

Responsibilities of the Private Realm

Walls of the outdoor room are shaped by building facades aligned parallel to the street. Building facades must be built to the front of the lot, and cover an adequate amount of lot width to minimize gaps that would otherwise undermine a sense of enclosure.

Location of all off-street parking, both surface and structured, screened from street view.

Building facade height must be a minimum to create a sense of enclosure and a maximum to avoid eliminating sunlight from the outdoor room.

Sidewalks are shaded with awnings and galleries.

Shopfronts maximize transparency with clear windows.

Main building entries face the sidewalk to increase activity on the street.

A sufficient amount of openings facing the street, such as windows and doors, create interest and enhance security.

Elements of Downtown Character



Responsibilities of the Public Realm

Thoroughfares designed for vehicle speeds below 25 mph for a sense of comfort and safety.

Encourage outdoor dining so long as an adequate walkway width is maintained.

Defined "Furnishing Zone" allowing placement of trees, bicycle parking, parking meters, street lights, and other streetscape elements.

Sidewalks shaded with street trees where awnings and galleries are not present.

On-street parking serves as a buffer for people walking and dining, helps reduce vehicle speeds, and provides convenient parking for shoppers and guests.

Walkways are wide enough to allow at least two people to walk side-by-side comfortably.