

UNIFIED DEVELOPMENT ORDINANCE FACT SHEET

NG-3 Residential Northgate

In the UDO, this sub district is intended for areas in Northgate containing a variety of residential uses and structures, some of which may be historically significant and included in the Northgate Historic Resources Survey. When considered with the two other Northgate districts, their respective arrangement of uses should aid pedestrian-oriented redevelopment of the area. The City of College Station's Economic Development department is working with two consultant teams to retool development guidelines and infuse new ideas for the Northgate area; both are anticipated to have an effect on each of the Northgate sub districts.

The Design Review Board must approve all site plans, signs, and façade changes.

Permitted Uses:

- Rooming and Boarding House
- Dormitory
- Fraternity / Sorority
- Mixed-Use Structure
- Multi-Family
- Multi-Family built prior to January 2002
- Northgate High-Density Dwelling Unit
- Townhouse
- Educational Facility, Indoor Instruction
- Educational Facility, Primary and Secondary
- Educational Facility, tutoring
- Parks
- Places of Worship
- Art Studio/Gallery
- Day Care, Commercial
- Fraternal Lodge
- Health Club/Sports Facility, Indoor
- Offices
- Personal Service Shop
- Retail Sales and Service
- Theater
- Wireless Telecommunication Facilities - Unregulated

Permitted with Specific Use Standards:

- Government Facilities
- Utilities
- Wireless Telecommunication Facilities—Intermediate
- Sexually Oriented Business
- Dry Cleaners/Laundry
- Restaurants