

NEIGHBORHOOD TRANSITIONS

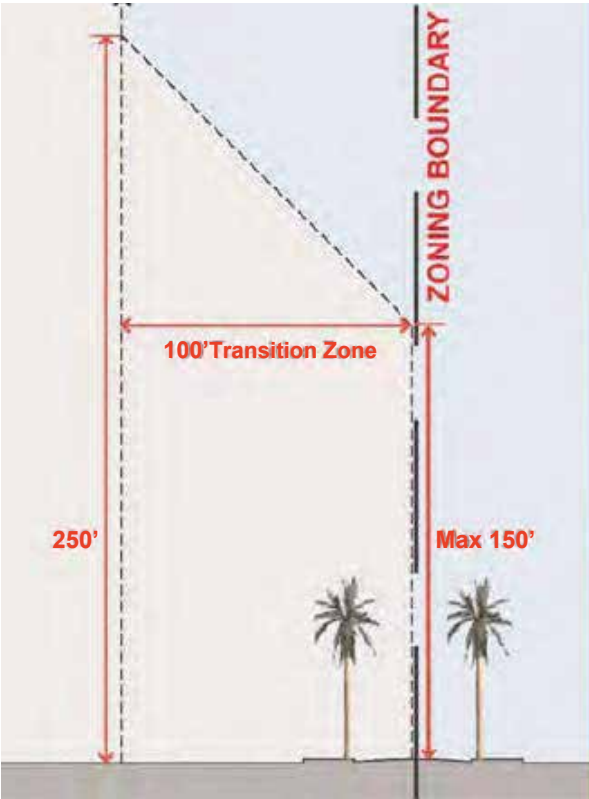
COMMERCIAL TRANSITION TYPE

REVISED 2020

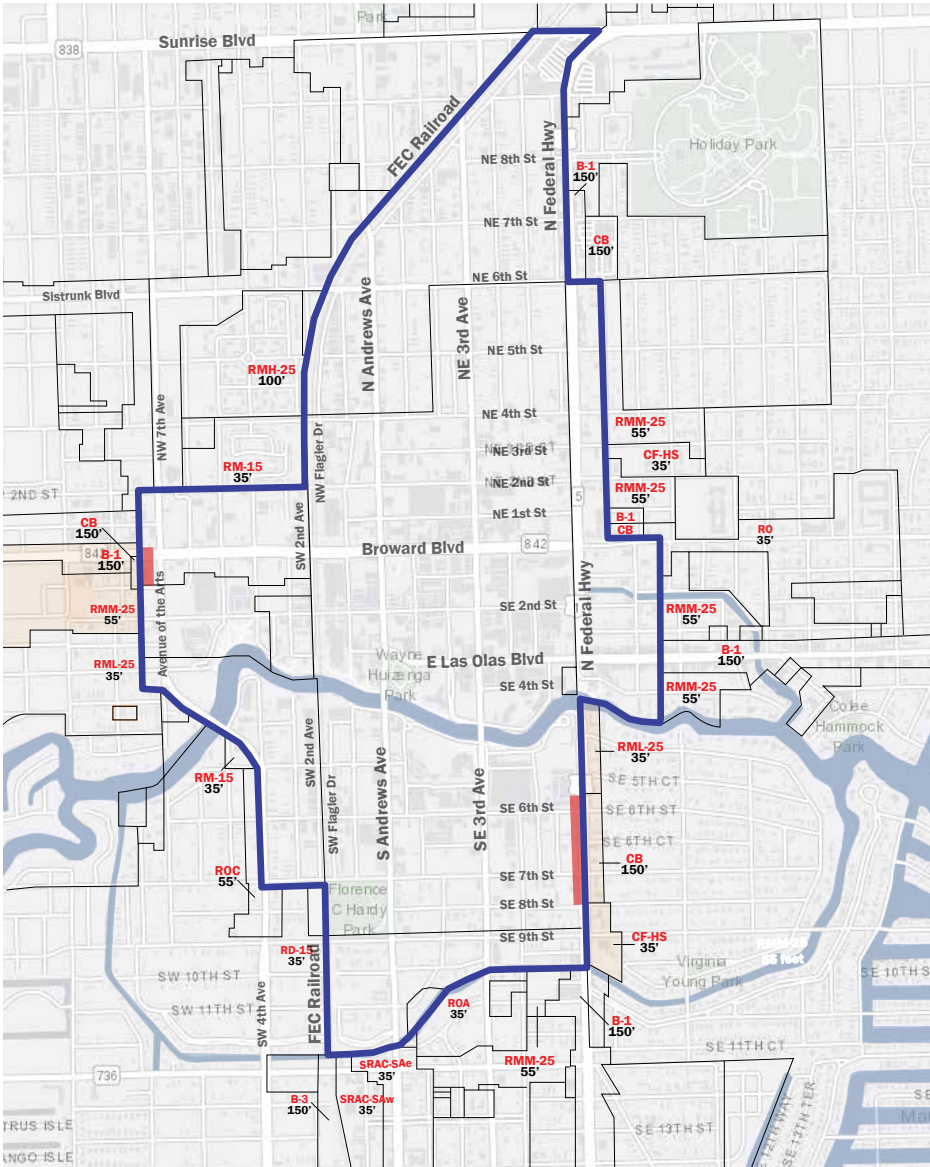
COMMERCIAL TRANSITION AREA

Enforce existing RAC-CC height transition areas (blue areas on Figure 4.219):150-foot maximum height at boundary, increased 1-foot for every 1-foot of setback from district boundary, for distance of 100 feet.

Where D-RAC zones abut commercial zoning districts a one-to-one foot stepped back height transition applies for 100 feet (pink areas on Figure 4.219).



[Figure 4.218]



Where D-RAC zones abut any residential zoning districts a mid-block or 200-foot wide, whichever is less, "height transition zone" (green areas on Figure 4.221) applies, where the height of proposed building can be a maximum of 2.5 times the maximum height of adjacent residential zoning district.

See Figure 4.220 for height limit:

