

Zoning Table		
	Existing Zoning (include zone district)	Proposed Zoning (PD-C;R;I) (10-2-23)
Zoning:	PD-C	PD-R
Lot Size:	6.669 Acres	6.669 Acres
Uses:	Commercial Office	Multifamily Age Restricted
FAR:		0.49
Parking (must comply with 10-4-9 – cannot be modified through PD):	1:300 sf	Apt Building 114 Ratio=1.15 Cottages 44 Ratio=2.0
Open Space (public)	Square feet: Acres: Percent:	Square feet: Acres: Percent:
Open Space (private)	Square feet: 57,935 Acres: 1.33 Percent: 2.0%	Square feet: 223,463 Acres: 5.13 Percent: 7.7%
Setbacks:		
Front:	10'	10'
Side:	10'	10'
Rear:	50'	50'
Corner/Side:	10'	10'
Building Height:	30'	30'

4 Vicinity Map

