

**Comparison Crosswalk Between Existing and Proposed Zones Development Standards**  
*(This is a summary only. Please see the Development Standards Tables for complete information. New standards are specific and objective)*

Existing Zones	Current Zone Development Criteria <i>Frontage, Building Height, bulk/massing parking, density / intensity, lot size</i>		Proposed Zones	Proposed Zone Development Criteria <i>Frontage, Building Height, bulk/massing parking, density / intensity, lot size</i>		Comments
<b>Single Family R-1</b>  Density 1-8	<b>Lot Width</b> Single Corner- 60ft Single Interior- 50ft Duplex corner- 70ft  <b>Setbacks</b> Front-25ft; 20ft for house with a roll up door Rear- 20ft Interior Side-5ft Corner Lot Side-15ft	<b>Lot Area</b> Single Corner- 6,000sqft Single Interior- 5,000sqft Duplex Corner- 7,000sqft Split Lot Duplex- 7,000sqft Corner-4,000sqft  <b>Height-30ft</b>  <b>Lot Coverage- 50%</b>	<b>Residential Low RL</b>  Density 1-8	<b>Lot Width</b> Single Corner- 60ft Single Interior- 50ft Small Lot- 32ft  <b>Setbacks</b> Front-20ft, Garage- 20ft Rear- 20ft Interior Side-5ft Street side-15ft  <b>Front Porch Exception – 15ft</b>	<b>Lot Area</b> Single Corner- 6,000sqft Single Interior- 5,000sqft <b>Small Lot- 3,000sqft</b>  <b>Height-30ft</b>  <b>Lot Coverage- 50%</b>  <b>Max Impervious Paving – 50% of required front and street side setbacks.</b>	No differentiation between duplex and single-family lot width and lot area.  New - Front porch reduced setback – Projections  Increased allowance for impervious paving from 40% to 50%  Small lot subdivision
<b>Neighborhood Preservation- NP</b>  Density 1-8	<b>Lot Width</b> Single Corner- 60ft Single Interior- 50ft Duplex corner- 70ft Split-30ft Duplex Interior- 60ft Split-30ft  <b>Setbacks</b> Front-25ft; 20ft for house with a roll up door Rear- 20ft Interior Side-5ft Corner Lot Side-15ft	<b>Lot Area</b> Single Corner- 6,000sqft Single Interior- 5,000sqft Duplex Corner- 7,000sqft Duplex Interior-6,000sqft Split Lot Duplex- 3,000sqft Corner-7,000sqft total Interior-6,000 total 2 Single detached-7,500sqft  <b>Height-40ft</b>  <b>Lot Coverage- 50%</b>	<b>Neighborhood Preservation- NP</b>  Density 1-8	<b>Lot Width</b> Corner- 60ft Interior- 50ft Small Lot- 32ft  <b>Setbacks</b> Front-20ft, Garage-20ft Rear- 20ft Interior Side-5ft Street side-15ft  <b>Front Porch Exception – 15ft</b>	<b>Lot Area</b> Single Interior- 5,000sqft <b>Small Lot- 3,000sqft</b>  <b>Height-40ft</b>  <b>Lot Coverage- 50%</b>  <b>Max Impervious Paving – 50% of required front and street side setbacks.</b>	No differentiation between duplex and single-family lot width and lot area.  No difference between lot area required for interior and corner lots.  New - Front porch reduced setback – Projections  Increased allowance for impervious paving from 40% to 50%  Small lot subdivision
<b>Duplex Residential R-2</b>  Density 1-8	<b>Lot Width</b> Single Corner- 60ft Single Interior- 50ft Duplex corner- 70ft Split-30ft Duplex Interior- 60ft Split-30ft  <b>Setbacks</b> Front-25ft; 20ft for house with a roll up door Rear- 20ft Interior Side-5ft Corner Lot Side-15ft	<b>Lot Area</b> Single Corner- 6,000sqft Single Interior- 5,000sqft Duplex Corner- 7,000sqft Duplex Interior-6000sqft Split Lot Duplex- 3,000sqft Corner-7,000sqft total Interior-6,000 total 2 Single detached-7,500sqft  <b>Height-30ft</b>  <b>Lot Coverage- 50%</b>	N/A			See R-LM
