

Table 1  
Gross Yield – Existing Zoning

Parcel	Gross Area	* 15% for Roads	* Remaining Area	Zoning/DU per Acre	Yield	Gross Overall Density
1	28.6	4.3	24.3	R 12/3.63	88.2	
2a	37.0	5.6	31.4	RM/12.5	392.5	
2b	25.7	3.9	21.8	R 10/4.36	95.1	
2c	1.8	—	1.8	C-1	—	
3	30.3	4.6	25.7	R 10/4.36	112.1	
4	38.9	5.8	33.1	R 12/3.63	120.2	
5	37.3	5.6	31.7	R 12/3.63	115.1	
6	18.2	2.7	15.5	R 12/3.63	56.3	
7	29.5	4.4	25.1	RM/12.5	313.8	
8	40.2	6.0	34.2	RM/12.5	427.5	
9a	15.5	2.3	13.2	RM/12.5	165.0	
9b	21.0	3.2	17.8	R 12/3.63	64.6	
	324**		275.6		1950.4	6.02 du/ac

Table 2  
Existing Zoning Summary – Gross Yield

Zoning	Gross Area	Remaining Area	Yield
R 12	144	122.4	444.4
R 10	56	47.5	207.2
RM	122.2	103.9	1298.8
C-1	1.8	1.8	—
	324**	275.6	1950.4 du

\*Assumes use of 15% of gross area for road rights-of-way.

\*\*Excludes the 76.2 acres of the golf course because it is committed to permanent open space