

**Petersburg Development Code Revision**  
**DOWNTOWN COMMERCIAL DISTRICT**

Commercial-1 Current Code	Lot Development Standard	Downtown Commercial Proposed New Code
None.	Minimum Lot Size	None.
Where an industrial or commercial zone abuts or is separated by an alley from a residential zone, the commercial or industrial use shall have a setback requirement only on those sides that abut the residential zone equal to the rear yard requirement in the abutting zone.	Yard Setback	Same language as current code.
None.	Minimum Frontage	None.
100%	Maximum Lot Coverage	100%
35' or 3 stories	Maximum Building Height	35'
<b>Depends on type of use, but generally 1 space for every 250 sf of retail space; 2 spaces for each residential unit</b>	<b>Minimum Off-Street Parking</b>	<b>Depends on type of use, but generally 1 parking space for every 400 sf of retail space; No minimum required for Main St/Sing Lee Alley, unless residential, then 1 space for each residential unit</b>
6'	Maximum Fence Height	6' maintaining sight distances

Current Code	Allowable Uses	Proposed New Code
Yes	Retail Business and Consumer Services	Yes
Yes	Offices	Yes
Yes	Theaters/Assembly Hall	Yes
Yes	Hotels, Motels	Yes
Yes	Single-family, Duplex, Multi-family Dwellings	<b>Yes, but No residential use on ground floor in Main St/Sing Lee Alley area</b>
Yes	Public Buildings	Yes
Yes	RV Parks	No
Yes	Newspaper, Printing	Yes

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## DOWNTOWN COMMERCIAL DISTRICT

Yes	Parks and Playgrounds	Yes
Yes	Service Stations	Yes
<a href="#">Yes</a>	<a href="#">Personal Docks &amp; Moorage</a>	<a href="#">Yes</a>
	<b>Conditional Uses</b>	
No	Food Production	Yes Planting Area < 10,000 sf
No	Artisanal & Light Manufacturing	Accessory to Commercial/Retail Use
No	Commercial and non-commercial radio towers	Conditional Use Permit
No	Schools, Child Care, Hospitals, Clinics	Conditional Use Permit
No	Group Housing Bunkhouses/Workforce	Conditional Use Permit

\* **Accessory Use.** A use or activity that is a subordinate part of a primary use and that is clearly incidental to a primary use on a site. Examples of accessory use include, but are not limited to, storage, home occupation, and other similar uses. A primary use must be established prior to accessory use.

\*\***Accessory Structure.** A structure of secondary importance or function on a site. In general, the primary use of the site is not carried on in an accessory structure. Except for certain caretaker/watchmen dwellings under Section 2.3.200, accessory structures are detached from the primary structure. Examples of accessory structures include, but are not limited to, garages, decks, fences, membrane buildings, greenhouses, heat pumps, workshops, caretaker/watchman dwellings, warehouses, net houses, and other structures.

[Updated June 2019](#)