N/A	N/A	<b>Residential Low Medium R-LM (New)</b>  <b>Density 5-15</b>	<b>Lot Width</b> Corner- 60ft Interior- 50ft Small Lot- 32ft  <b>Setbacks</b> Front-20ft, garage 20ft Rear- 20ft Interior Side-5ft Street side-10ft  <b>Front Porch Exception – 15ft</b>	<b>Lot Area</b> Single Interior- 5,000sqft <b>Small Lot- 3,000sqft</b>  <b>Height-30ft</b> <b>Lot Coverage- 60%</b>  <b>Private Open Space- 100sqft per unit</b> <b>Common Open Space- 100sqft per unit</b>  <b>Max Impervious Paving – 50% of required front and street side setbacks.</b>	Same requirements for lot area and width when compared to R-2 Duplex Zone. No differentiation between duplex and single-family lot width and lot area.  Increased lot coverage compared to R-2 Duplex Zone.  Front porch reduced setback – Projections  Increased allowance for impervious paving from 40% to 50%  Small lot subdivision	

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<b>Multi Family Residential RM</b>  Density 8.1-19.9	<b>Setbacks</b> Front-20ft Rear- 20ft Interior Side 1 <sup>st</sup> story Interior side over 1 story- 7 ½ ft Corner Lot Side-10ft  <b>Lot Width-60ft</b> <b>Lot Area-6,000sqft</b> <b>Lot Area/dwelling</b> 1,500-4,000  <b>Height-40ft or 4 stories</b>  <b>Lot Coverage- 50%</b>	<b>Residential Medium RM</b>  Density 8.1-19.9	<b>Setbacks</b> Front-15ft Rear- 10ft, 15ft when abutting R-L or N-P Street Side-10ft Interior-5ft, 10ft when abutting R-L or N-P  <b>Height-40ft, 30ft within 40ft of R-L, N-P, R-LM Zone</b>  <b>Lot Coverage- 60%</b>  <b>Private Open Space- 48sqft per unit</b> <b>Common Open Space- 100sqft per unit</b>	Reduced setbacks  Increased lot coverage  No minimum lot square foot or width  Restriction on height and setbacks when near lower density residential	
<b>High Density Residential R-HD (IZO)</b>  Density 20-40	<b>DU/AC 20min-40max</b> <b>*May allow less</b>  <b>Height- 45ft, 30ft if 40ft away from single family, duplex or NP Zone. 40ft if 50ft away from RM Zone.</b>  <b>Setbacks,</b> <b>Front-15ft</b> <b>Rear-10ft</b> <b>Side-5ft</b> <b>Street Side-10ft-15ft</b>  <b>Buffer-10ft min</b> <b>Lot Coverage-70%</b>	<b>Residential High RH</b>  Density 20-40	<b>Setbacks</b> Front-15ft Rear- 10ft, 15ft when abutting R-L or N-P Street Side-10ft Interior-5ft, 10ft when abutting R-L or N-P  <b>Height-45ft, 30ft within 40ft of R-L, N-P, R-LM Zone</b>  <b>Lot Coverage- 70%</b>  <b>Private or Common Open Space- 48sqft per unit</b>	Restriction on height and setbacks when near lower density residential zones  No minimum lot square foot or width	
<b>Downtown District A(1-3) – Main Street</b> Density- Unlimited	No maximum residential <b>FAR 1.0 – 4.0, New development may exceed FAR if community benefit</b>  <b>Setback: Front &amp; Street Side-Average, Side-none, Rear-None, 10ft if adjacent to residential</b>  <b>Height:65ft</b>  <b>Lot Coverage:100%</b>	<b>Downtown DX-1 (New) – Density- Unlimited</b>  <b>Core</b>	<b>FAR 1.0-4.0, may be increased for Community Benefit</b> <b>Lot Coverage-100%</b>  <b>Height</b> Principal- 25ft-65ft, 50ft within 50ft of DX-3 Ground Floor- 12ft Upper Floor-9ft	<b>Setbacks</b> <b>Front &amp; Street- 0ft-15ft, 5ft max if fronting Main St.</b> <b>Interior Side- 0ft, 5ft min adjacent to DX-3 or residential use</b> <b>Rear- 0ft Min., 10ft min adjacent to DX-3 or Residential Zone.</b>  <b>Common Open Space- 0 sqft if fronts Main, 50sqft per unit off Main</b>	Specified front and street side setbacks (required for objective standards)  Updated height requirements, reduced adjacent to DX-3 Transition or Residential zones  Open Space requirements
