

ZONING LEGEND

PARK
POND

R-1 SINGLE FAMILY HOMES

R-2 TWINHOMES

R-3 MULTI-FAMILY MEDIUM DENSITY R-4 MULTI-FAMILY HIGH DENSITY

B-3 GENERAL BUSINESS

FUTURE DEVELOPMENT PRESENTED

AS CONCEPT ONLY.

Zoning displayed represents Grand Valley PUD effective as of June 6, 2022. Zoning, including land use, lot size, and density are subject to change or amendment as provided by the City of Grand Forks Land Development Code.

GRAND VALLEY PLANNED UNIT DEVELOPMENT LOTS & INFORMATION

ID	Land Use	Acreage Net	Max. Units Per Acre	Lot Size Range (SF)
R1-1	R-1	3.47	5	7,000 to 18,000
R1-2	R-1	4.38	5	8,000 to 11,000
R1-3	R-1	3.89	5	6,000 to 12,000
R1-4	R-1	8.59	5	4,000 to 12,000
R1-5	R-1	7.49	5	4,000 to 12,000
R1-6	R-1	6.58	5	4,000 to 12,000
R3-1	R-3	9.71	16	8,000 to 23,000

FOR LOT SALES & INQUIRIES



CRARY REAL ESTATE

Adam Crary (218) 779-7020

craryrealestate.com

PLATTING, ZONING, AND INFRASTRUCTURE DESIGNED BY:







Planning Department (701) 746.2661 grandforksgov.com

Get Detailed Planned Unit Development (PUD) Information & Updated Lot Information. Scan QR code to go to the website:



grandforksinfo.com