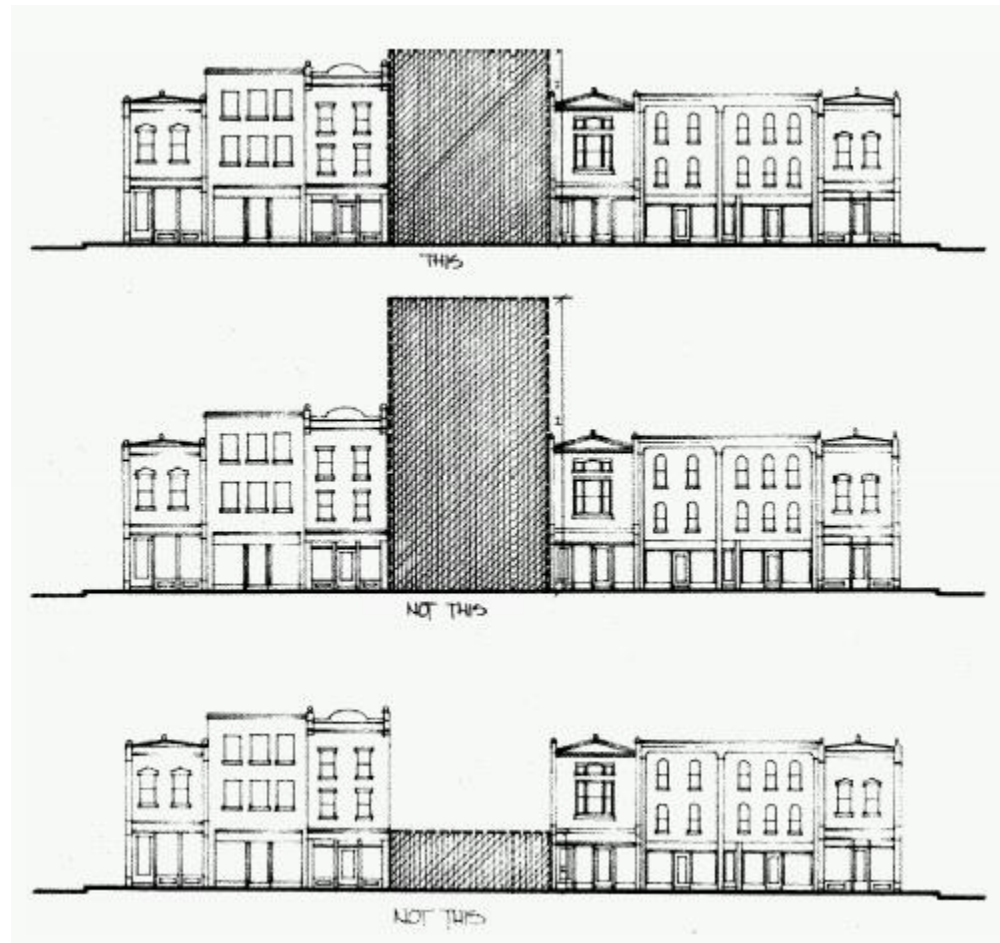


Figure 1 Schematic sketch of a typical mixed-use area “streetscape.” To create a visually unified “streetwall,” new buildings shall be no more **than X taller** or **X shorter** than the height of the existing building(s).



In review of multiple Downtown ordinances, the following methods for controlling bulk/density of a new building next to an existing building or of a new building sandwiched between two existing buildings were found.

- A. Limit the height of the new building to a minimum/maximum height (feet) above or below the existing building(s).
 - a. For a new building next to one existing building, the minimum/maximum height of the new building was based on the height of the existing building.
 - b. For a new building, sandwiched between two existing buildings the minimum/maximum height of the new building was based on the average height of the two adjacent buildings or the average height of the entire block.
 - c. The minimum/maximum height ranged from 5 to 20 feet above or below existing building(s).