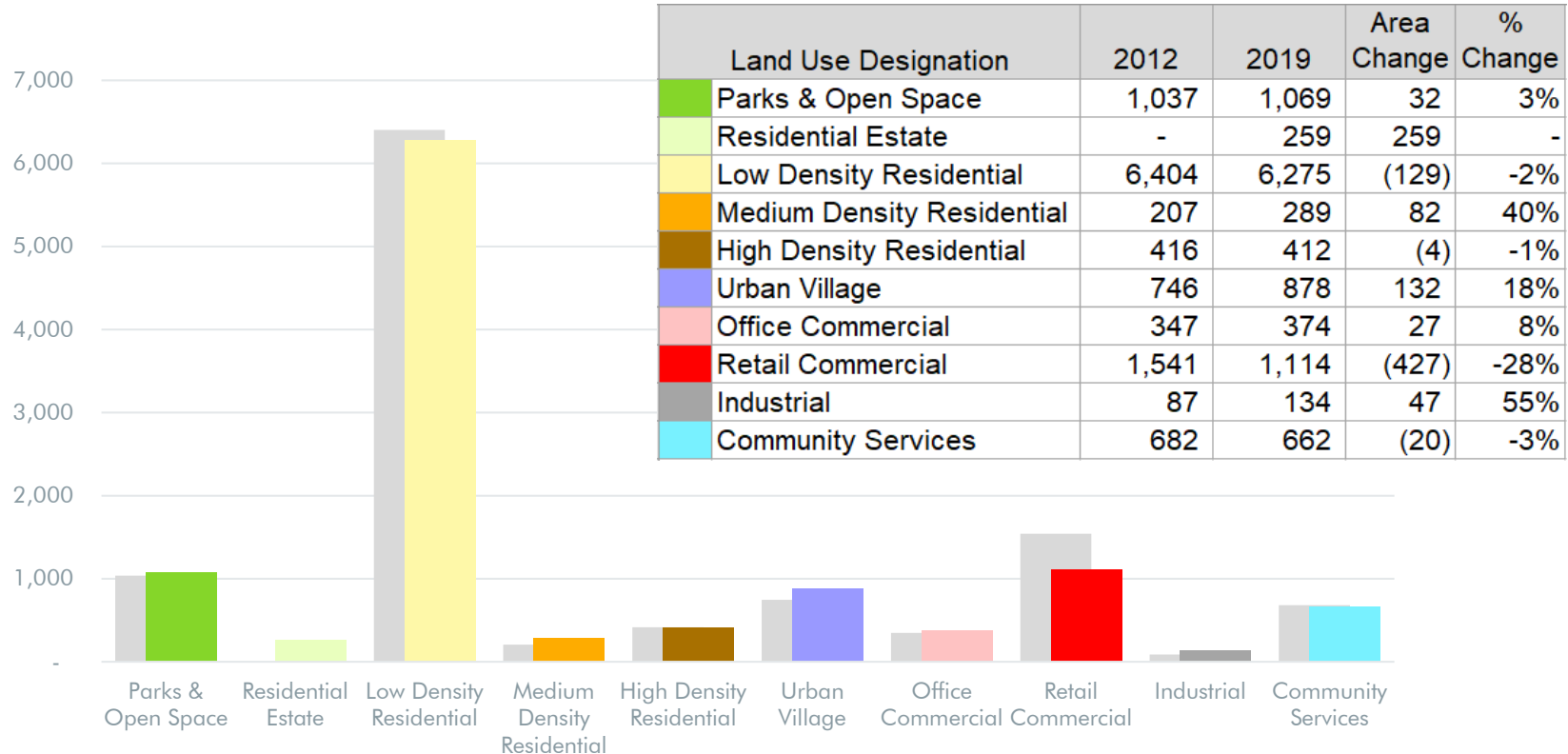
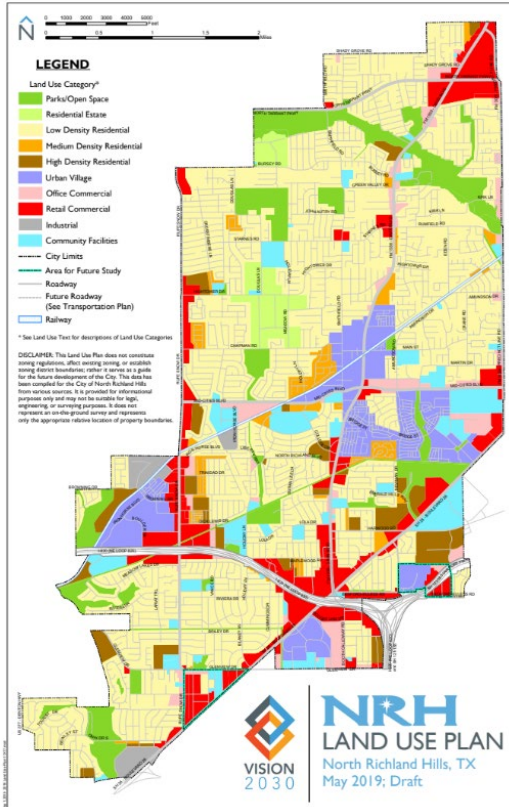


