



BUILDING TO GROUND RATIOS: PERCENT OF LAND COVERED BY BUILDING FOOTPRINT

- Main Street CBD Zone: 35% Building Coverage
- CBD Zone: 36% Building Coverage
- Historic Zone: 66% Building Coverage
- Leverage Opportunity Zone: 34% Building Coverage

LEGEND

- BUILDING FOOTPRINT
- MAIN ST CBD
- CBD ZONE
- HISTORIC ZONE

OBSERVATIONS:

- CBD COVERAGES ARE TYPICALLY OVER 50%. MARSHALLTOWN CBD EXHIBITS SIGNIFICANT LACK OF BUILDING COVERAGE CORRESPONDING TO LARGE AREAS OF SURFACE PARKING.

