

Table NDC - 1			
Land Use Designations: Density, Intensity, and Implementing Zoning Districts			
Land Use Designation	Residential Density (Maximum Dwelling Units Per Acre)	Intensity (Maximum Floor Area Ratio)	Implementing Zoning Districts
Residential			
Low Density (LD)			
Standard	Up to 5	---	Preferred: R-1, RL, PRD Compatible: A, RR, CF, OS, OSR
Medium Density (MD)			
Standard	5-12	---	Preferred: RM, PRD
Revitalization/Incentive	12-24		Compatible: A, RR, R-1, RL, CF, OS, OSR
Mixed-Use			
Commercial Core (CC)			
Standard	12-30	2.5	Preferred: CBD
East of Intracoastal Waterway	12		Compatible: CF, OS, OSR
Revitalization/Incentive	30-100		
General Commercial (GC)			
Standard	12	3.0	Preferred: GC, AC, PC, POC, POD
Revitalization/Incentive	12-30		Compatible: A, NC, SAD CF, OS, OSR
Congress Avenue Mixed Use (CMU)			
Standard	Up to 40	2.5	Preferred: MROC
Revitalization/Incentive	50		Compatible: SAD, CF
Historic Mixed Use (HMU)			
Standard	10	1.0	Preferred: OSSHAD Compatible: CF
Transitional (TRN)			
Standard	5-12	1.0	Preferred: PRD, NC, RO
Revitalization/Incentive	12-24		Compatible: POC, POD, SAD,CF, OS, OSR, A, R-1, MH, RL, RM
Industrial			
Industrial (IND)			
Standard	---	0.60	Preferred: I, LI, Compatible: A, CF
Commerce (CMR)			
Standard	---	0.60	Preferred: MIC, LI, PCC, Also Compatible: A, CF, SAD
Revitalization/Incentive	24		
Open Space			
Open Space (OS)			
Standard	---	0.10	Preferred: OSR, OS Compatible: CF, A*, RR, R-1, MH*, RL*, RM*, PRD* *See Policy NDC 1.5.4
Conservation (CON)			
Standard	---	0.01	Preferred: CD Compatible: OS
Community Facility			
Community Facilities (CF)			
Standard	---	1.0	Preferred: CF Compatible: OS, OSR