2012 Land Use Plan v. Vision2030 Land Use Plan

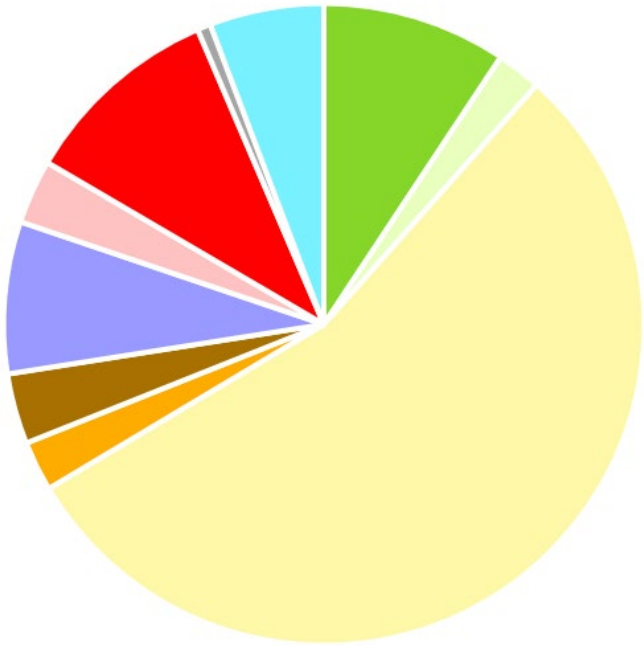


Vision2030 Land Use Plan



	Land Use Designation	Acres	%
	Parks / Open Space	1,069	9%
	Residential Estate	259	2%
	Low Density Residential	6,275	55%
	Medium Density Residential	289	3%
	High Density Residential	412	4%
	Urban Village	878	8%
	Office Commercial	374	3%
	Retail Commercial	1,114	10%
	Industrial	134	1%
	Community Services	662	6%
	Total	11,473	100%