<b>Downtown District B – Government Center</b> Density- Unlimited	No maximum residential <b>FAR 1.0 – 4.0, New development may exceed FAR if community benefit</b>  <b>Setback: Front &amp; Street Side-Average, Side-none, Rear-None, 10ft if adjacent to residential</b>  <b>Height:65ft</b>  <b>Lot Coverage:60%</b>	<b>Downtown DX-2 (New) – Density- Unlimited</b>  <b>Civic</b>	<b>FAR 1.0-4.0, may be increased for Community Benefit</b> <b>Lot Coverage-70%</b>  <b>Height</b> Principal- 55ft, 50ft within 50ft of DX-3 Ground Floor- 10ft Upper Floor-9ft	<b>Setbacks</b> <b>Front &amp; Street- 0ft-20ft</b> <b>Interior Side- 5ft</b> <b>Rear- 0ft Min, 10ft min adjacent to DX-3 or Residential Zone.</b>  <b>Common Private Space- 48sqft/unit</b> <b>Common Open Space- 50sqft/unit</b>	Increased Lot Coverage  Reduced height max  Specified front and street side setbacks  Increased side setback  Open Space requirements
<b>Downtown District C – Transitional</b> Density- Unlimited	No maximum residential <b>FAR 1.0 – 4.0, New development may exceed FAR if community benefit</b>  <b>Setback: Front &amp; Street Side-Average, Side-none, Rear-20ft, 10ft if adjacent to Area A or B.</b>  <b>Height:40ft</b>  <b>Lot Coverage:60% adjacent to area A or B, 50% adjacent to residential Zone.</b>	<b>Downtown DX-3 (New) – Density- Unlimited</b>  <b>Transitional</b>	<b>FAR 1.0-4.0, may be increased for Community Benefit</b> <b>Lot Coverage-60%</b>  <b>Height</b> Principal- 40ft Ground Floor- 10ft Upper Floor-9ft	<b>Setbacks</b> <b>Front &amp; Street- 8ft-20ft,</b> <b>Interior Side- 5ft</b> <b>Rear- 10ftmin, 15ft if building height is over 30ft and adjacent to residential zone</b>  <b>Common Private Space- 48sqft/unit</b> <b>Common Open Space- 100sqft/unit</b>	Specified front and street setbacks  Reduced rear setback  Increased side setback  Open Space requirements
<b>Downtown District D – Mixed Use</b> Density- Unlimited	No maximum residential <b>FAR 1.0 – 4.0, New development may exceed FAR if community benefit</b>  <b>Setback: Front &amp; Street Side-Average, Side-none, Rear-None, 10ft if adjacent to residential</b>  <b>Height:65ft</b>  <b>Lot Coverage:60%</b>	<b>Downtown DX-4 (New) Density- Unlimited</b>  <b>Gateway</b>	<b>FAR 1.0-4.0, may be increased for Community Benefit</b> <b>Lot Coverage-70%</b>  <b>Height</b> Principal- 25ft-65ft Ground Floor- 12ft Upper Floor-9ft	<b>Setbacks</b> <b>Front &amp; Street- 5ft-15ft</b> <b>Interior Side- 0ft</b> <b>Rear- 0ft Min, 30ft Min adjacent to railroad centerline</b>  <b>Common Open Space- 50sqft/unit</b>	Specified front and street setbacks  Increased lot coverage  Updated setbacks identifying Railroad setbacks  Open Space requirements
<b>District E Gateway</b> Density- Unlimited	No maximum residential <b>FAR 1.0 – 4.0, New development may exceed FAR if community benefit</b>  <b>Setback: Front &amp; Street Side-20ft, Side- 15ft, Rear-0ft, 30ft from RR Center Line.</b> <b>Height:40ft</b> <b>Lot Coverage:50%</b>	<b>N/A</b>		Downtown Zones reduced to 4 sections. Area E included in new DX-4 and DX-3 Zones	

