# Mixed Use 5 - (MU5)

1. Purpose

The Mixed Use 5 District (MU5) is intended to enhance the economic vitality and the pedestrian-oriented urban fabric of Poughkeepsie's neighborhoods immediately adjacent to the City's downtown center and innovation district. This shall be accomplished through development that engages the public realm, creates pedestrian-friendly street frontages, and includes a combination of vertical and horizontal mixing of retail, service, office, and residential uses. Building heights for this district will be higher to account for a gradual shift in density approaching Poughkeepsie's downtown center.

MU5

2. Lots & Parking
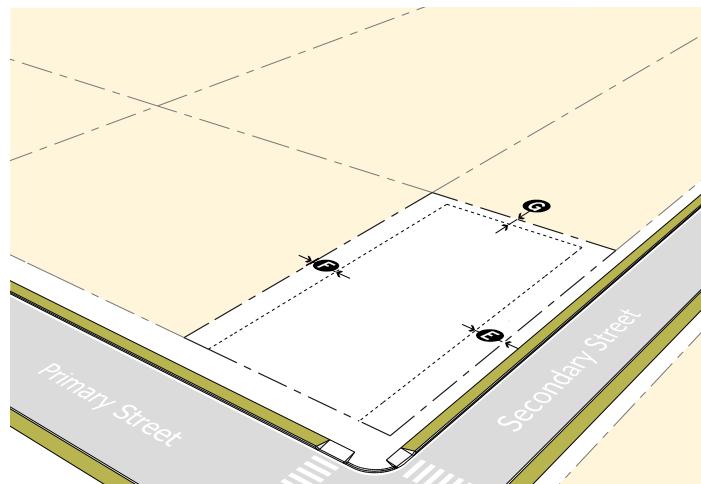
LOT AREA AND COVERAGE		
ⓐ	Lot area [min]	N/A
ⓑ	Lot width [min]	N/A
ⓒ	Lot coverage [max]	80%[1]

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[1] *Includes all impervious surfaces.*

PARKING LOCATION & ACCESS		
ⓓ	Primary street yard [min]	Not permitted
e	Secondary street yard setback [min]	10 ft
f	Side yard setback [min]	10 ft[1]
g	Rear yard setback [min]	15 ft
ⓗ	Driveway width [max]	20 ft

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[1] *Side yard parking shall be setback at least 5 feet from the front of the principal building on the same lot.*

3. Building Placement
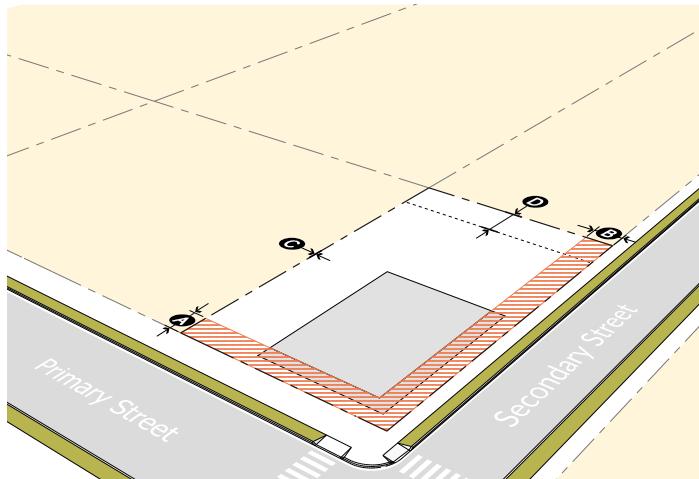
PRIMARY STRUCTURE SETBACKS		
a	Primary street setback [min/max]	0 / 15 ft
	Build-to Frontage [min]	60%
b	Secondary street setback [min/max]	0 / 15 ft
	Build-to Frontage [min]	40%
c	Side setback [min]	0 ft
	Abutting a residential lot line	15 ft
d	Rear setback [min]	15 ft
	Abutting a residential lot line	15 ft

4. Building Composition

HEIGHT		
a	Base	5 stories/68 ft
b	Bonus	Section 19-6.7
	10% Affordable Units	7 stories/94 ft
c	Minimum	2 stories/29 ft
d	Step-back depth after 5 stories [min]	5 ft
WIDTH		
e	Primary street facing building width [max]	225 ft
GROUND STORY		
f	Story height	14 ft
	Residential uses on street-facing sidewalk level require a special use permit	
ENTRANCE		
g	Distance between street-facing entrances [max]	50 ft
TRANSPARENCY		
h	Ground story [min]	50%
i	Upper story [min]	25%