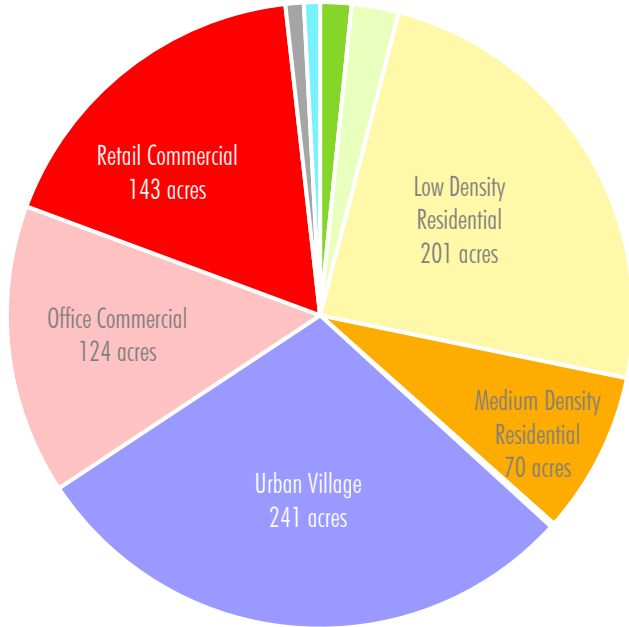
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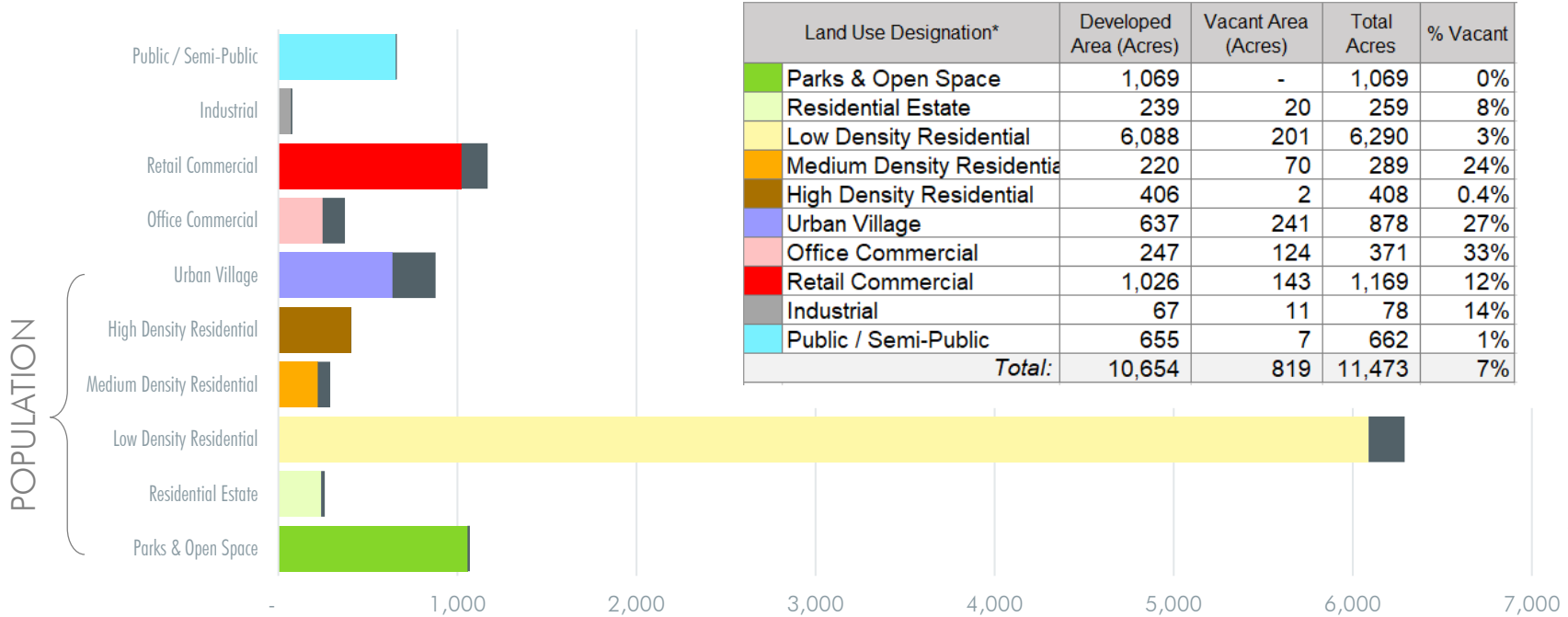
Remaining Vacant Land



Land Use Designation*	Developed Area (Acres)	Vacant Area (Acres)	Total Acres	% Vacant
Parks & Open Space	1,069	-	1,069	0%
Residential Estate	239	20	259	8%
Low Density Residential	6,088	201	6,290	3%
Medium Density Residential	220	70	289	24%
High Density Residential	406	2	408	0.4%
Urban Village	637	241	878	27%
Office Commercial	247	124	371	33%
Retail Commercial	1,026	143	1,169	12%
Industrial	67	11	78	14%
Public / Semi-Public	655	7	662	1%
Total:	10,654	819	11,473	7%

With 819 acres of vacant land remaining, North Richland Hills is 93% developed.

Remaining Vacant Land



Population Projections

Ultimate Population Capacity

Residential Land Use	Vacant Acres	DU/A	Occ. Rate	PPH	Projections		
					Housing Units	Households	Population
Residential Estate	20	1	96%	2.73	20	19	52
Low Density Residential	201	4	96%	2.73	804	772	2,107
Medium Density Residential	70	8	96%	2.48	560	538	1,333
High Density Residential	1.73	16	96%	2.48	28	27	66
Urban Village	240	20	96%	2.48	4,800	4,608	11,428
Ultimate Capacity within Vacant Areas					6,212	5,963	14,987
2018 NRH Population Estimate					27,072	25,682	67,530
Ultimate Population Capacity							82,517

North Richland Hills is likely to reach 80,000 population by 2030 and will build-out at 82,500 residents.

Growth Rate Projection Estimates

	0.50%	1.00%	1.50%	2.00%
2018	67,530	67,530	67,530	67,530
2020	68,207	68,887	69,571	70,258
2025	69,929	72,401	74,948	77,571
2030	71,695	76,094	80,740	85,644