

Design Standards for Residential Planned Development (RP-D) #63	
Lot Size	1,860 s.f. interior lots/2,100 s.f. corner lots
Units/Acre	79 units/8.14 acres
Density	10.4 Units/acre
Setbacks	7' front yard 2.5' rear yard (25' between buildings with alleys) 3' side yards
Building Heights	35' Maximum
Distance Between Buildings	6' house side to house side* 25 rear to rear at alleys *No side yard fences allowed if less than a 5-foot side yard setback is provided.
Lot Coverage	67%
Parking Required	3 spaces per lot (garage & on-street)
Landscaping Requirements	All Plan material appropriate for Sunset Zones 8 & 9, focus on low water plants, programmable automatic controllers; mixed species trees; reduced water & maintenance focus for turf.