

Brentwood/ Highland Neighborhood Planning Area Draft - Future Land Use Map



A comprehensive plan shall not constitute zoning regulations or establish zoning district boundaries.

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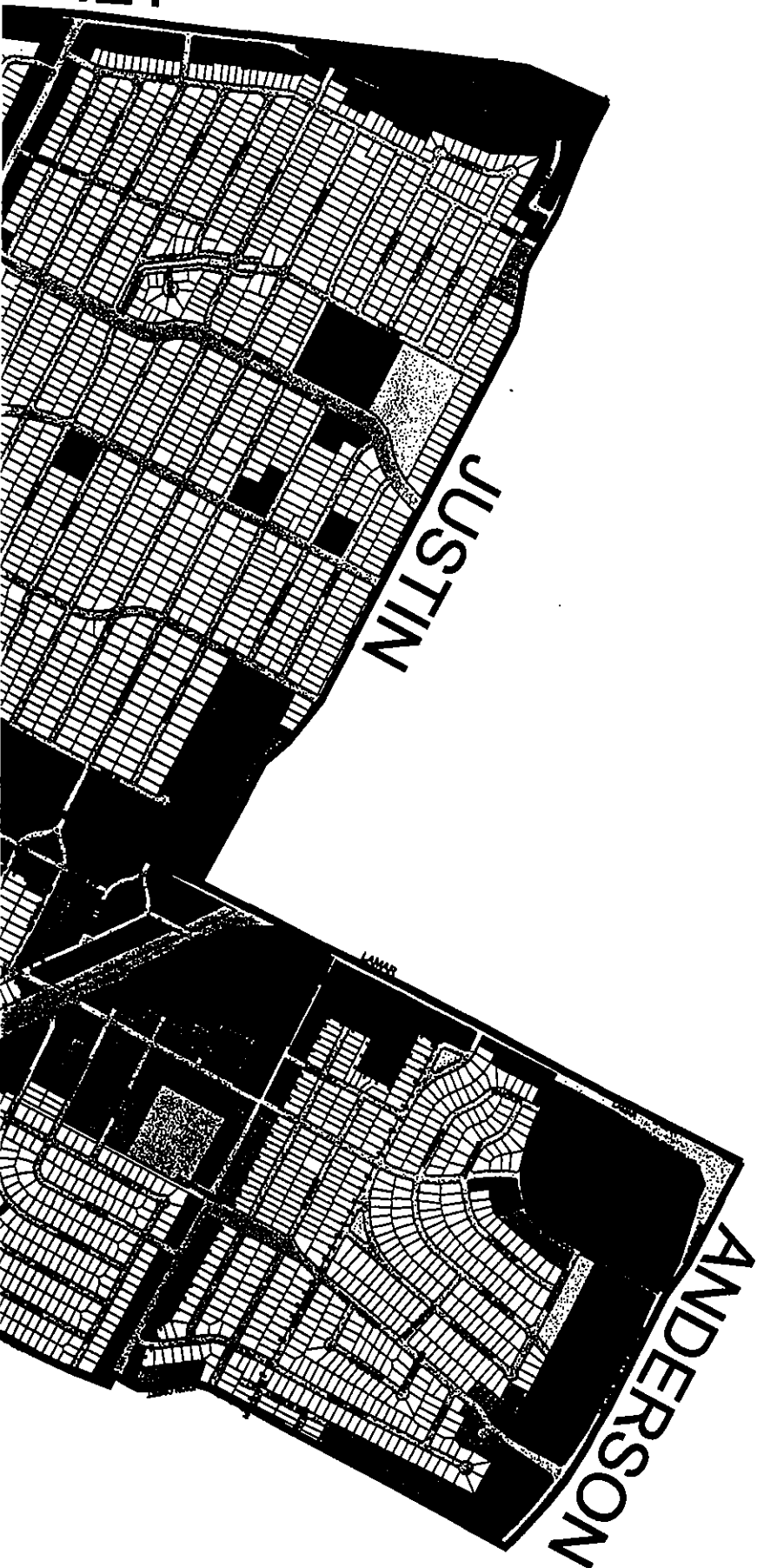
Please see the Brentwood/Highland Neighborhood Plan document for more detailed description of the vision and future land use for areas within the neighborhood.

