

ARTICLE 27-300 ZONING DISTRICTS AND OFFICIAL MAP

SEC. 27-309. AREA, YARD AND HEIGHT REQUIREMENTS – COMMERCIAL AND INDUSTRIAL

ZONING REQUIREMENTS	ZONING CLASSIFICATION DISTRICTS								
	Residential Professional	Neighborhood Commercial	Community Commercial	Highway Commercial	Central Business District	Controlled Industrial	Heavy Industrial	Public	27 th Street Corridor
MINIMUM LOT AREA REQUIREMENT IN SQUARE FEET: (a)	10,000	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
MINIMUM YARD REQUIREMENTS: (a) (b)									
Front	20	20	20	20	N/A	20	20	20	(d)
Side (c)	10	0	0	0	N/A	0	0	0	(d)
Side Adjacent to Street	10	10	10	10	N/A	10	10	10	(d)
Rear (c)	0	0	0	0	N/A	0	0	0	(d)
MAXIMUM HEIGHT	34	34	45	45	N/A	70	N/A	N/A	(d)
MAXIMUM LOT COVERAGE IN PERCENT (a)	50	50	50	75	N/A	75	75	50	50

- (a) For minimum lot size, yard and lot coverage requirements for residential dwellings in Commercial or Industrial zones, see BMCC Section 27-310.
- (b) For arterial setback and watercourse setback requirements, see BMCC Sections 27-602 and 27-616, respectively.
- (c) Additional development standards apply where commercial or industrial zones are within 50 feet of residentially zoned property or residential uses. See Section 27-612(e).
- (d) Minimum yard requirements and maximum height for property located in the South 27th Street Corridor Zoning District are located in BMCC Sections 27-810 and 27-811, respectively.

NOTE:

- All height and setback requirements denote feet; all minimum lot area figures denote square footage.
- For height exceptions, see BMCC Section 27-310(F).
- For permitted projections, see BMCC Section 27-310(G).
- N/A = Not Applicable.