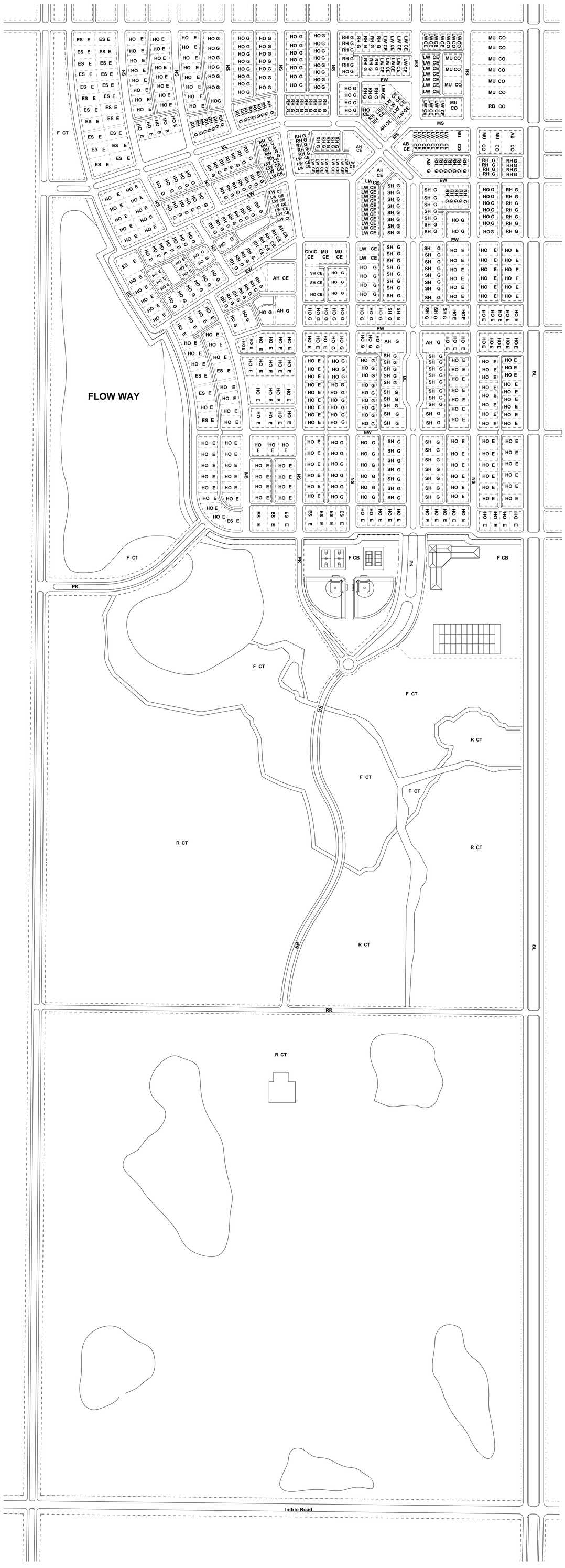

TRANSECT ZONES	KEY
CORE	CO
CENTER	CE
GENERAL	G
EDGE	E
FRINGE	F
RURAL	R
SPECIALIZED DISTRICT	SD

LOT TYPES	KEY
MIXED-USE BUILDING LOT	MU
RETAIL BUILDING LOT	RB
APARTMENT BUILDING LOT	AB
LIVE/WORK BUILDING LOT	LW
APARTMENT HOUSE LOT	AH
ROWHOUSE LOT	RH
COTTAGE HOUSE LOT	CH
SIDEYARD HOUSE LOT	SH
HOUSE LOT	HO
ESTATE LOT	ES
CIVIC BUILDING LOT	CB
HIGHWAY SERVICE LOT	HS
WAREHOUSE RETAIL LOT	WR
COUNTRYSIDE TRACT	CT

STREET TYPES	KEY
MAIN STREET	MS
BOULEVARD	BL
AVENUE	AV
EAST/ WEST STREET	EW
NORTH/ SOUTH STREET	NS
EDGE DRIVE	ED
PARKWAY	PK
RURAL ROAD	RR
ALLEY	AL
LANE	LN
TRAIL	TR

LOT TYPES	ACRES	PERCENT OF ENTIRE PARCEL	
PARCEL SIZE	500 AC.	100%	
NEIGHBORHOOD	139 AC.	27.8%	% of neighborhood:
CORE	7 AC.	1.4%	5.0%
CENTER	17 AC.	3.4%	12.2%
GENERAL	55 AC.	10.9%	39.2%
EDGE	61 AC.	12.1%	43.5%
COUNTRYSIDE COMPONENTS:			
AGRICULTURE			
NATIVE HABITAT	361 AC.	72.2%	
FLOW WAY SYSTEM			
COMMUNITY RECREATION AREAS	0 AC.	0%	
CIVIC SPACES	0 AC.	0%	
GOLF COURSE	0 AC.	0%	
TOTAL:	361 AC.	72.2%	
OPEN SPACE COMPONENTS:			
CIVIC USES	7 AC.	1.4%	
TARGETED INDUSTRY	0 AC.	0%	
HIGHER EDUCATION	0 AC.	0%	
ESTATE LOTS	0 AC.	0%	
WORKFORCE HOUSING	8 AC.	1.6%	
PARKS & GREENS	0 AC.	0%	
TOTAL:	15 AC.	3.0%	
DENSITY IN NET DEVELOPABLE AREA:			
DWELLING UNITS:	787 UNITS		
NEIGHBORHOOD AREA:	139 AC.		
DENSITY:	5.7 UNITS PER AC.		

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Towns, Villages and the Countryside

ST. LUCIE COUNTY

Model Regulating Plan

0' 300' 600'

May 30, 2006

DOVER, KOHL & PARTNERS
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