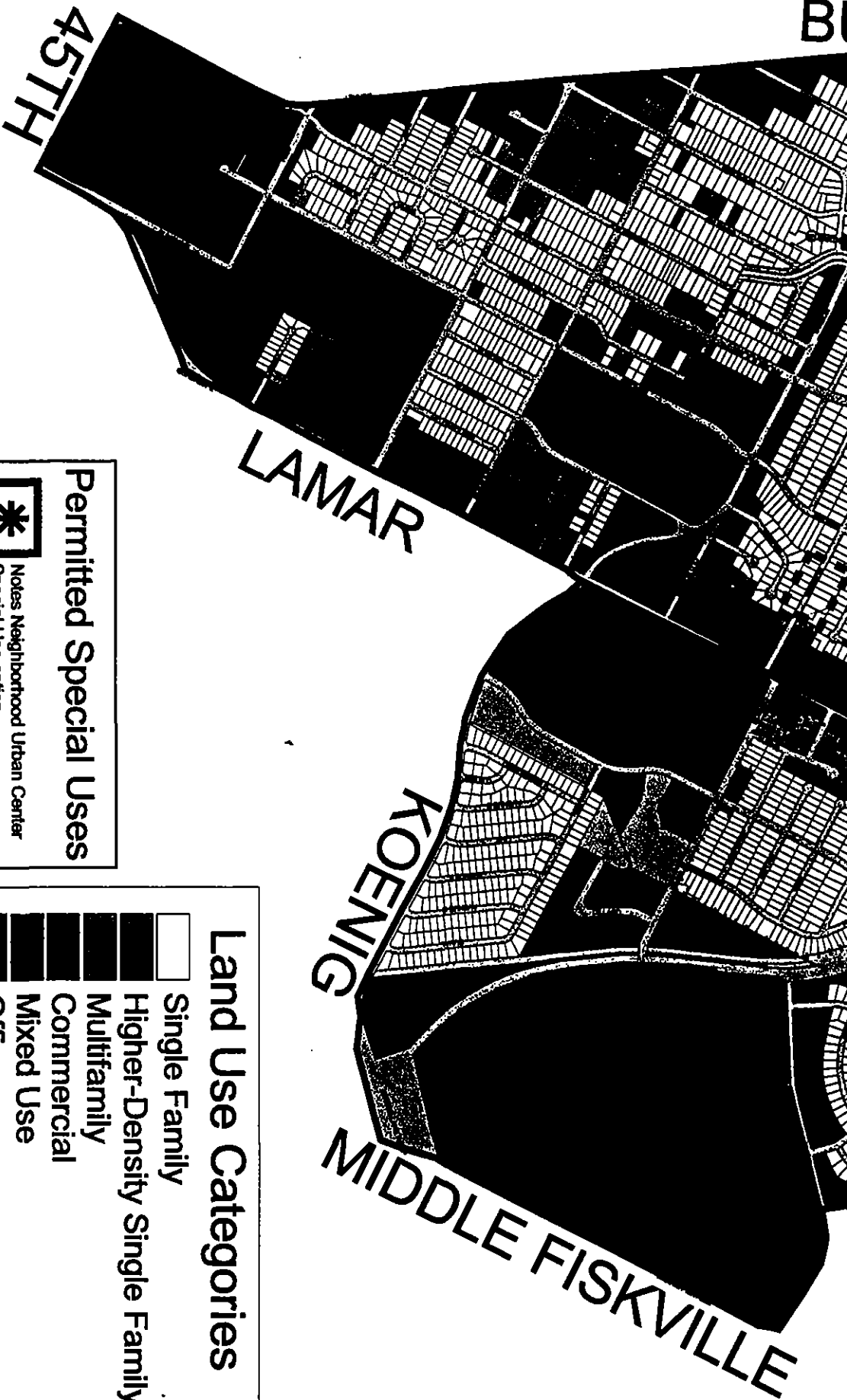
Please note that this map is only a DRAFT and is subject to change.

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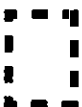
JUSTIN

ANDERSON
















Permitted Special Uses

-  Notes Neighborhood Urban Center Special Use option
-  Notes Mixed Use Building Special Use option
-  Notes sub-district permitting Cottage Lot Special Use option
-  Notes sub-district permitting Urban Home Special Use option

Land Use Categories

-  Single Family
-  Higher-Density Single Family
-  Multifamily
-  Commercial
-  Mixed Use
-  Office
-  Mixed Use/ Office
-  Civic
-  Recreation & Open Space
-  Transportation
-  Utilities

