

Main Street Overlay

Purpose: To provide land development standards along Main Street that maintains and enhances the corridor as a primary north-south corridor and gateway to the City of Cleburne.

This district allows for a variety of Commercial, Retail, and Office uses consistent with the base zoning district. The overlay does not apply to residential or industrial zoning districts.

Within this overlay, occupancy will not be issued for auto body shop, auto or other motorized vehicle sales and service, auto salvage, major auto service, or auto wrecker or impound lot.

Main Street Overlay

Want to find out what your property is zoned?

Click [here](#) to view our Interactive Zoning Map!



Below are some design features you might see within this overlay district:

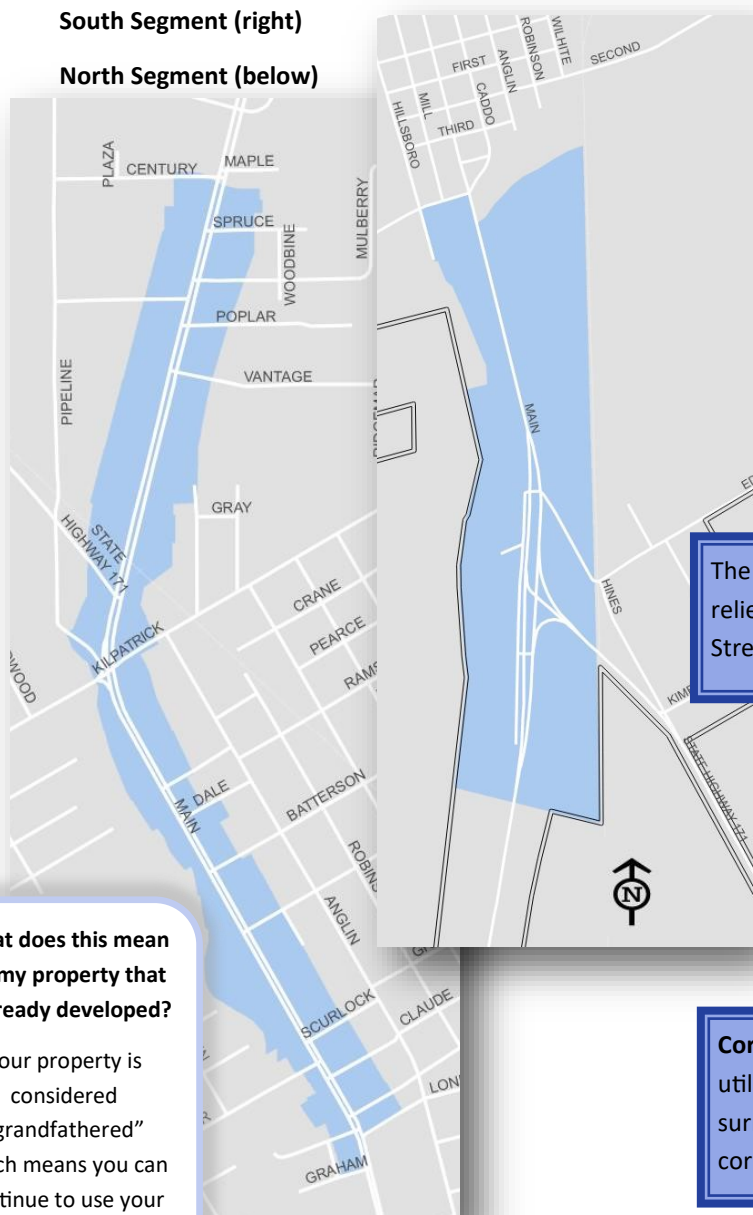
Parking Orientation: New buildings must locate parking to the side or rear of the building

Window Coverage: New buildings must provide windows on at least 35% of the front façade and 30% on other facades

The Zoning Administrator may provide administrative relief for landscaping on sites that directly abut Main Street between Kilpatrick Ave. and Poindexter Ave.

What does this mean for my property that is already developed?

Your property is considered “grandfathered” which means you can continue to use your property as you are today.



Corner Feature: Buildings at intersection corners must utilize corner features that are 15% higher than surrounding façade and finished with a decorative cap or cornice that projects from the building face

Visit us at www.cleburne.net/zoningupdate, send us an email at ZoningUpdate@cleburne.net or give us a call at 817-645-0947 or 817-556-8811 for more information!