

Corridor Character Areas

1

Sweetwater Character Area –

Description –

- intensive activity center
- 4 story development
- Preserve and buffer existing single family
- Safe routes to school
- Trail connectivity to parks

Land uses –

- Office and advanced manufacturing
- Interstate commercial
- Single family attached
- Single family detached (small lot)
- Manufacturing and interstate support services



2

Factory Shoals Character Area –

Description –

- Local-serving retail
- 2 story development
- Preserve and buffer existing single family
- Future road connections

Land uses –

- Commercial
- Small office
- Single family attached
- Single family detached (small lot)



3

Lee Road Character Area –

Description –

- 4 story development toward center, tapering down to 3 story single family
- Retail and housing center
- Civic and recreation opportunities
- Compact and walkable center
- Support of senior housing/ancillary uses

Land uses –

- Mixed use (commercial/multi-family)
- Small office
- Single family attached
- Green space/Civic space



4

Crooked Creek Character Area –

Description –

- Community-supported agriculture
- Preserve and buffer existing single family Land uses –
- Single family detached (large lot)
- Conservation subdivisions
- Public green space



5

Anneewaukee Character Area –

Description –

- Infill of single family homes
 - 2 story development
 - Trail connections
 - Conservation subdivisions
- Land uses –
- Townhomes toward center
 - Corner retail
 - Single family attached
 - Single family detached (small lot)



6

Chapel Hill Character Area –

Description –

- Gateway intersection
 - 3 story development
 - Preserve and buffer existing single family
- Land uses –
- Commercial
 - Single family attached
 - Single family detached (small lot)



Notes:

For more information, email
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*images obtained from google.com