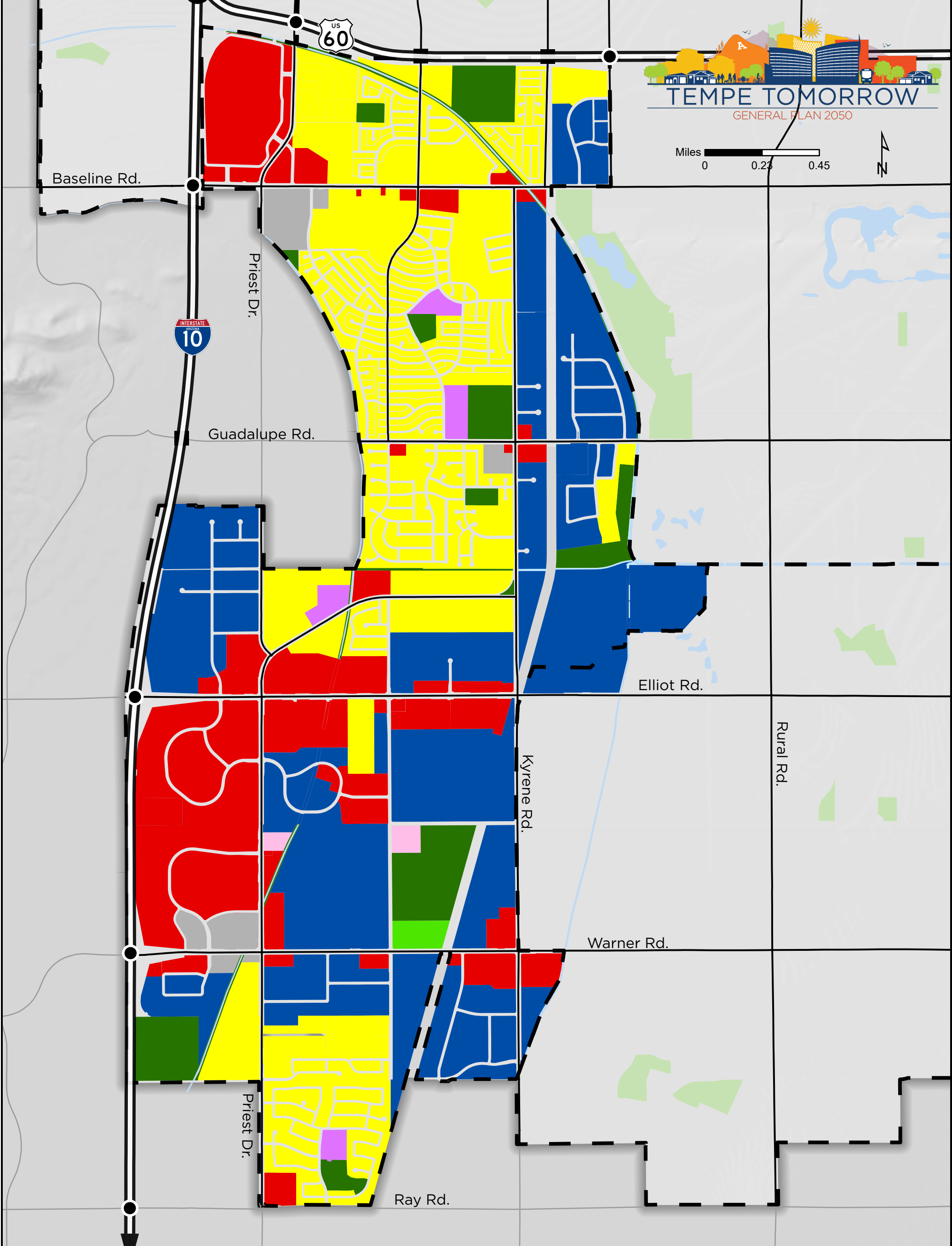











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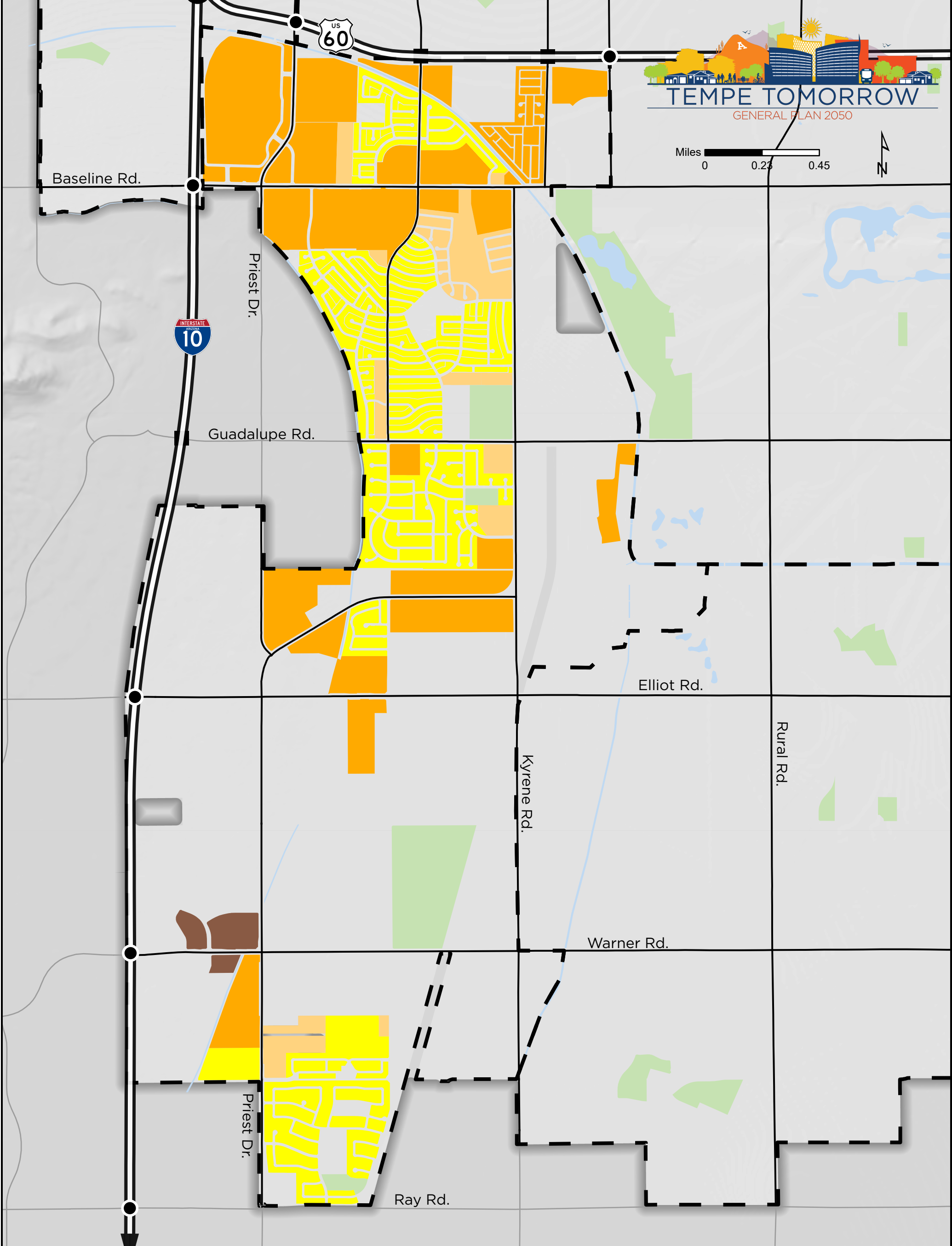
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SOUTHWEST TEMPE CHARACTER AREA

Current Land Use, General Plan 2040

- | | | |
|--|---|--|
|  Residential |  Industrial |  Water |
|  Commercial |  Civic |  Public Recreation / Cultural |
|  Mixed Use |  Educational |  Public Open Space |

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SOUTHWEST TEMPE CHARACTER AREA

