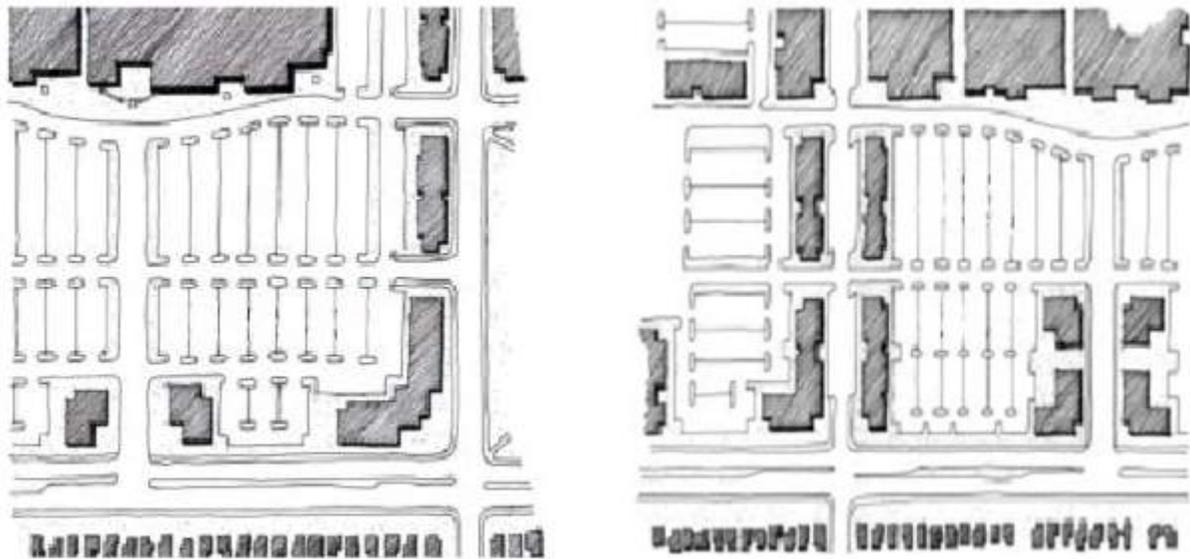


7-14-205. MULTIPLE BUILDING ORIENTATION.

When there is more than one (1) building in a commercial complex, the commercial complex shall comply with the following standards:

(1) A minimum of thirty percent (30%) of the street frontages shall be occupied by building facades. Those façades shall either:

- (a) Frame the corner of an adjacent street intersection;
- (b) Frame and enclose pedestrian and/or vehicle access corridor within the commercial complex;
- (c) Frame and enclose parking areas, public spaces, or other site amenities with at least three sides of a building.



(2) In addition to paragraph one of this section, thirty percent (30%) of the street frontages shall be occupied by a combination of the following.

- (a) Decorative architectural walls or hedges no higher than two feet (2');
- (b) Landscaped entryway signage or features;
- (c) Gathering spaces; and/or
- (d) Site Amenities.
- (e) For conditional uses, any other treatment that, at the discretion of the Planning Commission, meets the intent of this section.

(3) The remaining forty percent (40%) of street frontage may be occupied by parking areas behind the required landscaped setback, or by access for vehicles or pedestrians.

(4) Strictly linear development patterns are prohibited.

(5) For conditional uses, an applicant may submit an alternative development pattern to the Planning Commission, provided such pattern achieves the intent of the above standards and this section.

(Ord. No 04-33 Enacted 07/15/2004)