

Pertinent Facts	Project Name	Town Center Regulating Plan Designation	Parent Tract of Land's Zoning	Proposed Zoning	Requested Use	Density (units per acre or square feet)	Allowable Density Per Regulating Plan	TGA Estimate (rate based on year of approval)	Comments
	Crestview (McBride Homes)	Neighborhood General	NU and R-3	R-6A, with PRD	91 detached single family dwellings on individual lots	6.0 units per acre	R-6A, with option of up to 11 units per acre	\$245,985.74 (2023)	Revised plan includes only detached single family dwellings, a 43 unit reduction, and two (2) car garages as part of each of the residential units.
	Latitude North 38 (TB Development and Benton Homes)	Neighborhood General	NU	R-6A, with PRD	58 attached and detached units on individual lots	10.4 units per acre	R-6A, with option of up to 11 units per acre	\$156,782.12 (2023)	Proposal is before Planning and Zoning Commission, with its first action being a recommendation for denial.
	Cambury (McBride Homes and Greater Missouri Builders)	Neighborhood General	NU	R-6A, with PRD	81 attached and detached units on individual lots	8.4 units per acre	R-6A, with option of up to 11 units per acre	\$175,883.40 (2015)	Developed in two (2) stages due to the default of the original developer and then completion by McBride Homes.
	Main Street Crossing (Payne Family Homes)	Neighborhood Edge	NU	R-4, with PRD	104 single family detached dwellings on individual lots	4.7 units per acre	R-4, with option of up to 6 units per acre	\$219,460.80 (2015)	Project complete and is a mix of single family detached dwellings on individuals lots, with both rear loaded garages served by alleys and front entry types as well. This project constructed a major portion of Main Street through its site.
	The Reserve at Wildwood (Payne Family Homes)	Neighborhood Edge	NU	R-3, with PRD	132 single family detached dwellings on individual lots	3.2 units per acre	R-3, with option of 4 units per acre	\$335,724.08 (2023)	Project's zoning change has been approved and represents a different site layout of homes and improvements in a more "low-impact" development application.