

## 5. Planning Area 5

### a. Descriptive Summary

Planning Area 5, as illustrated in Figure V-5, consists of about 4.1 acres to be devoted to a Village Commons / park. The intent is to encourage the siting of prominent civic / public services such as library, community hall, fire or law enforcement buildings in a manner which complements and provides a public focus for the Village Green / park open space element, which will be one acre minimum.

### b. Land Use and Development Standards

Please refer to Ordinance No. 348 \_\_\_\_\_ (See SP Ordinance Tab).

### c. Planning Standards

- (1) Primary access to Planning Area 5 will be provided from a Township District Primary Street. Secondary access will be provided from the Village Loop road the north, and the Loop Connector from the south.
- (2) Pedestrian / bicycle access to Planning Area 5 will be provided from the Central Paseo / Recreational Corridor.
- (3) Township District Primary Streetscape as illustrated in Figure V-12.
- (4) Central Paseo Section as illustrated in Figure IV-8.
- (5) Loop Connector Streetscape as illustrated in Figure VI-10.
- (6) Civic structures may enclose the Village Green public space on three-sides, in a typical "Town Square" layout, opening onto the Central Paseo / Recreational Corridor.
- (7) Refer to Design Standards / Guidelines VI for further land use standards, architectural and landscape guidelines.

# Planning Area 5 Village Green Figure V-5

