

# Comprehensive Plan – Text Change for BP Policy

## Designation Policies

### LU-57 Business Park Designation

Purpose: Provide for attractively designed and efficiently used areas for business and manufacturing employment opportunities that complement commercial activities typically found in the Downtown, involve limited outdoor storage, and include a high level of amenities.

Allowed Uses. Implement this designation through the Business Park zone. Permit uses such as research and development, software development, advanced technology industries, wholesale businesses, certain manufacturing businesses, associated offices, and similar uses that do not compete with the Downtown, do not serve the general public, and will not create adverse impacts on the environment or surrounding uses. Also permit residences in upper floors of buildings, and allow additional building height and increased floor area ratios for these buildings. Consider allowing on a limited basis other uses that require large floor plates such as a major medical facility.

Encourage a mix of compatible uses to internalize vehicle trips and provide needed support services within close proximity to business park uses. Examples of compatible uses include business services that directly support surrounding businesses, and limited retail and service activities that serve employees and residents in the immediate areas, such as restaurants and fitness centers.