

STANDARDS FOR THE RESIDENTIAL AND LIMITED COMMERCIAL (RC) DISTRICT

PROJECT DATA FOR A 5,000 SQUARE FOOT MULTI-FAMILY SITE	
Site Considerations	Allowed
Floor Area Ratio	80% (4,000 SF)
Building Coverage	70% (3,500 SF)
Building Height	26'
Parking	1.5 spaces/unit
Min. Unit Size	400 SF and at least 40% of the larger unit
Setbacks	Minimum Required
Front	5'
Side Yard	5' for 50% of side property line
Rear	0'

STANDARDS FOR THE SINGLE FAMILY RESIDENTIAL (R-1) DISTRICT

PROJECT DATA FOR A 5,000 SQUARE FOOT SINGLE FAMILY SITE	
Site Considerations	Allowed
Floor Area	2,150 SF (43%)
Site Coverage	473 SF - 673 SF
Ridge Height (1 st /2 nd)	18'/24'
Plate Height (1 st /2 nd)	12'/18'
Parking	1 space
ADU	150 SF min.
Setbacks	Minimum Required
Front	15'
Composite Side Yard	12.5' (25%)
Side Yard	3'
Rear	15'/3'*

*The rear setback is three feet for those portions of structures less than 15 feet in height.