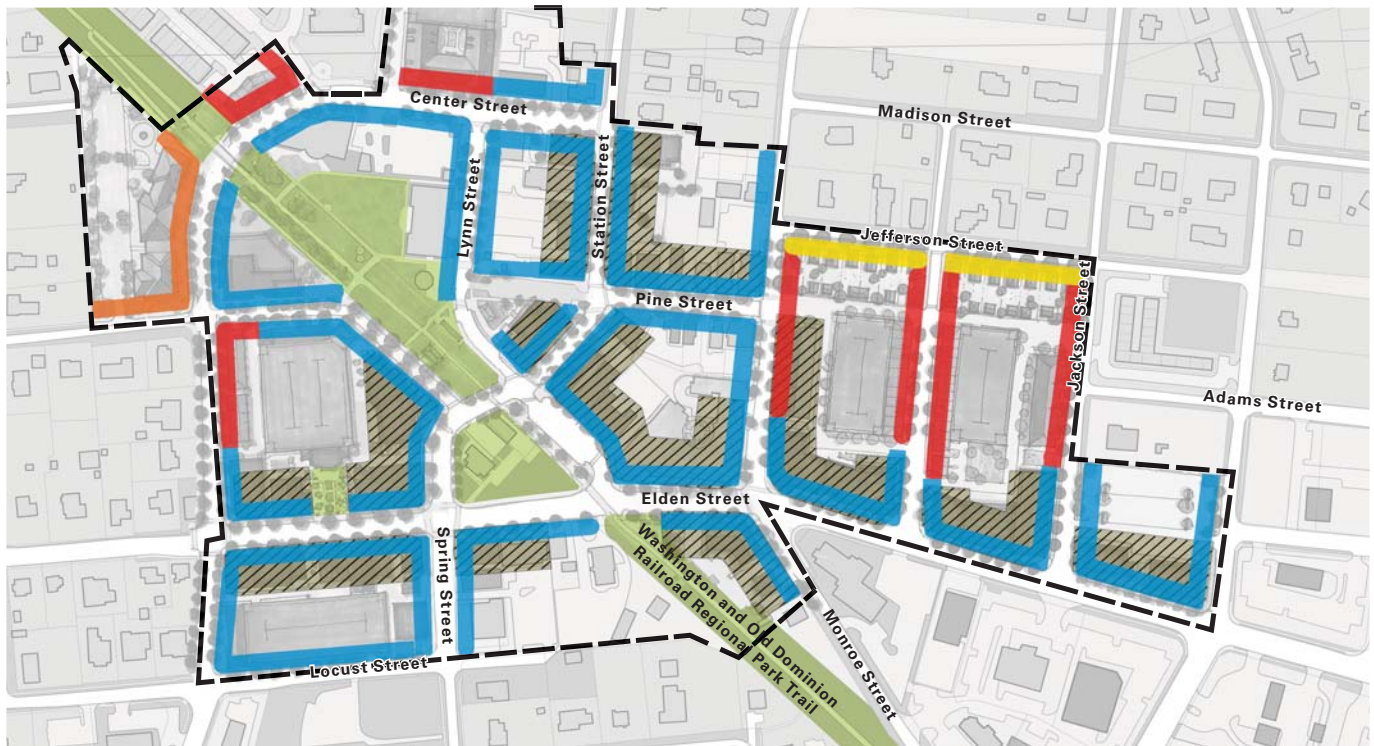


Building Frontage



Building use is not regulated by the frontage types. See Section C, Lot and Building Guidelines, to determine allowable building types for each frontage zone.

Developing a strong retail core was an important part of the Downtown Master Plan process. Therefore, this regulating plan also scripts where ground floor storefronts are required. The hatched areas illustrate the primary retail streets of downtown, where retail should be prioritized.

Setbacks are defined from the back of the sidewalk, which is 12 feet from the curb.

- RESIDENTIAL FRONTAGE 1: 10'-15' SETBACK (Single Family)
- RESIDENTIAL FRONTAGE 2: 5'-15' SETBACK (Single Family, Commercial/Residential Townhouses, Apartments)
- RESIDENTIAL FRONTAGE 3: 0'-10' SETBACK (Commercial/Residential Townhouses, Apartments)
- MIXED-USE FRONTAGE 2: 0'-10' SETBACK (Mixed Use Buildings)
- REQUIRED GROUND FLOOR STOREFRONT: 40-70% OF GROUND FLOOR FACADE AREA
- OPEN SPACE TO BE PRESERVED