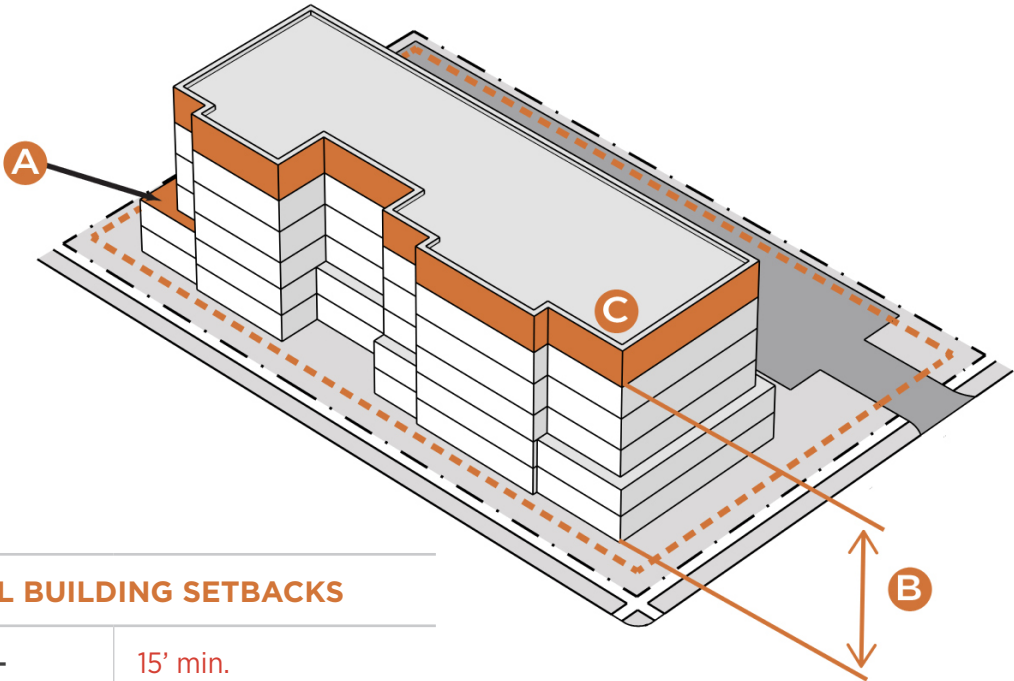


SECTION 2.2.3

HMN - High Density Mixed-Use Neighborhood District

DEVELOPMENT STANDARDS

BUILDING PLACEMENT & BUILDING ENVELOPE



RESIDENTIAL BUILDING SETBACKS

Front Setback - from Arterial streets	15' min.
Front Setback - from Non-Arterial streets	9' min.
Rear Setback	8' min.
Side Setback	5' min.

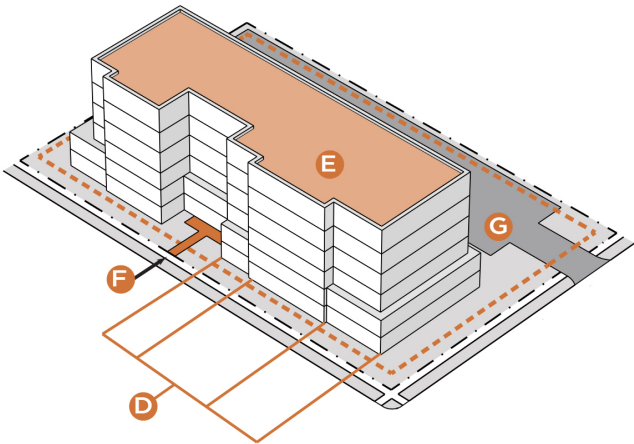
BUILDING HEIGHT

All Buildings	5 stories max. B
Affordable Housing Development Bonus	6 Stories max. C

CONTEXTUAL HEIGHT SETBACK

Properties abutting a zone district with a lower maximum building height shall comply.*

Upper Story Setback	25' min. upper story setback from property line A
Upper Story Setback from Streets	Wall height above 35' shall be set back an additional 1-ft for every 2-ft in height or fraction thereof



Standards for D-Building Mass; E-Roof Design; F-Entrances; G-Parking are on the following page.

* This does not apply to detached units, duplexes, or accessory structures.