*192 Attachment 1*

**Town of DeWitt**

| Standards | MUV1 | MUV2 | MUV3 |
|---|---|---|---|
| **Building height** | | | |
| - Maximum stories (feet) | 2 stories (25'0") | 4 stories (50'0") | 6 stories (65'0") |
| - Height transition, or step-down, required when adjacent to residential use or zoning district. | No | Yes<br>- 1:1 from facing property line | Yes<br>- 1:1 from facing property line |
| **Floor area ratio (floor space-to-land area)** | | | |
| - Minimum | 0.50 | 1.00 | 1.50 |
| - Maximum | 1.00 | 1.50 | 2.00 |
| **Yard Setbacks (feet)** | | | |
| - Front setback, minimum | 14'0" | 16'0" | 20'0" |
| - Front setback, maximum | 18'0" | 20'0" | 24'0" |
| **Lot coverage – performance standard** | | | |
| - Maximum building coverage | 40% | 40% | 40% |
| - Maximum lot coverage: The area covered by impervious surfaces shall be minimized to the greatest extent practicable; best practices for surface water management shall be required. | 80% | 75% | 70% |
| - Minimum green apace | 10% | 10% | 10% |
| **Landscaping –** Per § 192-100 | | | |
| - Street trees required | Yes | Yes | Yes |
| - Landscape buffer between parking lot and adjacent pathways and streets | Yes | Yes | Yes |
| - Parking lot minimum interior landscape. Does not apply to structured parking, underground or multistory. | 10%, for lots with more than 10 parking spaces | 10%, for lots with more than 10 parking spaces | 10%, for lots with more than 10 parking spaces |
| - Landscaping buffer between abutting commercial/civic/ industrial and residential uses and districts, as determined through site plan review; exceptions may be granted through site plan review, as appropriate for mixed-use projects. | Yes | Yes | Yes |
| **Lighting** | | | |
| - Building entrances | Yes | Yes | Yes |
| - Parking areas and pathways | Yes | Yes | Yes |