

# Downtown Zoning Update - Proposed New Districts



## District 1

Entertainment, dining, & shopping urban core

First floors storefront windows into retail & dining spaces

Less active uses such as residential in upper floors or in the rear

No surface parking lots  
Wide sidewalks to support the outdoor dining, benches and trash cans, and street trees and flowers.

Pedestrians are the priority user

On-street, typically metered parking provides convenient parking spaces.

## District 2

Mix of uses on the first floor - commercial, residential, civic & institutional

First floors of these blocks will have both storefronts & other designs to reflect the wide mix of uses

No or limited surface parking lots

Wide sidewalks with street trees & plantings

Public spaces in the streets & sidewalks support travel by walking, biking, transit, & vehicles

## District 3

Transition between Downtown & the surrounding neighborhoods

Allows a wide variety of development, including opportunity for more housing types such as row houses & low-rise apartment buildings

First floors have varied design, all have clear entrances & transparent windows

Sidewalks may be all pavement or a mix of pavement & grass in a curb lawn

Public spaces of the streets & sidewalks of this area should support travel by walking, biking, transit, & personal vehicles linking Downtown with the surrounding neighborhoods