

Objectives

- Encourage development patterns that mix uses horizontally and vertically for active streetscapes (BRP p.65).
- Encourage establishment of life-cycle or multi-generational neighborhoods with a variety of building types that allow residents to trade-up or downsize their homes.
- Implement the BRP mixed-use development vision.

RELEVANT LOCATIONS

- [TOWN & VILLAGE CENTERS](#)
- [REGIONAL CIRCULATION CORRIDORS](#)

Measures

1. **Building Types.** Plan the broadest range of building types within Centers. Include a minimum of four building types in every major project.
2. **Mixed-use Neighborhood Center.** Design or locate project such that 50% of its dwelling units are within a ¼ mile walk distance of a minimum of four diverse uses. For projects with no dwellings, 50% of dwelling units within ¼ mile of the project boundary must be within a ¼ mile walk distance of four diverse uses, including at least one food retail store. *See Sample Building Types for illustrations of potential building types: Single Family House, Accessory Dwelling Unit, Cottage, Duplex, Apartment House, Courtyard Apartment, Rowhouse, Mixed-Use Building, Corner Store, Small Market/Gas Station, Park-Under Building, and the Large-Footprint Building.*
3. **Setbacks and Height.** See Sample Building Types for illustrations of setbacks and height on a variety of building types: Single Family House, Accessory Dwelling Unit, Cottage, Duplex, Apartment House, Courtyard Apartment, Rowhouse, Mixed-Use Building, Corner Store, Small Market/Gas Station, Park-Under Building, and the Large-Footprint Building.

Design Reference

- [Sample Building Types](#)