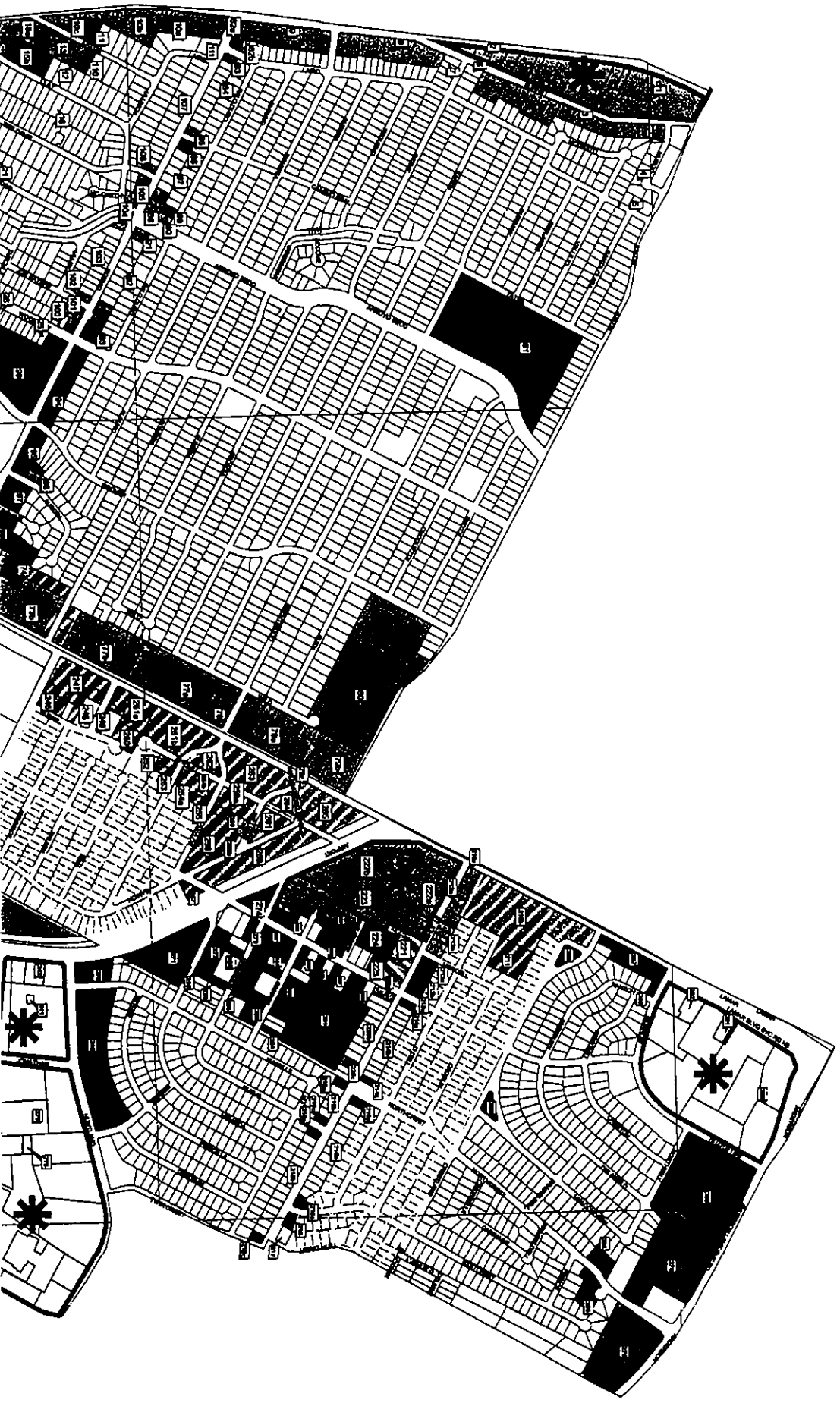
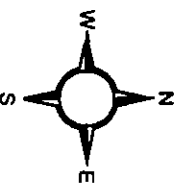


