



Downtown Zoning Amendments

Town Council Presentation
February 11, 2025

Focus of the Downtown Zoning Amendments



Walkable Downtown Core Boundaries

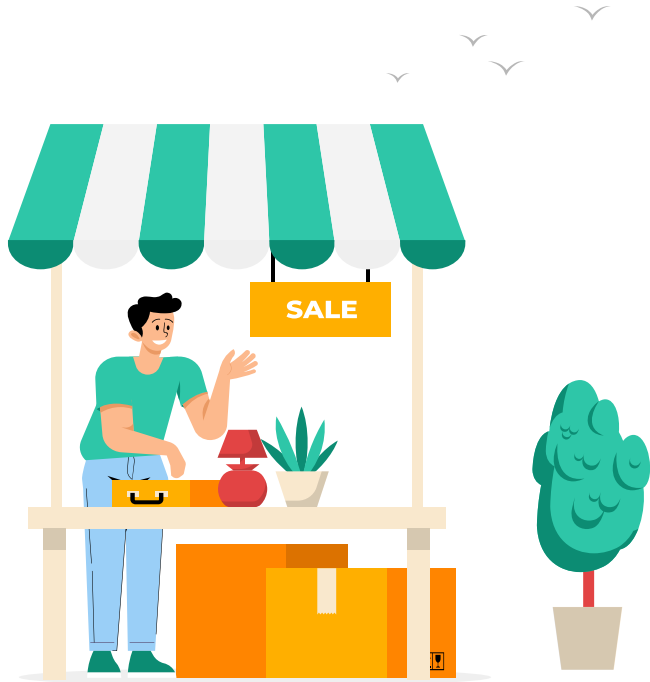


Desired Land Uses in the Downtown



Zoning Changes to Support the Vision

Downtown Zoning Outreach



In-person workshop and online survey

A community workshop was held in August 2024 and an online survey posted in September



Stakeholder interviews

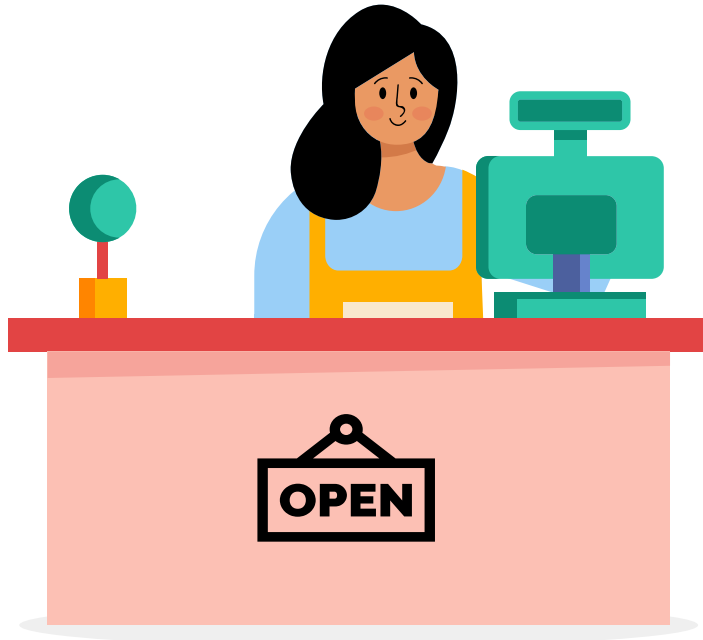
Feedback was solicited from local organizations



Mass mailings and publication

Owners in the downtown were notified three (3) times by mail of public hearings and they were published in the newspaper

November 2024 Town Council Meeting



01

Concurrence on the C-B/WDC boundaries, to include former PID corporation yard

02

Concurrence with the proposed zoning changes (making uses easier and removing others)

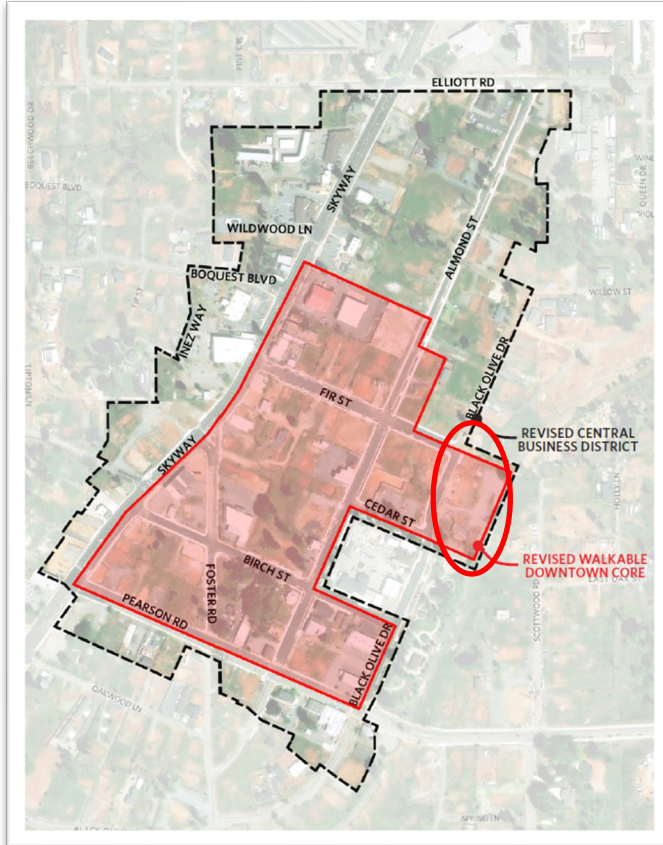
03

Concurrence with allowing food trucks and farmers markets/special outdoor events in the downtown



PROPOSED CHANGES

Proposed Boundary & Zoning Changes



C-B NOW	P/C/S		Uses
	C-B PROPOSED	WDC PROPOSED	
S	-	-	Auto repair
A	P	P	Bed and breakfast
-	P	P	Body piercing/tattoo shop
S	P	P	Club or lodge
C	P	P	Cocktail lounge
C	P	P	Commercial recreation (indoor)
-	P	P	Commercial recreation (outdoor)
A	P	P	Cultural service
C	P	P	Day care facility
N/A	NEW – S	NEW - P	NEW - Drive-in theater/outdoor amphitheater
P	P	P*	Dwelling, accessory (with permitted primary use) (*only for upper floors in WDC)
A	P	P	Financial services
A	P	P	Food sales
C	-	-	Laundry services
C	P	P	Liquor sales
S	P	P	Manufacturing (custom)
A	P	P	Medical offices
S	S	P*	Multiple-family residence (*only upper floors in WDC)
S	P	P	Park and recreation
A	P	P	Parking facility (public)
C	P	P	Restaurant
A	A	-	Single-family residence
S	S	-	Two-family residence (density applied)

Proposed Temporary Use Changes

Vending Licenses (PMC Title 5)

Food trucks are governed through the vending license ordinance in Title 5 of the PMC. They are not currently allowed in the downtown.



Amend Title 5 to allow food trucks to vend in the CB and WDC

Temporary Use Permits (PMC Title 17)

Farmers markets, are other outdoor sale events, are not currently permitted in the downtown and, where allowed, are limited to 3-days in a row and not more than 21 days in a year.



Allow farmers markets year-round and limited outdoor art/craft/sales events in the downtown



Council Action Requested

01 Conduct Public Hearing

02 Introduce Town
Ordinance Amending
PMC Titles 5 & 17



Questions?