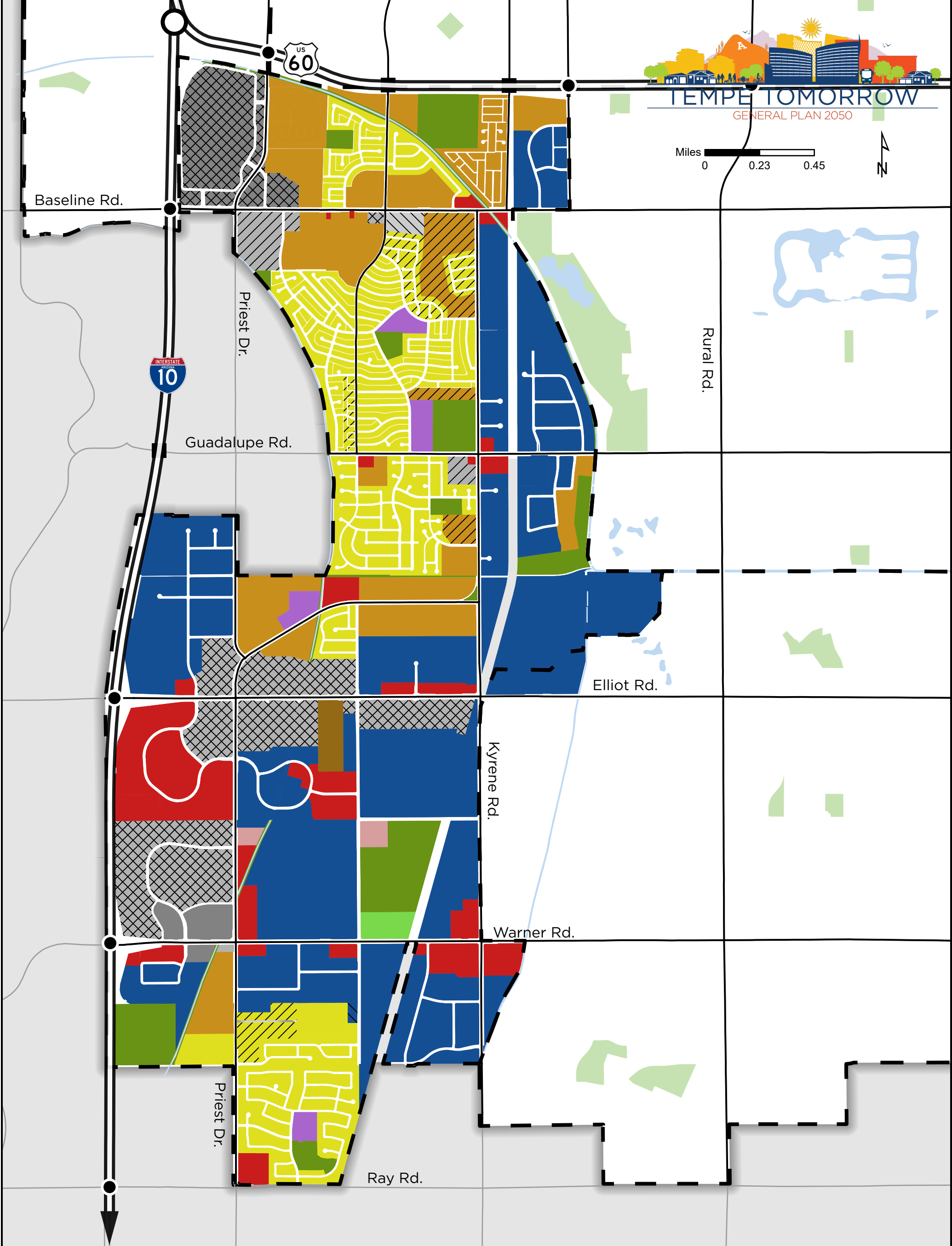
Current Residential Density, General Plan 2040

- Low to Moderate Density (up to 9 du/ac)
- Medium Density (up to 15 du/ac)
- Medium to High Density (up to 25 du/ac)
- High Density (up to 65 du/ac)



TEMPE TOMORROW
GENERAL PLAN 2050

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SOUTHWEST TEMPE CHARACTER AREA

Proposed Land Use and Residential Density, General Plan 2050

- | | | | | | | | |
|--|--|--|---|--|------------------------------------|--|----------------------------|
| | Proposed Land Use Changes from General Plan 2040 | | Single-Family Traditional, up to 9 du/ac | | Mixed-Use Moderate, up to 45 du/ac | | Education |
| | Proposed Density Changes from General Plan 2040 | | Multi-Family Low-Moderate, up to 25 du/ac | | Mixed-Use High, up to 65 du/ac | | Public Open Space |
| | Proposed Land Use and Density Changes from General Plan 2040 | | Commercial, Refer to existing Zoning District | | Industrial | | Public Recreation/Cultural |
| | | | Mixed-Use Low-Moderate, up to 25 du/ac | | Civic | | |

Land Use Designation	Description
Residential	
Cultural Resource	Residential area of cultural significance. Density limited to that allowed by zoning in 2003
Single-Family - Large Lot (<3 du/acre*)	Large lots for agriculture or ample open area. Size allows for casitas, recreation, etc.
Single-Family - Traditional (<9 du/acre*)	Typical, detached or sometimes attached single-family homes.
Multi-Family - Low-Moderate (<25 du/acre*)	Attached, multi-family either attached or stacked as part of a community. Share common areas.
Multi-Family - Moderate (<45 du/acre*)	Multi-story, multi-family residential. Accessible to nearby open space, transit and other amenities.
Mixed-Use	
Low-Moderate (<25 du/acre*)	Land for a combination of residential and commercial uses. Density limited to foster appropriate-scaled neighborhood scale activity.
Moderate (<45 du/acre*)	Land for a combination of residential and commercial uses. Density limited to foster neighborhood scale activity.
High (<65 du/acre*)	Land for a combination of residential and commercial uses. Density limited to facilitate "village" or activity hub.
Urban (no density cap*)	Land for a combination of residential and commercial uses. Density unlimited, reserved for urban core areas and activity hub.
Industrial - Low (<25 du/acre*)	Land for a combination of residential, commercial and light industrial uses.
Industrial - Moderate (<45 du/acre*)	Land for a combination of residential, commercial and light industrial uses.
Industrial	Industrial uses such as research, manufacturing, and distribution. Office spaces also found here.
Commercial	Retail, services and medical uses.
Civic	Reflective of a land's use for municipal services as well as quasi-public or non-profit services.
Educational	Public primary, secondary or graduate education.
Open Space	Land publicly accessible and used for recreation, observation, social gatherings and/or preservation.
Recreational/Cultural	Used for passive or active recreation or cultural activities, with infrastructure on site.

*du/acre = Dwelling Units per Acre