

Comments regarding the GRC Overlay Districts

1. Change name of Gateway District.
2. 8,000sf limit for businesses is too small.
3. Where prohibited in the overlay, can a special case be made for drive-thrus?
4. Some properties within the GRC 400' boundary don't touch Greeno Rd. Are they still held to the standards?
5. R-3PGH zoning is single family residential, but not exempt from the standards.
6. Are the buffer/sidewalk requirements in addition to the required setbacks?
7. Are the required landscape buffers the same as in the landscape ordinance?
8. Do property owners have to place all buildings directly on the build-to lines? (Wouldn't the result simply be big, ugly boxes?)
9. Can lighting be limited/restricted where commercial/residential uses are adjacent?
10. Are the buffers provided by the Overlay/Landscape Ordinance to preserve the character of residential districts adjacent to commercial?