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<p><b>Corridor Mixed Use -East CMU-E</b></p> <p>Density: 20-40</p>	<p><b>Lot Coverage-70%</b>  <b>FAR-0.25-2.0</b> single use; 0.50-3.0 mixed use</p> <p><b>Setbacks</b>          Front:5-15ft Range          Rear:0ft          Side:0ft          Street Side:5-15ft Range</p>	<p><b>Height- 4 stories, 50ft with up to 65ft for prominent architectural feature, 30ft if 40ft from single family, duplex, NP Zone. 45ft if 50ft from RM Zone</b></p>	<p><b>Corridor Mixed Use -East CMU-E</b></p> <p>Density: 20-40</p>	<p><b>FAR- 0.25-2.0</b> single use, 0.5-3.0 residential mixed use  <b>Lot Coverage- 70%</b></p> <p><b>Height-55ft max.</b>  <b>Corner Lots- 2story min. on all corner parcels</b></p> <p><b>Common or Private Open Space- 48sqft/unit if residential</b></p>	<p><b>Setbacks Min.</b>  <b>Front- 10ft</b>  <b>Interior Side-0ft</b>, min setback matches residential zone where abutting residential zone  <b>Street Side-10ft</b>  <b>Rear-0ft</b>, min setback matches residential zone where abutting residential zone</p>	<p>Increased height max; corner height, architectural projection</p> <p>Specified front and street setbacks</p> <p>Open Space Standards</p>
<p><b>Corridor Mixed Use Kentucky CMU-K</b></p> <p>Density: 20-40</p>	<p><b>Lot Coverage-70%</b>  <b>FAR-0.25-2.0</b> single use; 0.50-3.0 mixed use</p> <p><b>Setbacks</b>          Front: 5-15ft Range          Rear:0ft          Side:0ft          Street Side: 5-15ft</p>	<p><b>Height- 4 stories,50 ft with up to 65ft for prominent architectural feature , 30ft if 40ft from single family, duplex, NP Zone. 45ft if 50ft from RM Zone</b></p>	<p><b>Corridor Mixed Use Kentucky CMU-K</b></p> <p>Density: 20-40</p>	<p><b>FAR- 0.25-2.0</b> single use, 0.5-3.0 residential mixed use  <b>Lot Coverage- 60%</b></p> <p><b>Height-55ft max.</b>  <b>Corner Lots- 2story min. on all corner parcels</b></p> <p><b>Common or Private Open Space- 48sqft/unit if residential</b></p>	<p><b>Setbacks Min.</b>  <b>Front- 10ft</b>  <b>Interior Side-0ft</b>, min setback matches residential zone where abutting residential zone  <b>Street Side-10ft</b>  <b>Rear-0ft</b>, min setback matches residential zone where abutting residential zone</p>	<p>Increased height max; corner height; architectural projections</p> <p>Specified front and street setbacks</p> <p>Reduced lot coverage</p> <p>Open Space standards</p>
<p><b>Corridor Mixed Use Industrial Flex CMU-LIF</b></p> <p>Density: 20-40</p>	<p><b>Lot Coverage-70%</b>  <b>FAR-0.25-2.0</b> single use; 0.50-3.0 mixed use</p> <p><b>Setbacks</b>          Front:5-15ft Range          Rear:0ft          Side:0ft          Street Side:5-15ft Range</p>	<p><b>Height- 4 stories, 50ft with up to 65ft for prominent architectural feature , 30ft if 40ft from single family, duplex, NP Zone. 45ft if 50ft from RM Zone</b></p>	<p><b>Corridor Mixed Use Flex – CMUF</b></p> <p>Density: 20-40</p>	<p><b>FAR- 0.25-2.0</b> single use, 0.5-3.0 residential mixed use  <b>Lot Coverage- 70%</b></p> <p><b>Height-55ft max.</b>  <b>Corner Lots- 2story min. on all corner parcels</b>  <b>Height-45ft max.</b>  <b>Additional 10 feet for prominent architectural feature</b></p> <p><b>Common or Private Open Space- 48sqft/unit if Residential</b></p>	<p><b>Setbacks Min.</b>  <b>Front- 10ft</b>  <b>Interior Side-0ft</b>, min setback matches residential zone where abutting residential zone  <b>Street Side-10ft</b>  <b>Rear-0ft</b>, min setback matches residential zone where abutting residential zone</p>	<p>Increased height max; corner height; architectural projections</p> <p>Specified front and street setbacks</p> <p>Open Space standards</p>
