

APPENDIX B

Table II: Schedule of Requirements for Area, Height and Bulk

For complete building standards and requirements refer to Section 5, District, and District Regulations.

For zoning districts not listed in this Table refer to Section 5, Districts and District Regulations.

In case of a conflict between APPENDIX B and the District Regulations of Section 5, the District Regulations shall prevail.

Zoning District ⁽⁴⁻³⁾	Minimum Lot Size			Density						Building Height				Building Coverage, including Accessory Buildings			Lot Coverage		Usable Open Space (sf per DU) ⁽³³⁾	Light and Air ⁽³⁴⁾ (ft)	Minimum Yard Dimensions						
	Area (sf)	Frontage (ft)	Circle Diameter (ft)	Lot Area per Dwelling Unit	Max. Families per Lot	FAR	FAR Premium	RDD Market Rate	RDD Affordable	Base Height, Stories	Base Height (ft)	Premium Height, Stories	Premium Height (ft)	Corner Lot %	Interior Lot %	Accessory Buildings % of Rear Yard	Corner Lot %	Interior Lot %			Front (ft)				Side (ft)		Rear (ft)
																					Street Line (ft)	Street Center (ft)	Curb Line Non-Commercial Street (ft)	Curb Line Commercial Street (ft)	Each Side (ft)	Both Sides (ft)	
C-B	5,000	50	-	1,500 ^(3-5; 4 6)	-	0.5 ⁽²⁾	-	-	-	4	50	-	-	40	40	=	-	-	75	30	10	35	-	-	6	18	20
C-C	4,000	40	-	450 ^(6 4)	-	2.0 ^(2, 9 13; 18-23; 19-24)	-	-	-	-	290	-	350 ^(13 9)	90	80	40	-	-	75	30	-	-	10	15	Note 21 ⁽¹⁾		
C-G1 Non-Residential	4,000	40	-	-	-	2.2	-	-	-	8	85	-	-	80	70	=	80	70	n/a	n/a	-	-	10	15	(1)		
C-G1 Residential & Mixed-Use	4,000	40	-	-	-	3.5	0.5	1,000	900	8	85	-	-	80	70	=	80	70	75	30	-	-	10	15	(1)		
C-G2 Non-Residential	4,000	40	-	-	-	1.8	-	-	-	10	100	-	-	90	80	=	90	80	n/a	n/a	-	-	10	15	(1)		
C-G2 Residential and Mixed-Use	4,000	40	-	-	-	4.5	0.8	900	750	10	100	14	150	90	80	=	90	80	75	30	-	-	10	15	(1)		
C-I ⁽⁵⁾	4,000	40	-	1,250 ^(6 4; 9-8)	-	1.2 ^(2; 9 8)	-	-	-	5	55 ^(9 8)	-	-	50 ^(9 8)	50 ^(9 8)	40	-	-	75	30	10 ^(9 8)	35 ^(9 8)	-	-	Note 21 ⁽¹⁷⁾	Note 21 ⁽¹⁷⁾	20 ^(9 8)
C-L	4,000	40	-	1,250 ^(4 6)	-	1.0 ⁽²⁾	-	-	-	4	45	5 ^(13 9)	55 ^(13 9)	50	50	40	-	-	75	30	10	35	-	-	Note 21 ⁽¹⁷⁾	Note 21 ⁽¹⁷⁾	20
C-N ^(10 45)	5,000	50	-	2,500 ^(15-17; 4 6)	-	0.3 ⁽²⁾	-	-	-	2	25	-	-	30	30	=	-	-	75	30	15	40	-	-	6	12	20
CW-D	4,000	40	-	-	-	1.0 ⁽²⁾	-	-	-	4	50	-	-	50	50	=	-	-	n/a	30	10	35	-	-	note 3-6 0 (4' min.)	note 3-6 14	note 3-6 15
M-G	4,000	40	-	-	-	1.0 ⁽²⁾	-	-	-	4	50	-	-	90	80	40	-	-	n/a	n/a	10	35	-	-	note 21 ⁽¹⁷⁾	note 21 ⁽¹⁷⁾	15
M-L	4,000	40	-	-	-	1.0 ⁽²⁾	-	-	-	4	50	-	-	90	80	40	-	-	n/a	n/a	10	35	-	-	note 21 ⁽¹⁷⁾	note 21 ⁽¹⁷⁾	15
R-10 Single-Family	10,000	75	-	-	1	0.50	-	-	-	2 1/2	30	-	-	20	20	=	40	40	n/a	n/a	40	65	-	-	10	20	30
R-10 Special Permit Uses	20,000	76	-	-	-	0.20	-	-	-	2 1/2	30	-	-	20	20	=	45	45	n/a	n/a	40	65	-	-	15	30	35
R-20 Single-Family	20,000	100	100	-	1	0.30	-	-	-	2 1/2	30	-	-	15	15	=	35	35	n/a	n/a	40	65	-	-	15	35	50
R-20 Special Permit Uses	40,000	100	100	-	-	0.15	-	-	-	2 1/2	30	-	-	15	15	=	35	35	n/a	n/a	40	65	-	-	20	40	65
R-5	5,000	50	-	-	1 ^(16 20)	-	-	-	-	2 1/2	30	-	-	30	30	=	-	-	150	20	20	45	-	-	6	12	30
R-5	6,000	50	-	-	2	-	-	-	-	2 1/2	30	-	-	30	30	=	-	-	150	20	20	45	-	-	6	12	30
R-5	9,000	60	-	3,000	-	-	-	-	-	3	40	-	-	30	30	=	-	-	150	20	20	45	-	-	note 3-1 ⁽³⁵⁾	note 3-1 ⁽³⁵⁾	30
R-5 ^(6 7)	30,000	150	-	2,500	-	-	-	-	-	3	40	-	-	30	30	=	-	-	150	20	20	45	-	-	note 3-1 ⁽³⁵⁾	note 3-1 ⁽³⁵⁾	30
R-6 Non-Residential Uses	10,000	70	-	-	-	0.50	-	-	-	3	35	-	-	25	25	=	75	75	n/a	n/a	15	40	-	-	10	20	20
R-6 Single-Family	5,000	50	-	-	1 ^(15 19)	0.65	-	-	-	2 1/2	30	-	-	25	25	=	50	50	n/a	20	25	50	-	-	6	12	30

