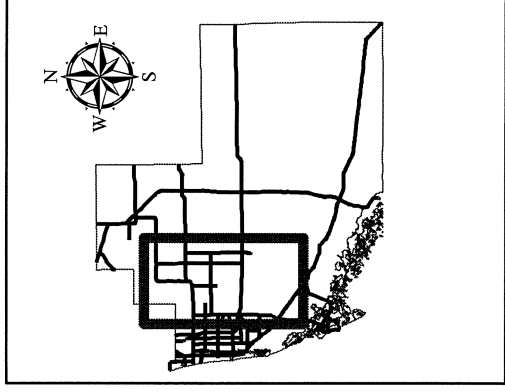
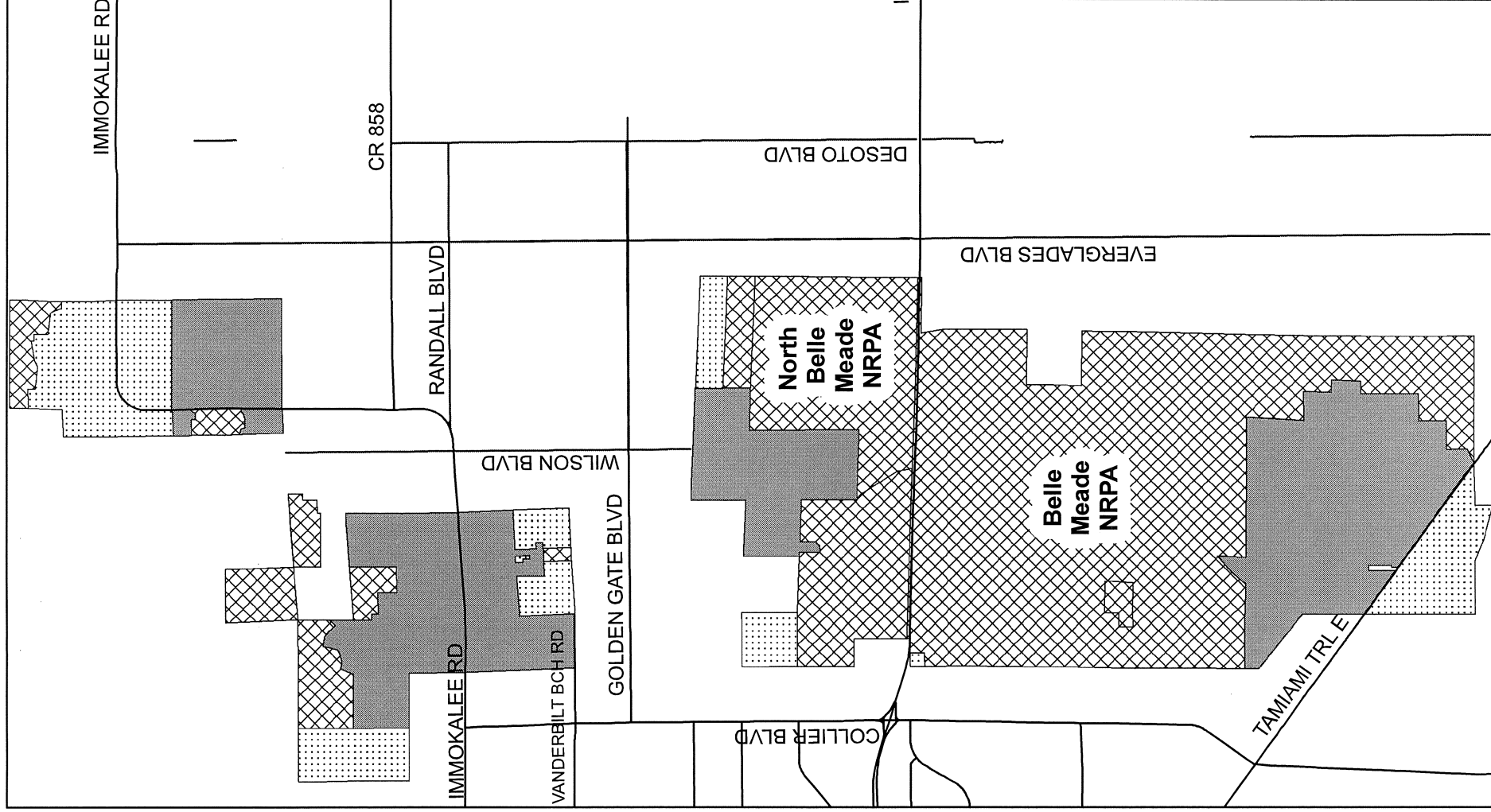


## Rural Fringe Mixed-Use District Allowed Development Patterns

Typical Characteristics	Neutral and Receiving RFMUD Base Rights	Receiving RFMUD Clustering	Receiving RFMUD Village
Size	Minimum 5 acres	Minimum 40 acres	300-2,500 acres
Residential Gross Density	1 unit per 5 acres	1 UPA	2-3 UPA
Land Use*	<ul style="list-style-type: none"> <li>• Ag</li> <li>• Single and Multi Family</li> <li>• Staff housing</li> <li>• Family Care Facilities</li> <li>• Farm labor housing</li> <li>• Sporting and Recreation camps</li> <li>• Essential Services</li> <li>• Golf Courses</li> </ul>	<ul style="list-style-type: none"> <li>• Ag</li> <li>• Single and Multi Family</li> <li>• Staff housing</li> <li>• Family Care Facilities</li> <li>• Farm labor housing</li> <li>• Sporting and Recreation camps</li> <li>• Essential Services</li> <li>• Golf Courses</li> </ul>	<ul style="list-style-type: none"> <li>• <b>Diversity of SF and MF with a minimum of 2 neighborhoods</b></li> <li>• Neighborhood Center max 10 acres, 8,500 SF leasable floor area/ac</li> <li>• <b>Village Center max 10% total village area, 10,000 SF leasable floor area/ac</b></li> <li>• Research &amp; Technology park max 4% total village acreage</li> <li>• <b>Civic and public parks min 10% total village acreage</b></li> </ul>
Recreation and Open Space	<ul style="list-style-type: none"> <li>• N/A</li> </ul>	<ul style="list-style-type: none"> <li>• Min 70% of gross acres</li> </ul>	<ul style="list-style-type: none"> <li>• 40% open space</li> <li>• Green belt 300' average width</li> </ul>
Transportation	<ul style="list-style-type: none"> <li>• N/A</li> </ul>	<ul style="list-style-type: none"> <li>• N/A</li> </ul>	<ul style="list-style-type: none"> <li>• Formal grid design</li> <li>• Pedestrian paths and bikeways for access and connectivity</li> </ul>

Land uses in **bold are required**, other uses are allowed but not required

# RURAL FRINGE MIXED USE DISTRICT



GIS MAPPING BY TMN YANG A/C/P  
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FILE: P:\DC\GIS\ANALYSIS\DISTRICT\RURALFRINGEMIXEDDISTRICT.LXD