<p><b>Corridor Mixed Use West Main CMU-W</b></p> <p>Density: 20-40</p>	<p><b>Lot Coverage-70%</b>  <b>FAR-0.25-2.0</b> single use; 0.50-3.0 mixed use</p> <p><b>Buffer-10ft-15ft</b></p> <p><b>Setbacks</b>          Front:5-15ft Range          Rear:0ft          Side:0ft          Street Side:5-15ft Range</p>	<p><b>Height- 4 stories, 50ft with up to 65ft for prominent architectural feature , 30ft if 40ft from single family, duplex, NP Zone. 45ft if 50ft from RM Zone</b></p>	<p><b>Corridor Mixed Use West Main CMU-W</b></p> <p>Density: 20-40</p>	<p><b>FAR- 0.25-2.0</b> single use, 0.5-3.0 residential mixed use  <b>Lot Coverage- 70%</b></p> <p><b>Height-55ft max.</b>  <b>Corner Lots- 2story min. on all corner parcels</b>  <b>Height-45ft max.</b>  <b>Additional 10 feet for prominent architectural feature</b></p> <p><b>Common or Private Open Space- 48sqft/unit if residential</b></p>	<p><b>Setbacks Min.</b>  <b>Front- 10ft</b>  <b>Interior Side-0ft</b>, min setback matches residential zone where abutting residential zone  <b>Street Side-10ft</b>  <b>Rear-0ft</b>, min setback matches residential zone where abutting residential zone</p>	<p>Increased height max; corner height, architectural projections</p> <p>Specified front and street setbacks</p> <p>Open Space standards</p>

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<p><b>Corridor Mixed Use East – Armfield (Lemen to Main) (IZO)</b></p>	<p><b>Lot Coverage-60%</b>  <b>FAR-0.25-2.0</b> single use; 0.50-3.0 mixed use</p> <p><b>Setbacks</b>          Front:6 - 15ft Range          Rear:0ft          Side:0ft          Street Side:5-15ft Range</p>	<p><b>Height- 4 stories, 50ft</b> with up to 65ft for prominent architectural feature, 30ft if 40ft from single family, duplex, NP Zone. 45ft if 50ft from RM Zone</p>	<p><b>Corridor Mixed Use – Armfield CMU-A (New)</b>          Density: 20-40</p>	<p><b>FAR- 0.25-2.0</b> single use, 0.5-3.0 residential mixed use  <b>Lot Coverage- 70%</b></p> <p><b>Height-45ft max.</b>  <b>Additional 10 feet for prominent architectural feature</b></p> <p><b>Additional 10 feet for prominent architectural feature</b></p> <p><b>Common or Private Open Space- 48sqft/unit if residential</b></p>	<p><b>Setbacks Min.</b>  <b>Front- 10ft</b>  <b>Interior Side-0ft</b>, min setback matches residential zone where abutting residential zone  <b>Street Side-10ft</b>  <b>Rear-0ft</b>, min setback matches residential zone where abutting residential zone</p>	<p>Newly proposed Zone; previously zoned as CMU-E</p> <p>Reduced height max, architectural projections</p> <p>Increased lot coverage</p> <p>Open space requirements</p> <p>Front and street side setback changed from range 6-15ft to 10ft</p>
<p><b>Neighborhood Commercial NC</b></p> <p>Density: 20-40 upper floor only</p>	<p><b>FAR – 0.15-0.5</b>  <b>Lot Coverage-50%</b></p> <p><b>Height-30ft</b></p> <p><b>Setbacks-Conform to adjacent residential zones, most restrictive</b></p>	<p><b>Building Orientation-</b> Compatible with neighboring residential area</p>	<p><b>Neighborhood Mixed Use NMU</b>          Density: 20-40 upper floor only</p>	<p><b>FAR- 0.15-0.5</b>  <b>Lot Coverage- 60%</b></p> <p><b>Height-45ft max.</b></p> <p><b>Common or Private Open Space- 48sqft/unit if residential</b></p>	<p><b>Setbacks Min.</b>  <b>Front- 20ft</b>  <b>Interior Side-5ft</b>  <b>Street Side-10ft</b>  <b>Rear-10ft</b></p>	<p>Increased height max</p> <p>Updated setbacks</p> <p>Increased lot coverage</p> <p>Open Space requirements</p>
