

RL Residential Low Density

Location:

File #:

APN:

Owner / Applicant:

LAND USE CODE COMPLIANCE			
Parcel and Density			
<i>Code Section</i>	<i>Regulation</i>	<i>Standard</i>	<i>Project Conformance / Comment</i>
9.24.030	Allowable Land use	See Table 2-4	
9.24.040	Minimum Lot Area	4,000 sf with 6,000 sf average	
9.24.040	Minimum Lot Width	60' – 30'	
9.24.040	Residential Density	Minimum 2 to max. 7.25 dwelling units per acre	
Setbacks – Table 2-7			
<i>Code Section</i>	<i>Regulation</i>	<i>Standard</i>	<i>Project Conformance / Comment</i>
9.24.050	Front	10'	
9.24.050	Side (Interior)	5'	
9.24.050	Side (Street)	10'	
9.24.050	Rear	5'	
9.24.050	Garage – Front	20'	
9.30.090	Setback exceptions	Table 3-5	
9.42.030	Accessory Structures (AS)	Same as above, or with exceptions below	
9.42.030.D.1	AS Exception: Side and Rear	3'	
9.42.030.D.1	AS Exception: If Rear Alley	5' or 15' from alley centerline (the greater)	
9.59.050.A	Streamside	Developed: 25' (or FEMA) Undeveloped: 100'	
9.59.060.A	Wetland	Developed: 50' Undeveloped: 100'	
9.59.050.C	Community Forest	150' (New lots)	
Miscellaneous Standards			
<i>Code Section</i>	<i>Regulation</i>	<i>Standard</i>	<i>Project Conformance / Comment</i>
9.24.050	Floor Area Ratio	50%	
9.24.050	Site Coverage	50%	
9.24.050	Height	35'	
9.34.020.A	Landscaping	10% or per review authority	
9.36.040.A	Parking	Minimum: 1 per unit Maximum: 2 per unit	

9.36.080 Table 3-10	Signs	8 sf (Wall Sign Under Roof)	
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Historic Resource – Yes Response May Require Design Review

Code Section	Regulation	Standard	Project Conformance / Comment
9.72.040.B	Neighborhood Conservation Area	Yes/No	
9.72.040.B	Designated Historic Landmark	Yes/No	
9.72.040.B	Designated Noteworthy Structure	Yes/No	
9.72.040.B	Determined Historically Significant	Yes/No	

Hillside Development

Code Section	Regulation	Standard	Project Conformance / Comment
9.52.020	Located on General Plan Figure PS-a	Yes/No	

Flooding

Code Section	Regulation	Standard	Project Conformance / Comment
9.060.060	100 Year Floodplain (Zones AH or AO)	Yes/No	
9.060.070.G	Coastal High Hazard (V Zone)	Yes/No	

Geologic

Code Section	Regulation	Standard	Project Conformance / Comment
9.62.020	Alquist Priolo Special Study Area	Yes/No	
9.62.020	Potentially Active Fault	Yes/No	
9.62.020	Liquefaction	Zone I or Zone II	

GENERAL PLAN COMPLIANCE

Code Section	Regulation	Standard	Project Conformance / Comment
Table LU-2	Allowable Land use	Permit Type	
Table LU-2	Residential Density	2 to 7.25 dwelling units per acre	