

# DRAFT Design Standards by Zones

Attachment C  
Commercial/Corridor TAG Meeting  
October 5, 2009

	RU-4*	RU-5*	CN-1	CN-2	CN-3	CN-4	CC-1	CC-2	CC-3	CR-1
<b>Minimum ground floor height</b>	15'	15'	15'	15'	15'	15'	---	15'	---	---
<b>Parking location and access and active space in the front part of principal buildings</b>	Yes	Yes	Yes	Yes	Yes	---	---	Yes	---	---
<b>Percentage of transparency for ground floor commercial facilities</b>	50%	50%	70%	70%	70%	50%	---	50%	---	---
<b>Minimum grade separation for ground floor residential units</b>	2.5ft	2.5ft	na	na	2.5ft	2.5ft	---	na	---	---
<b>Minimum height of new building</b>	35ft on wide streets	35ft on wide streets	35ft on wide streets	35ft on wide streets	35ft on wide streets	---	---	35ft on wide streets	35ft on wide streets	---
<b>Minimum front and side setbacks</b>										20ft on Hegenberger Road, 98th Avenue, and Edgewater Drive; 10ft elsewhere
<b>Maximum setback</b>	---	---	10ft	10ft	10ft	---	---	10ft	---	---
<b>Transitions to adjacent residential zones</b>	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes

\* RU-4 (more residential-oriented) and RU-5 (more commercially-oriented) were previously named RU-3 and RU-4, respectively