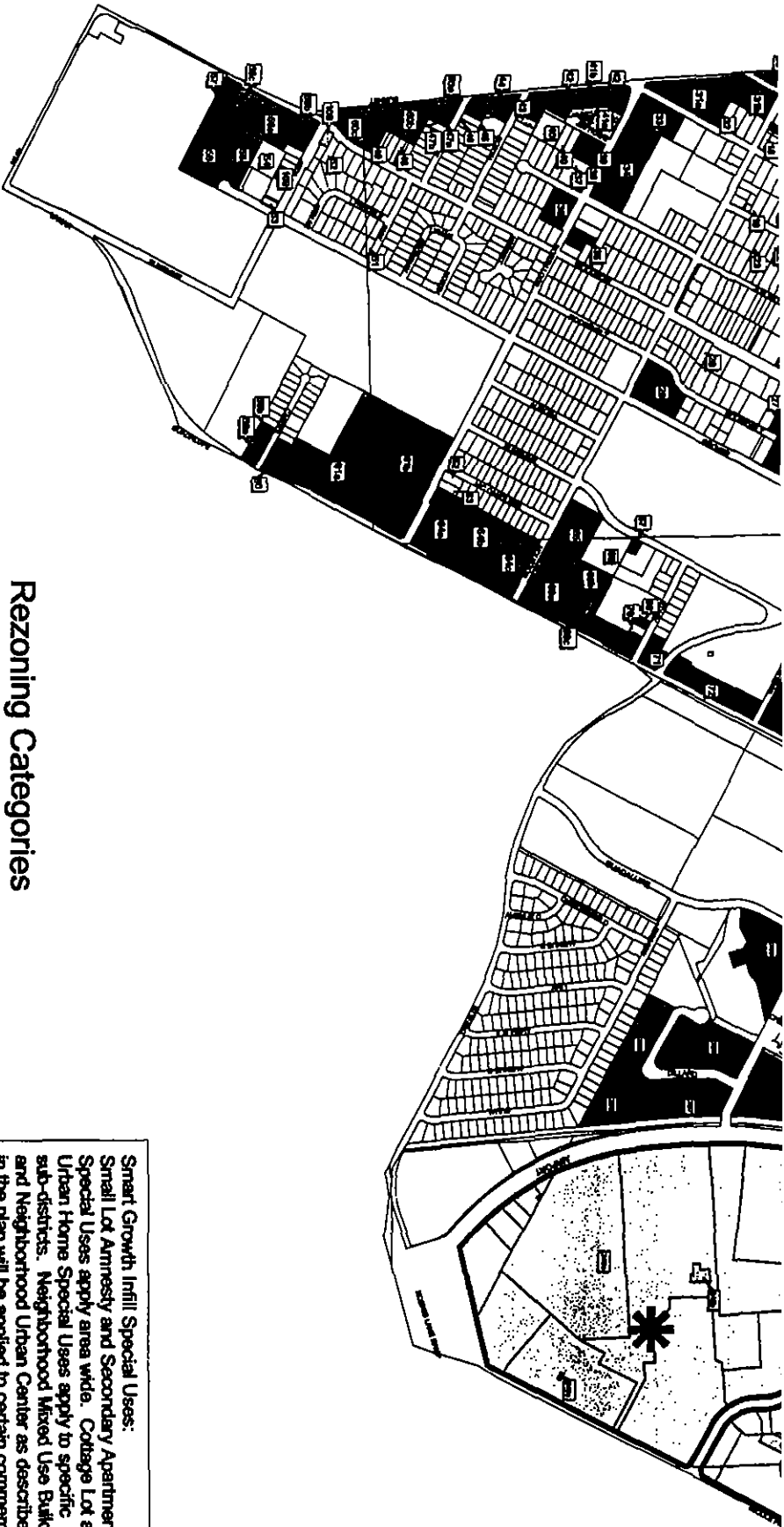
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






Brentwood - Highland Neighborhood Planning Areas DRAFT - Tracts recommended for rezonings

Please note that this is a draft and any recommendation is subject to change.





Rezoning Categories

	CS-NP		LR-MU-NP
	CS-1-MU-NP		LR-MU-CO-NP
	CS-1-MU-CO-NP		MF-2-NP
	CS-CO-NP		MF-3-NP
	CS-MU-NP		MF-4-NP
	CS-MU-CO-NP		NO-MU-NP
	GR-CO-NP		P-NP
	GR-MU-NP		SF-3-NP
	GR-MU-CO-NP		SF-6-NP
	LO-MU-NP		GO-MU-CO-NP
	LO-MU-CO-NP		MF-2-CO-NP
	LR-CO-NP		SF-6-CO-NP

☐ No rezoning at this time

Smart Growth Infill Special Uses:

Small Lot Amnesty and Secondary Apartment Special Uses apply area wide. Cottage Lot and Urban Home Special Uses apply to specific sub-districts. Neighborhood Mixed Use Building and Neighborhood Urban Center as described in the plan will be applied to certain commercial properties.

Neighborhood Plan Design Tools may also apply to certain properties.

