The developed area of the community is clustered in small villages.

New development increases the housing density to better utilize the land.

The existing development was all single family residential and the density could only be increased by infill, which is limited due to lot ownership, etc.

New development provides a mix housing types: single family (small and large lots), multi-family (Townhouses and Duplexes)

New development must use materials that are approved to be non-toxic.

An existing community wide crime prevention program is already in place and will be expanded to accommodate the areas of new development.

Compact configuration that increases density while preserving a high quality of life

Promote mixed housing - Socially and Economically

Use materials that are non-toxic

Encourage social tolerance and crime prevention through education and design