

[ADLER RES1] R2A FAR and IC

For consideration on 3rd Reading, propose appropriate text and/or map revisions to achieve the following objectives:

- Lots within new residential house-scale subdivisions (of 10 lots or more) in undeveloped (i.e., greenfield) areas outside of Activity Centers and Transition Areas should be allowed a base standard FAR of at least .6 and a maximum allowable impervious cover of 45%. Currently proposed requirements including Drainage, Water Quality, Parkland Dedication, etc should continue to apply.

~~For parcels mapped Residential 2A (R2A) that are not wholly or partially located in the Urban Core, within Activity Centers, along Activity Corridors, or within Transition Areas (as defined in the amended IACP Growth Concept Map), the Base Standard for FAR and Size Maximum should be .75, and the maximum allowable impervious cover 45% for one unit.~~