

HEIGHT STUDY AND LARGE SCALE DEVELOPMENT POTENTIAL WARDS NORTH OF JONES STREET				
WARD	LOT COVERAGE ZONE	HEIGHT MAP	% BUILDINGS 1-4 STORIES	# DEVELOPABLE SITES
Franklin	100%	4 & 6 story	96%	1
Decker	100%	4 & 6 story	84%	1
Derby	100%	6-14 stories	81%	2
Reynolds	100%	4 & 6 story	73%	1
Liberty	100%	4 & 5 story	88%	0
Heathcote	100%	4 & 5 story	100%	1? (Fed)
Elbert	100%	4 & 5 story	100%	5
Percival	Mostly 100%	4 & 5 story	100%	0
Anson	¾ 100% ¼ 75%	4 & 5 story	96%	1
Jackson	½ 100% ½ 75%	4 & 5 story	95%	3
Brown	½ 100% ½ 75%	4 & 5 story	98%	4
Warren	1/3 100% 2/3 75%	3 & 4 story	100%	6
Washington	75%	3 & 4 story	100%	1
Columbia	75% less 1 lot	3,4,5 story	98%	1
Green	75%	3 story	100%	1
Pulaski	75%	4 & 5 story	100%	3
Jasper	75%	4 & 5 story	89%	0
Lafayette	75%	4 & 5 story	97%	2
Troup	75%	4 story	100%	0
Crawford	¾ 75% ¼ 100%	4 story	100%	6

The table shows that while the majority of existing construction is at or below what is allowed by the Height Map, several wards (Elbert, Warren, Crawford, Brown and Pulaski) have a number of parcels capable of being developed with large scale development. In addition, Franklin Ward has had a project recently approved above the height map and has another whole block available for development.