<p><b>Community Commercial CC</b></p> <p>No residential</p>	<p><b>FAR:0.15-0.50</b></p> <p><b>Height- 4 stories, 50 ft, with up to 65ft</b> for prominent architectural feature, 30ft if 40ft from single family, duplex, NP Zone. 40ft if 50ft from RM Zone</p> <p><b>Lot Coverage-50%</b></p>	<p><b>Setbacks</b>          Front-15ft          Rear-0ft          Side-0ft          Street Side-5-15ft</p>	<p><b>Community Commercial Mixed Use CCMU</b>          Density: 15-30</p>	<p><b>Density: 15-30</b></p> <p><b>FAR- 0.25-1.0</b></p> <p><b>Lot Coverage- 60%</b></p> <p><b>Height-55ft max.</b>  <b>Additional 10 feet for prominent architectural feature</b></p> <p><b>Common or Private Open Space- 48sqft/unit if residential</b></p>	<p><b>Setbacks Min.</b>  <b>Front- 15ft</b>  <b>Interior Side-5ft</b>  <b>Street Side-10ft</b>  <b>Rear-10ft</b></p>	<p>Adding residential use</p> <p>Increased rear and side setbacks</p> <p>Increased FAR and lot coverage</p> <p>Increased height max, architectural projection</p> <p>Open space requirements</p>
<p><b>Regional Commercial RC</b></p>	<p><b>FAR-0.15- 0.70</b>  <b>Lot Coverage-70%</b></p> <p><b>Height- -65ft, 30ft</b> if 40ft from single family, duplex, NP Zone. 40ft if 50ft from RM Zone</p>	<p><b>Setbacks</b>  <b>Front-15ft</b>  <b>Street side-5-15</b>  <b>Interior Side-0ft</b>, increased when abutting residential  <b>Rear-10ft</b></p>	<p>Regional Commercial RC</p>	<p><b>FAR-0.25-2.0</b>  <b>Lot Coverage-70%</b></p> <p><b>Building Height- 65ft max.</b>, reduced when abutting residential</p> <p><b>Common Open Space for employees- over 50,000sqft, 5sqft per 1,000sqft-1,500sqft. Not publicly accessible</b></p> <p><b>Surface Parking from street facing property line- 12ft Min.</b></p>	<p><b>Setbacks Min.</b>  <b>Front- 15ft</b>  <b>Interior Side-0ft</b>, min setback matches residential zone where abutting residential zone  <b>Street Side-10ft</b>  <b>Rear-0ft, min setback matches residential zone where abutting residential zone</b></p>	<p>Increased FAR</p> <p>Reduced rear setback</p> <p>Updated setback from a range to a single number</p> <p>Open space requirements</p> <p>Parking setback</p>
<p><b>Regional Commercial Light Industrial Flex RC/LIF</b></p>	<p><b>FAR-0.15-0.7</b>  <b>Lot Coverage-70%</b></p>	<p><b>Setbacks</b>  <b>Front-15ft</b>  <b>Street side-5-15</b>  <b>Interior Side-0ft</b>, increased when abutting residential  <b>Rear-10ft</b></p>	<p>Regional Commercial Flex RC/F</p>	<p><b>FAR-0.25-2.0</b>  <b>Lot Coverage-70%</b></p>	<p><b>Setbacks Min.</b>  <b>Front- 15ft</b>  <b>Interior Side-0ft</b>, min setback matches residential zone where abutting residential zone  <b>Street Side-10ft</b></p>	<p>Increased FAR</p> <p>Reduced rear setback</p> <p>Updated setback from a range to a single number</p>

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	<b>Height</b> -65ft, 30ft if 40ft from single family, duplex, NP Zone. 40ft if 50ft from RM Zone			<b>Building Height</b> - 65ft max., reduced when abutting residential	<b>Rear-0ft, min setback matches residential zone where abutting residential zone</b>	Open space requirements Parking setback
				<b>Common Usable Open Space</b> - over 50,000sqft, 5sqft per 1,000sqft-1,500sqft. Not publicly accessible		
				<b>Surface Parking from street facing property line</b> - 12ft Min.		
