

Disclaimer: FOR INFORMATIONAL PURPOSES ONLY.

In cases of discrepancy between the information presented here and a city ordinance, the city ordinance will prevail.

C-3, Mixed-Use Commercial

The C-3 District is established for areas outside of downtown to provide an opportunity for people to live, work, meet, shop and utilize services within the vicinity of their residences. The C-3 district allows for a mix of neighborhood commercial and personal services, offices and medium density residential uses. Development in this district should be designed with an urban, walkable character that encourages physical activity, alternative transportation and greater social interaction to benefit the health and wellbeing of residents.

Lot and Area Standards	
Density	48 dwelling units per acre
Minimum Lot Area	None
Minimum Lot Width	25 ft. / 14 ft. for townhouses
Maximum Lot Coverage	100%
Maximum Height	60 ft.
Height Exceptions	Any structure exceeding the listed maximum height shall be set back an additional 1 foot for each foot in excess of the maximum height allowed for that district. In the C-3 District, only that portion of the structure above the maximum height shall meet the additional setback requirement.

Minimum Setback Standards					
Front		Side		Rear	
With Parking in Front	Without Parking in Front	Adjacent to Non-residential District	Adjacent to Residential District	Adjacent to Non-residential District	Adjacent to Residential District
0 ft.	0 ft.	0 ft.	10 ft.	0 ft.	0 ft.
Canopies	Canopies may project over the street right-of-way if they terminate no less than 2 ft. horizontally from the outside edge of the street curb and are no less than 8 ft. above the surface of a new or existing sidewalk.				
Sidewalk Setback	No building in the C-3 district, regardless of the location of the lot lines of the property on which it is to be built, shall be built closer than 8 ft. from the back of the curb line of any public street abutting the property on which the building is located. This spacing shall be maintained in order to provide adequate space for the required sidewalk to be built along that street frontage.				

Disclaimer: FOR INFORMATIONAL PURPOSES ONLY.

In cases of discrepancy between the information presented here and a city ordinance, the city ordinance will prevail.

Permitted, Conditional and Accessory Uses		
Permitted	Conditional	Accessory
Agriculture and Animals	Agriculture and Animals	Residential
Animal - domestic or household	Animal clinic	Dwelling - accessory
Community garden	Botanical garden	Transportation, Communication & Utilities
Residential	Greenhouse	Solar energy system
Dwelling - condominium	Residential	Wind energy system, small
Dwelling - multi-family	Dwelling - modular	Other
Home occupation - type a	Dwelling - townhouse or rowhouse	Building, accessory - nonresidential
Home occupation - type b	Dwelling - two-family	
Residential facility - rehabilitation	Recreation, Education & Public Assembly	
Recreation, Education & Public Assembly	Arena / Auditorium	
Aquarium	Commercial recreation facility - outdoor	
Community center	Educational facility	
Commercial recreation facility - indoor	Golf course	
Cultural studio	Religious facilities	
Library	Services	
Museum	Cemetery or mausoleum	
Park - mini	Lodging - bed & breakfast	
Park - neighborhood	Medical services - hospital	
Services	Public safety services	
Adult day care	Retail	
ATM machine	Convenience store that sells beer and/or light wine for off-site consumption within 500 ft. of a city owned park or trail	
Auction house	Convenience store that sells beer, light wine/and or spirits for off-site consumption within 500 ft. of a city owned park or trail	
Child care - commercial	Outdoor vendor park	
Child care - residential (4 children)	Transportation, Communication & Utilities	
Child care - residential (5-10 children)	Parking facility (as principle use)	
Copy facilities	Transportation facilities excluding airports	
Financial institution	Utility facility	
Funeral home	Wireless communication facility (cell towers)	
Governmental services facility	Other	
Lodging - hotel / motel	Temporary uses	
Medical services - doctor office		
Office - small scale ($\leq 4,000$ gsf)		
Office - large scale ($\geq 4,000$ gsf)		
Personal services		
Postal services		
Repair services - household		
Retail		
Artisan shop		
Bakery		
Bar, lounge or tavern		
Convenience store		
Convenience store that sells beer and/or light wine for off-site consumption		

Disclaimer: FOR INFORMATIONAL PURPOSES ONLY.

In cases of discrepancy between the information presented here and a city ordinance, the city ordinance will prevail.

Convenience store that sells beer, light wine/and or spirits for off-site consumption		
Gas station		
Outdoor vending - private property		
Restaurant		
Restaurant, drive-in		
Retail - small scale ($\leq 4,000$ gsf)		
Sidewalk café in public right-of-way		
Transportation, Communication & Utilities		
Broadcasting studio		
Solar energy system		
Wind energy system, small		