

ZONING AND LAND DEVELOPMENT

25 Attachment 28

**DB Drive-in Business Zone
Schedule of District Regulations**

[Ord. # 02-19; Ord. # 03-22, §1; Ord. # 09-28; Ord. # 12-20, §1; Ord. #14-25; Ord. #14-39]

Zone District	Minimum Lot Area (square feet) (10)		Minimum Lot Width and Lot Frontage (feet)		Minimum Yard Requirements (feet)			Min. Lot Depth (feet) (4)	Maximum Building Height (1)		Maximum Building Coverage (percent)	Maximum Impervious Coverage (percent)
	Interior	Corner	Interior	Corner	Front	Rear	Side		Flat/Pitched Roof	Total Stories		
DB	8,000	9,000	90	100	20	4	4	100	32/38	3	80	90

NOTES TO SCHEDULE (Drive-in Business Zone):

- (1) Building height for non-residential buildings and mixed-use buildings (where a non-residential use occupies the lowest floor) shall be measured from Base Flood Elevation plus one (1) foot (BFE+1).
- (2)-(3) (Reserved)
- (4) The minimum required lot depth and lot frontage indicated shall be provided, except that:
 - (a) Existing lots with less than the required depth at the time of adoption of this Ordinance, shall be deemed to be conforming for purposes of lot depth, and except that
 - (b) The minimum required lot depth for lots created subsequent to the effective date of this ordinance fronting on the east side of West Avenue between North Street and 59th Street shall be ninety (90) feet.
- (5)-(9) (Reserved)
- (10) In all zone districts the required Minimum Lot Area shall be as indicated in the Schedule of District Regulations, except that the required Minimum Lot Area for lots created subsequent to the effective date of this ordinance (Ord. No. 14-25 was adopted 9-25-14) fronting on the east side of West Avenue between North Street and 59th Street shall be ninety (90) percent of the Minimum Lot Area indicated on the respective Schedule of District Regulations.