

Lafayette Mercantile

The rezoning application to P-1 granted the applicant (Cortese Properties LLC) the right to place medical, real estate (specifically commercial real estate or title company, not residential sales), administrative, consultative and financial services on the upper floors and in the first floor space which lacks Mt. Diablo Boulevard frontage. Apart from this allowance, the permitted uses are those allowed in the previous zoning district (SRB).

Permitted Uses

- (a) Administrative civic;
- (b) Business and communication services where the total floor area is less than 2,000 square feet in size;
- (c) Full-service restaurant, including those with outside dining and service;
- (d) General personal service;
- (e) General retail sales;
- (f) Limited child-care;
- (g) General food sales, where the total floor area is less than 2,000 square feet in size;
- (h) Fast-food restaurant without drive-thru, drive-up or pass-thru window services;
- (i) Home/business furnishings, where the total floor area is less than 2,000 square feet in size.
- (j) On upper floors and first floor space which lacks Mt. Diablo Boulevard frontage: medical, real estate (specifically commercial real estate or title company, not residential sales), administrative, consultative and financial services

Uses requiring a permit.

- ~~(a) Administrative;~~
- (b) Commercial automotive fee parking;
- (c) Commercial recreation;
- ~~(d) Consultative service;~~
- (e) Fast-food restaurant with pass-thru pedestrian service window;
- ~~(f) Financial service;~~
- (g) General food sales, where the total floor area is or exceeds 2,000 square feet in area;
- (h) Residential dwelling units;
- (i) Utility distribution and civic service;
- (j) Retail businesses utilizing access to or from a public street having a right-of-way of 55 feet or less, which forms the common boundary between a district of any residential classification and the SRB district. The application for land use permit shall be determined by the effects of traffic upon such a street occasioned by the use within the SRB district, the characteristics of the adjacent areas, traffic problems, pedestrian traffic and other considerations found pertinent to the particular area concerned;
- (k) Business and communication services where the total floor area is or exceeds 2,000 square feet in size;
- (l) Home/business furnishings, where the total floor area is or exceeds 2,000 square feet in size;
- (m) Sales representatives and goods brokers;
- (n) Self-service laundry or retail dry cleaners which complies with Section 6-532;
- (o) Firearm sales.