

Disclaimer: FOR INFORMATIONAL PURPOSES ONLY.

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

DN-1, Downtown Low Density Residential

The intent of the DN-1 district is to preserve the established development pattern of portions of the downtown neighborhoods that are predominantly single-family with lots generally larger than 60 feet in width.

Building Types Allowed

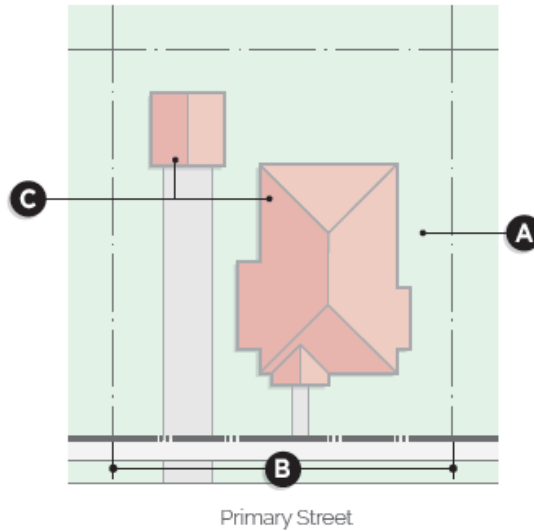
	Single-family	Two-family	Townhouse		Multi-family		Mixed-use
			Block-end	Mid-block	Block-end	Mid-block	
DN-1	•						

Height Standards

District	Single-family and two-family	Townhouse	Multi-family	Mixed-use
DN-1	36 ft.	--	--	--

Lot and Area Standards

District	Building Type	Min. Lot Area (sq. ft.) (A)	Min. Land Area/ Dwelling Unit (sq. ft.)	Lot Width		Max. Lot Coverage (C)	
				Min. Lot Width (B)	Max. Lot Width	Interior Lot	Exterior / Corner Lot
DN-1	Single-family	6,000	6,000	60 ft.	N/A	40%	40%



Key

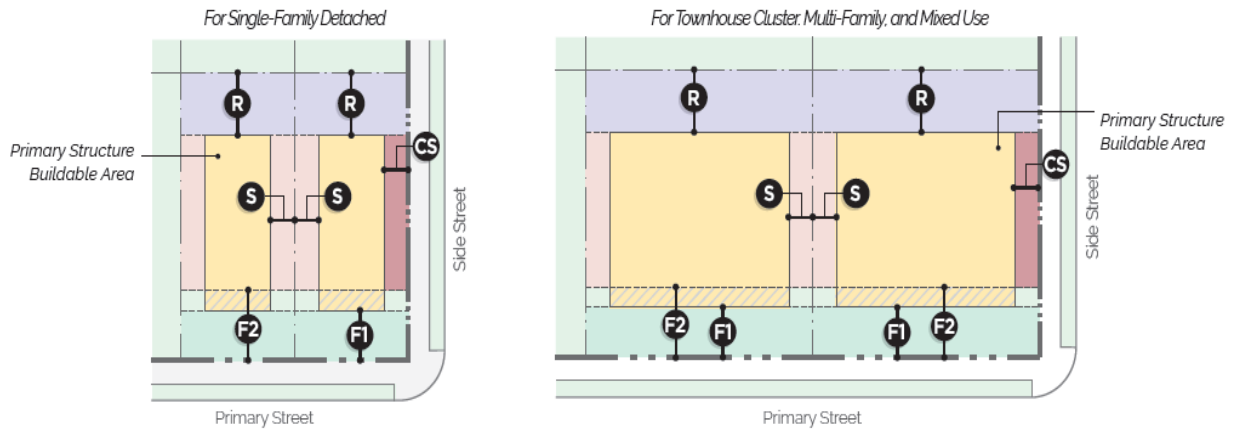
- A** Lot Area
- B** Lot Width
- C** Lot Coverage (Total area of all structures)

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Minimum Setback Standards

District	Building Type	Front Yard		Corner Side Yard (CS)		Interior Side Yard (S)			Rear Yard (R)
		Min. (F1)	Max. (F2)	Min.	Max.	Total Min. (% of lot width)	Yard 1	Yard 2	--
DN-1	Single-family	15 ft.	25 ft.	15 ft.	N/A	25%	10 ft.	Remainder of total, but no less than 5 ft.	25 ft.



Key

- F1** Min. Front Yard Setback **CS** Corner Side Yard Setback **R** Rear Yard Setback
- F2** Max. Front Yard Setback **S** Interior Side Yard Setback

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Permitted, Conditional and Accessory Uses		
Permitted	Conditional	Accessory
Agriculture and Animals	Residential	Residential
Community garden	Home occupation - type b	Dwelling - accessory
Residential	Recreation, Education & Public Assembly	Transportation, Communication & Utilities
Dwelling - modular	Educational facility	Solar energy system
Home occupation - type a	Museum	Wind energy system, small
Recreation, Education & Public Assembly	Religious facilities	Other
Park - mini	Services	Building, accessory - nonresidential
Park - neighborhood	Adult day care	
Services	Cemetery or mausoleum	
Child care - residential (4 children)	Child care - residential (5-10 children)	
	Public safety services	
	Transportation, Communication & Utilities	
	Utility facility	
	Wireless communication facility (cell towers)	
	Other	
	Temporary uses	