

Section 20.550.010 Purpose.

- A. Purpose. The provisions of this Chapter are voluntary and incentive based, and may be applied to parcels located within the boundaries of the Transit Overlay District at the applicant's request. This Chapter shall establish densities and development regulations applicable to any development in the Transit Overlay District but shall also provide for separate standards for different development environments. These development environments shall be designated as Tier 1 and Tier 2. The Tier 1 environment will be oriented towards higher densities and more transit-friendly urban design that could be associated with high capacity transit or increased transit service. Development within Tier 2 shall encourage increased densities and be subject to certain development regulations, at a less restrictive level, but will also encourage the use of alternative transportation modes and pedestrian and transit friendly development. This Chapter shall also set forth regulations applicable to transit streets, as defined herein, located within the Vancouver Urban Growth Area.

(M-3643, Added, 01/26/2004)