R-6 Two-Family	6,000	60	-	-	2	0.70	-	-	-	2 ^{1/2}	30	-	-	25	25	=	60	60	n/a	20	25	50	-	-	6	12	30
R-7 ^{1/2} Single-Family	7,500	60	-	-	1	0.60	-	-	-	2 ^{1/2}	30	-	-	25	25	=	45	45	n/a	n/a	30	55	-	-	6	12	30
R-7 ^{1/2} Special Permit Uses	15,000	60	-	-	-	0.25	-	-	-	2 ^{1/2}	30	-	-	25	25	=	65	65	n/a	n/a	35	60	-	-	15	30	30
RA-1 Single-Family	43,560	125	125	-	1	0.25	-	-	-	3	35	-	-	15	15	=	30	30	n/a	n/a	40	65	-	-	15	35	60
RA-1 Special Permit Uses	87,120	125	125	-	-	0.15	-	-	-	3	35	-	-	15	15	=	35	35	n/a	n/a	40	65	-	-	20	40	65
RA-2 Single-Family	87,120	200	200	-	1	0.20	-	-	-	3	35	-	-	10	10	=	20	20	n/a	n/a	60	85	-	-	35	70	70
RA-2 Special Permit Uses	174,240	200	200	-	-	0.10	-	-	-	3	35	-	-	10	10	=	25	25	n/a	n/a	60	85	-	-	30	60	75
RA-3 Single-Family	130,680	200	200	-	1	0.15	-	-	-	3	35	-	-	10	10	=	20	20	n/a	n/a	60	85	-	-	35	70	70
RA-3 Special Permit Uses	261,360	200	200	-	-	0.10	-	-	-	3	35	-	-	10	10	=	25	25	n/a	n/a	60	85	-	-	30	60	75
R-H	5,000	50	-	2,000	-	-	-	-	-	4	40	-	-	30	30	=	-	-	150	30	15	40	-	-	8	18	30
R-H	20,000	100	-	1,250	-	-	-	-	-	4	40	-	-	35	35	=	-	-	150	30	15	40	-	-	note 3-3 4	note 3-3 4	30
R-H	43,560	150	-	725	-	-	-	-	-	-	125	-	-	35 ⁽¹²⁻¹⁶⁾	35 ⁽¹²⁻¹⁶⁾	=	-	-	150	30	20	45	-	-	note 3-4 5	note 3-4 5	30
R-HD	5,000					2.75	0.25	1,000	800	7	80	-	-	80	60	=	85 ⁽²⁶⁾	85 ⁽²⁶⁾	75	30	-	-	10	15	15 ⁽²⁹⁾	15 ⁽²⁹⁾	15 ⁽²⁹⁾
