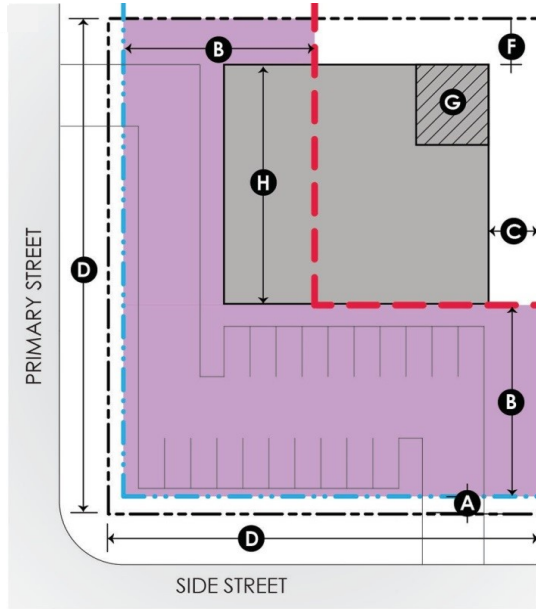


BFS FOR EAST GATEWAY DESIGN VILLAGE DISTRICT

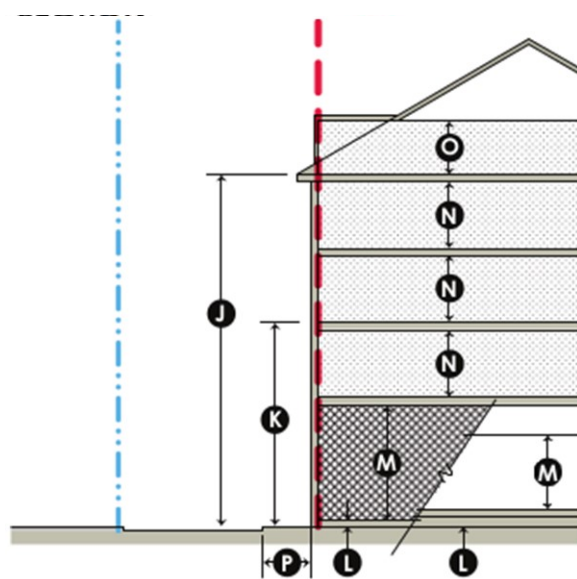
PLAN ELEMENTS



KEY

- - - Build-to Line
- - - Parking Setback Line
- Property Line
- Buildable Area
- Private Open Space
- Build-to Zone
see Section 301.A.3

SECTION ELEMENTS



KEY

- - - Build-to Line
- - - Parking Setback Line
- Residential Or Business Use
- Business Use
- Residential Or Business Use

DIMENSIONS

- | | |
|--------------------------|--|
| A. Parking Setback Line | 15' from property line
(Refer to Regulating Plan) |
| B. Build-to-Zone | 75' depth from property line |
| C. Rear Setback | 20' min. |
| D. Lot Width | 70' min. / 200' max. |
| E. Lot Depth | 175' min. |
| F. Side Setback | N/A |
| G. Private Open Space | 10% of Buildable Area |
| H. Primary Street Façade | 50% min. |

DIMENSIONS

- | | |
|--------------------------------------|--|
| J. Façade Height Maximum | 4 stories / 60' max.
To top of wall plate |
| K. Façade Height Minimum | 2 stories / 24' min.
To top of wall plate |
| L. Finished Ground Floor Level | <i>Business:</i> at grade min. / 18" max. |
| M. Finished Floor Story Clear Height | <i>Business:</i> 12'0" min.** / 24'0" max*. |
| N. Upper Story Clear Height | 9'0" min.** / 18'0" max. |
| O. Optional Attic Height | 8'-0" min. |
| P. Clear Walkway Width | 5'-0" min. |

*In the East Gateway, building exteriors must represent a 2 story construction from a minimum of three sides. This may be accomplished through the provision of unoccupied/ unfinished interior space, façade elements, and other architectural treatments in provided the regards to the upper story, provided the upper story requirements and corresponding façade height is met for 75% of the structure on average. In a connected row of multiple storefronts along a shared block face, the upper story requirement must be met by a minimum of 75% of the connected facades.

** 8'0" min for Residential

Interior buildings are allowed provided all Section and Plan elements are met (excluding Build-To line). The maximum number of stories of interior buildings may be increased by one story (15 feet) as part of a Type II design application.

Accessory Buildings are allowed not greater than 25% of the floor area of the principle building.