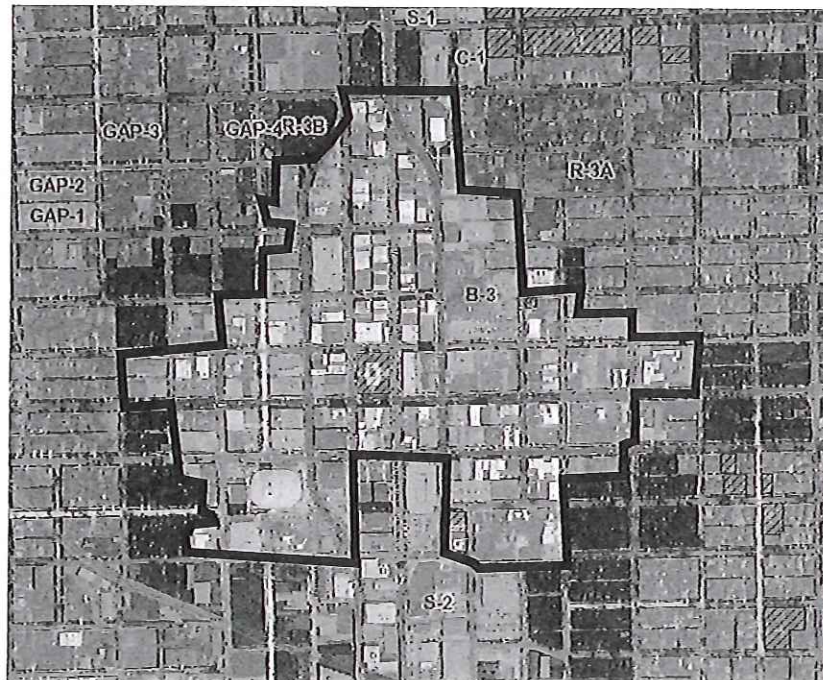


# Zoning Ordinance Discussions in the Downtown

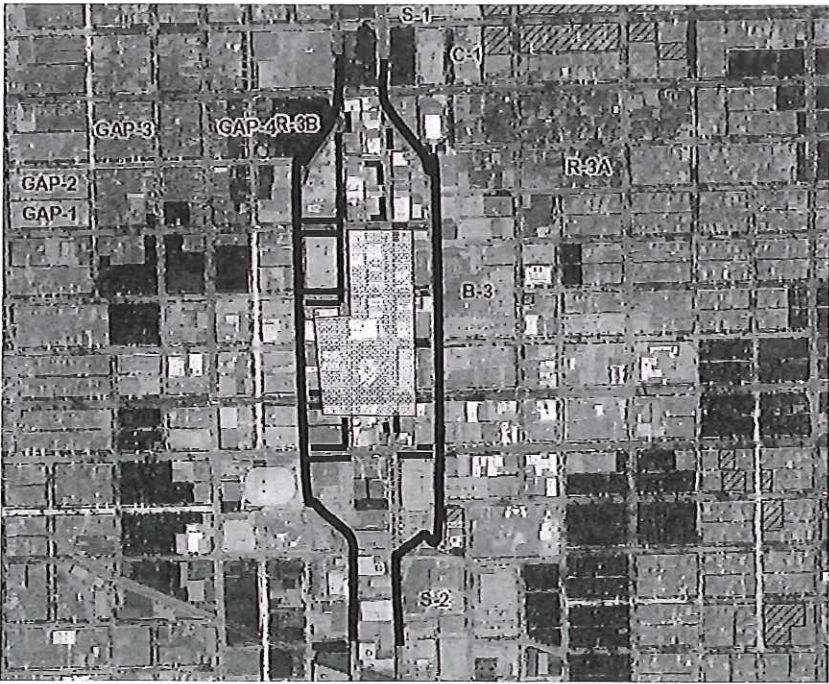
Downtown Task Force Meeting

June 27, 2017

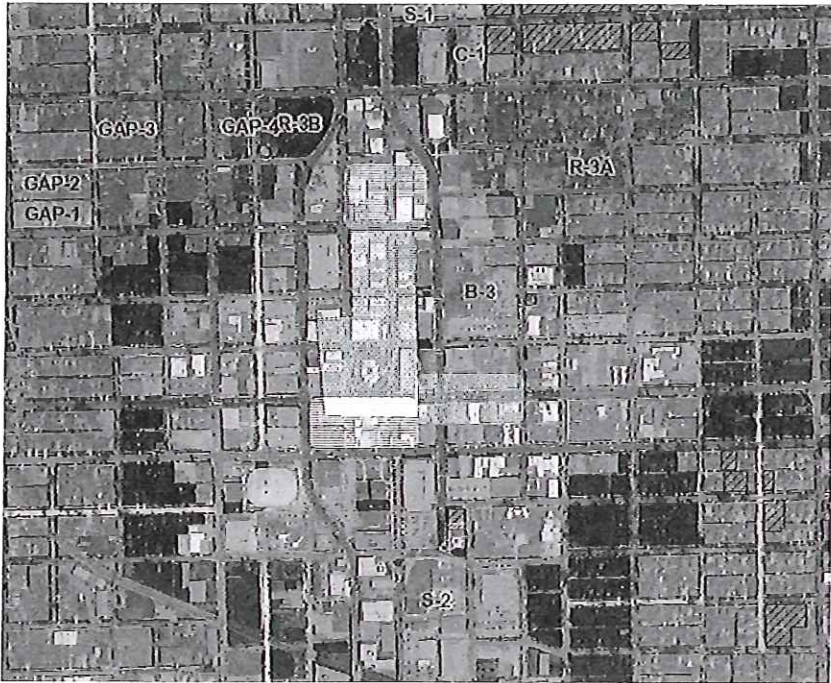
Current  
Downtown  
Zoning  
Area



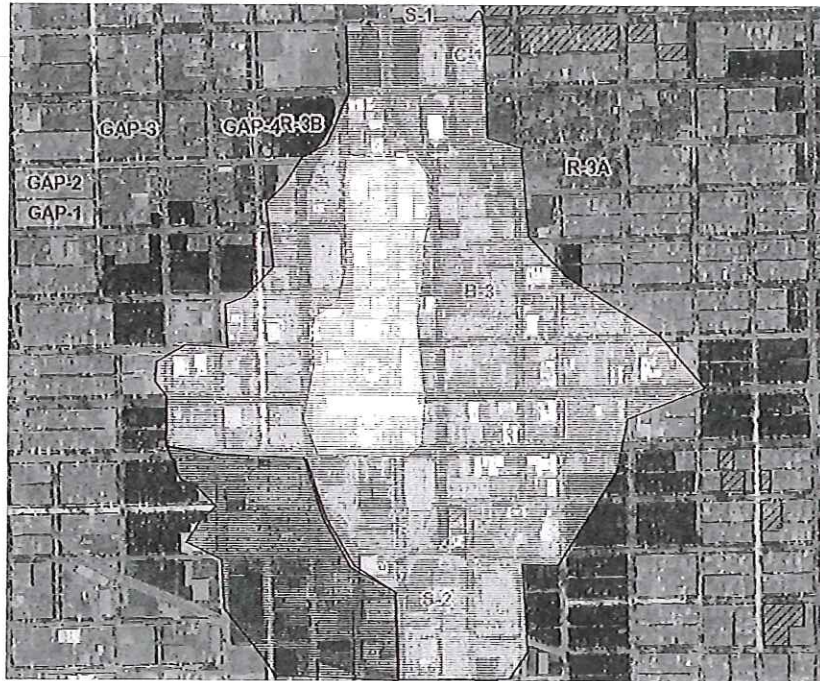
Pedestrian  
Barriers  
and  
Uninviting  
Walks



Core,  
Expanded  
Core,  
Transitional,  
Warehouse  
Districts



Core,  
Expanded  
Core,  
Transitional,  
Warehouse  
Districts



### **Making 2+ Districts out of one...**

- Building Heights / Within and Adjacent
- Plan Review required when expansion >XX% or architectural changes of >XX%

### **Core**

- Promote Windows along >X% of first floor
- Design – Any bldg. >XX' to be designed as two or more facades
- Primary entrance faces street or street corner, and recessed into building
- No loading docks, exterior storage / refuse from street or along sidewalk

### **Transition**

- Windows along >XX% of first floor (less than Core %)
- Design – Any bldg. >XX' to be designed as two or more facades (2x Core)
- No loading docks, exterior storage / refuse from street or along sidewalk

**Warehouse** – “all bets are off, kinda”