R-HD	43,560					4.00	0.50	1,000	800	12 / 25 ⁽²⁴⁾	135 / 275 ⁽²⁴⁾	-	-	90 ⁽²⁵⁾	80 ⁽²⁵⁾	=	90 ⁽²⁶⁾	90 ⁽²⁶⁾	75	30	-	-	10	15	15 ⁽²⁹⁾	15 ⁽²⁹⁾	15 ⁽²⁹⁾
RM-1 ⁽⁶⁻⁷⁾	5,000	50	-	3,750 ⁽¹³⁻¹⁷⁾	-	-	-	-	-	2 ^{1/2} ⁽¹⁴⁻¹⁸⁾	30 ⁽¹⁴⁻¹⁸⁾	-	-	25 ⁽¹⁴⁻¹⁸⁾	25 ⁽¹⁴⁻¹⁸⁾	=	-	-	150	20	25	50	-	-	10 ⁽¹⁴⁻¹⁸⁾	20 ⁽¹⁴⁻¹⁸⁾	30 ⁽¹⁴⁻¹⁸⁾
RM-F	5,000	50	-	2,000	-	-	-	-	-	4	40	-	-	30	30	=	-	-	150	20	15	40	-	-	8	18	30
RM-F ⁽⁶⁻⁷⁾	20,000	100	-	1,500	-	-	-	-	-	4	40	-	-	35 ⁽¹²⁻¹⁶⁾	35 ⁽¹²⁻¹⁶⁾	=	-	-	150	20	15	40	-	-	note 3-3 4	note 3-3 4	30
TCD-D Non-Residential	<43,560	40	-	-	-	3.0	-	-	-	15	175	-	-	80 ⁽²¹⁾	70 ⁽²¹⁾	=	90	90	n/a	n/a	-	-	10 ⁽²³⁾	-	-	-	⁽³¹⁾
TCD-D Non-Residential	≥43,560	100	-	-	-	6.0	-	-	-	15 ⁽²⁰⁾	175 ⁽²⁰⁾	-	-	90 ⁽²²⁾	80 ⁽²²⁾	=	95	95	n/a	n/a	-	-	10 ⁽²³⁾	-	-	-	⁽³¹⁾
TCD-D Residential & Mixed-Use	<43,560	40	-	-	-	4.35	0.4	700	550	15	175	-	-	80 ⁽²¹⁾	70 ⁽²¹⁾	=	90	90	75	30	-	-	10 ⁽²³⁾	-	-	-	⁽³¹⁾
TCD-D Residential & Mixed-Use	≥43,560	100	-	-	-	8.25	0.75	800	550	15 ⁽²⁰⁾	175 ⁽²⁰⁾	-	-	90 ⁽²²⁾	80 ⁽²²⁾	=	95	95	75	30	-	-	10 ⁽²³⁾	-	-	-	⁽³¹⁾
V-C1 Commercial Street	5,000	50	-	-	-	1.00 / 1.25 ⁽²⁷⁾	0.25	750	600	3 ⁽²⁹⁾	35 ⁽²⁹⁾	-	-	55	55	=	75	75	75	20	-	-	10	15	-	⁽³²⁾	
V-C1 Other Street	5,000	50	-	-	-	1.00	0.25	750	600	3	35	-	-	45	45	=	70	70	75	20	-	-	10	15	-	⁽³²⁾	
V-C2 Commercial Street	5,000	50	-	-	-	1.50 / 1.75 ⁽²⁸⁾	0.25	750	600	5 ⁽³⁰⁾	55 ⁽³⁰⁾	-	-	65	65	=	85	85	75	20	-	-	10	15	-	⁽³²⁾	
V-C2 Other Street	5,000	50	-	-	-	1.50	0.25	750	600	4	45	-	-	55	55	=	80	80	75	20	-	-	10	15	-	⁽³²⁾	