

UNIFIED DEVELOPMENT ORDINANCE FACT SHEET

NG-3 Residential Northgate

This district is intended for areas in Northgate containing a variety of residential uses and structures. This district applies to areas determined to be suitable for higher density residential developments due to its close proximity to Texas A&M University. NG-3 incorporates regulations designed to aid pedestrian-oriented redevelopment for high density residential and limited commercial uses.

Permitted Uses:

- Boarding and Rooming House
- Dormitory
- Fraternity / Sorority
- Fraternal Lodge
- Multi-Family
- Multi-Family built prior to January 2002
- Townhouse
- Educational Facility, Indoor Instruction
- 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:

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