

Building and Zoning at a glance: Housing and Mixed-Use Development Opportunities



North Hyde Park

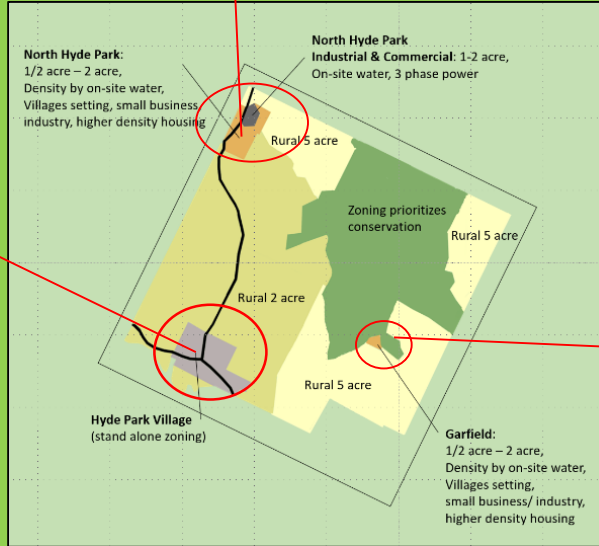


EXPANSION – In new residential and commercial developments integrated with the historic fabric anchored by the village main street. ****Village Center Tax Credits, Hyde Park Tax Stabilization Program**

Hyde Park Village



INFILL - Zoning fosters a walkable, livable community within the Designated Village. A historic development pattern mixes different uses and design standards so new elements fully connect with the old. ****Village Center Tax Credits, Hyde Park Tax Stabilization Program**



Garfield



A NEW CENTER – A crossroads will emerge as a modern center of community life. Its location provides easy access to natural and recreation assets. ****Hyde Park Tax Stabilization Program**

Locations of Villages and centers ready for infill and new development

Smart Growth Principal: *minimizes environmental impacts, strengthens community identity, efficiently uses public infrastructure (multi-modal street design, on-site water).*

Why it works:

Demand for housing in walkable communities is growing. Walkability is a lifestyle that lets people live, shop, work, go to school and play without having to drive for every single trip. Hyde Park's distinct and unique villages settings provide a context for this development and the basic infrastructure to achieve it.

Zoning in village centers enables housing choices so builders can provide housing in smaller footprints and affordable housing types. Successful development proposals enhance sense of place and integrate contemporary uses into the historic fabric of each community.

Marketable 'Sense of Place':

Historic and walkable existing community context with strong sense of place, compact building footprints, simpler construction and less on-site parking, appealing age diverse neighborhoods of well-designed streets.



The Village is next to the Lamoyille Valley Rail Trail (LVRT), a regional connector.