<b>Industrial Light Industrial Flex Overlay I/LIF</b>	<b>FAR</b> – Up to 0.8 <b>Lot Coverage</b> -70%  <b>Height</b> -No limit. 30ft if 40ft from residential	<b>Setbacks</b> <b>Front</b> -15ft <b>Street side</b> -5-15 <b>Interior Side</b> -0ft, increased when abutting residential <b>Rear</b> -0ft, 10 ft min abutting residential zone	<b>Industrial Flex IF</b>	<b>FAR</b> – Up to 0.8  <b>Lot Coverage</b> -70%  <b>Height</b> -55ft; restricted adjacent to residential zone  <b>Ground Floor Height</b> -12ft min.  <b>Common Usable Open Space</b> - over 50,000sqft, 5sqft per 1,000sqft-1,500sqft. Not publicly accessible	<b>Setbacks Min.</b> <b>Front</b> -15ft <b>Street Side</b> -15ft <b>Interior Side</b> -5ft, 15ft abutting R-L, N-P, R-LM <b>Rear</b> -0ft, 10ft abutting R-L, N-P, R-LM	Max height standard Updated setbacks from a range to a single number Open space requirements
<b>Industrial</b>	<b>FAR</b> – Up to 0.8 <b>Lot Coverage</b> -60%  <b>Height</b> -no limit, 40ft max within 200ft residential or agricultural zone designated for suture residential development in the general plan	<b>Setbacks</b> <b>Front</b> -20ft <b>Street side</b> -match front setback and visibility triangle <b>Interior Side</b> -0ft, increased when abutting residential <b>Rear</b> -0ft, 10ft min abutting residential zone.	<b>Industrial General IG</b>	<b>FAR</b> – Up to 0.8  <b>Lot Coverage</b> -70%  <b>Height</b> -65ft; restricted adjacent to residential zone <b>Ground Floor Height</b> -None  <b>Common Usable Open Space</b> - over 50,000sqft, 5sqft per 1,000sqft-1,500sqft. Not publicly accessible	<b>Setbacks Min.</b> <b>Front</b> -20ft <b>Street Side</b> -20ft <b>Interior Side</b> -0ft <b>Rear</b> -0ft	Increased Lot Coverage Max height standard Street side setback standard Max height standard Open space requirements
			<b>Public Facilities (New)</b>	<b>Lot Coverage</b> -None <b>Building Height</b> -55ft	<b>Setbacks Min.</b> <b>Front</b> -20ft <b>Street Side</b> -20ft <b>Interior Side</b> -10ft <b>Rear</b> -20ft	New Zone
<b>Open Space</b>	<b>Height</b> -30ft  <b>Lot Coverage</b> -10%	<b>Setbacks</b> <b>Front</b> - 35ft <b>Street Side</b> -20ft <b>Interior Side</b> -10ft <b>Rear</b> -40ft	<b>Open Space</b>	<b>Lot Coverage</b> -10%  <b>Building Height</b> -30ft	<b>Setbacks Min.</b> <b>Front</b> -35ft <b>Street Side</b> -20ft <b>Interior Side</b> -10ft <b>Rear</b> -40ft	No Change