

## **Glossary of Center Terms**

The following definitions are used in the review of Urban Center Demonstration Projects and/or within the GMA Comprehensive Plan.

**Connected village:** The internal and external connections of the Center emphasize walking, bicycling and traveling by bus.

**Cottage housing:** A development of detached dwellings which has the following characteristics:

- Each unit is of a size and function suitable for a single person or very small family;
- Each unit has the construction characteristics of a single-family house;
- The density is typically 7 to 12 units per acre;
- All units are located on a commonly owned piece of property;
- The development is designed with a coherent concept and includes: shared usable open space, off-street parking, access within the site and from the site, amenities such as a multipurpose room, workshop, garden, and coordinated landscaping.

**Public realm:** Those areas of an Urban Center (whether publicly or privately owned) to which the public has access for formal and/or informal cultural events and recreation activities such as walking, sitting, games and observing wildlife. Examples include parks, public squares or plazas, children's play areas, trails and other publicly accessible open spaces. The public realm does not include streets, sidewalks, rights-of-ways, parking areas, or structures.

**Sense of place:** The successful interaction of design elements — i.e., buildings, street furniture, graphics, interiors, and landscape — resulting in an environment that is coordinated and attracts people on a conscious and subconscious level.

**Transit Pedestrian Village:** A core area within designated Urban Centers where transit-oriented development will be required. They feature mixed-use buildings combining housing and offices with neighborhood oriented retail shops and services, with street front retail at key locations in a compact area. Transit/Pedestrian Villages require access to transit and will be considered for inclusion in the regional light rail system or enhanced high-capacity express bus service. They provide multiple family housing at a density that supports high-capacity transit. Emphasis is placed on the public realm and creation of a sense of place with the inclusion of park, open spaces, plazas, transit centers and other public facilities.

**Urban Center:** An area with a mix of high-density residential, office and retail development with public and community facilities and pedestrian connections located along-designated high capacity routes or transit corridors.

**Urban Village:** A mixed-use area with a variety of small-scale commercial and office uses, public buildings, high-density residential units, and public open space. Pedestrian orientation includes pedestrian circulation, pedestrian scale and pedestrian convenience with connections between neighborhoods, communities and other centers. Urban Villages serve several neighborhoods or communities within a radius of about two miles.