**C-2 General Commercial District**

The C-2 general commercial district includes areas along streets carrying large volumes of traffic where commercial uses are appropriate. Regulations are designed to guide future additions or changes so as to discourage extension of existing and formation of future strip commercial development, to preserve the carrying capacity of the streets and to provide for off-street parking and loading.

**Dimensional Standards**

**Minimum district size:** None
Also see 14-7.5(D)(8)(c): Open Space Requirements

**Maximum height**: 45

**Minimum setbacks:** *Street* : 15 Side: 0 Rear: 10 (See Note 2 for *setback* abutting [*residential*](https://library.municode.com/nm/santa_fe/codes/code_of_ordinances?nodeId=CH14LADE_ART14-12DE_14-12.1DE_RESIDENTIAL) district)

2. Additional regulations: Rear yard ten feet, except on the rear of a lot abutting a residential district, in which case there shall be a [required](https://library.municode.com/nm/santa_fe/codes/code_of_ordinances?nodeId=CH14LADE_ART14-12DE_14-12.1DE_YARD_REQUIRED) rear yard of not less than twenty-five feet or twenty percent of the depth of the lot , whichever is the least. See also Section 14-8.4(J)(3) Landscape Buffer for Nonresidential Uses, fifteen-foot buffer required for nonresidential uses adjacent to residential uses.

**Max lot cover**: 60

**Open Space Requirements:**

(c) C-2 District

Open space is required for each ground-floor dwelling unit at a minimum of two hundred fifty (250) square feet. Dwelling units located above the ground floor are not required to provide open space.