



# COMPATIBILITY

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What it is and how it works

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# What is Compatibility?

Compatibility is  
Subsection C, Article  
10, of Chapter 25.5 of  
the Land Development  
Code

Commercial and  
multifamily uses  
trigger compatibility

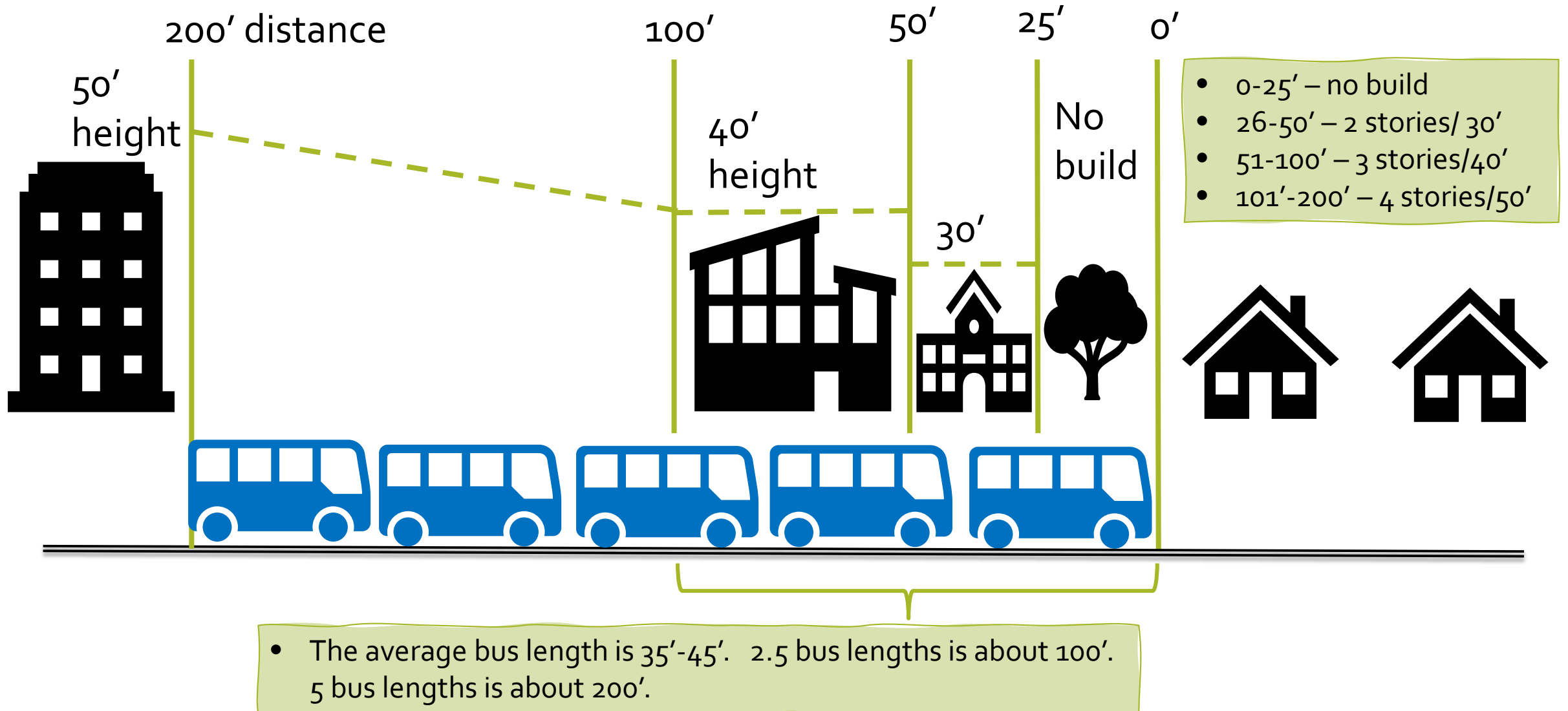
Compatibility affects  
setbacks, height,  
lighting, noise, and  
building materials

Compatibility  
requirements are  
stricter than base  
zoning

# How does Compatibility work?

- Setbacks and height are required to be stepped back from residential uses.
- The intent is to limit commercial uses' impact on neighboring residences
- Typical setback requirements are 25 feet from abutting residential, or less if the subject lot is less than 100' wide
- Typical height requirements are 2 stories or 30 feet if more than 25 feet away, and increase with distance
- ***No structures may be built in the compatibility setback, with a few exceptions***

# WHAT DOES COMPATIBILITY LOOK LIKE?



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