Mixed Use Building Special Use

☒ Neighborhood Urban Center

Special Use

☐ Sub-districts

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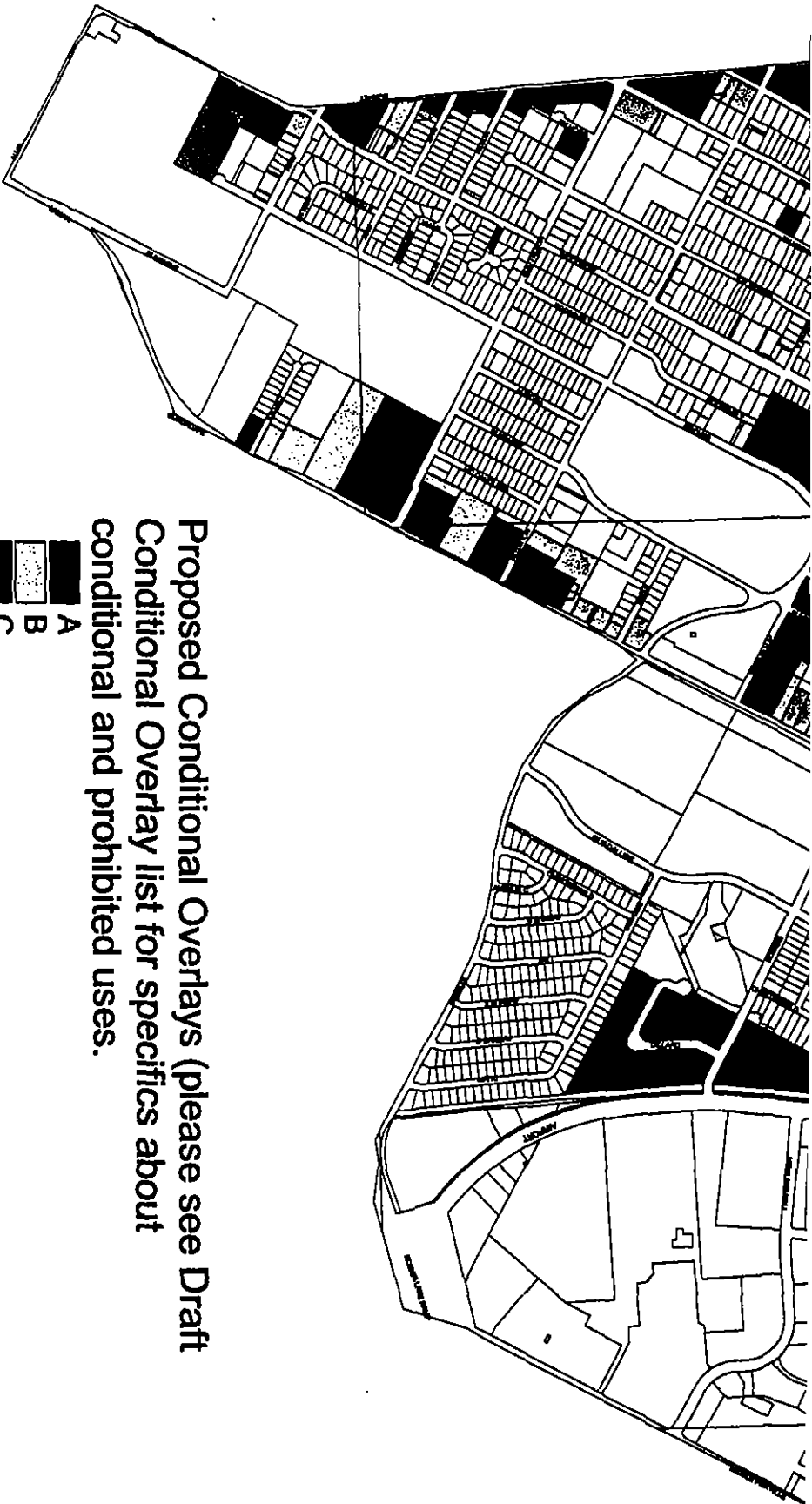


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Brentwood/Highland Neighborhood Planning Area DRAFT - Proposed Conditional Overlays

Please note that this is a DRAFT and any recommendation is subject to change.





Proposed Conditional Overlays (please see Draft
Conditional Overlay list for specifics about
conditional and prohibited uses.



No proposed Conditional Overlay
for this property at this time.

Please note: Existing Conditional overlays
may remain on certain properties.

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