

# RM Residential Medium Density Zoning Compliance Table

Location:

File #:

APN:

Owner / Applicant:

<b>LAND USE CODE COMPLIANCE</b>			
<b>Parcel and Density</b>			
<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 Sq Ft	
9.24.040	Minimum Lot Width	30 Ft	
9.24.040	Maximum Lot Depth	None	
9.24.040	Residential Density	7.25 Minimum to 15 Maximum Dwelling Units per Acre	
<b>Setbacks – Table 2-7</b>			
<i>Code Section</i>	<i>Regulation</i>	<i>Standard</i>	<i>Project Conformance / Comment</i>
9.24.050	Front	10 Ft	
9.24.050	Side (Interior)	5 Ft	
9.24.050	Side (Street)	10 Ft	
9.24.050	Rear	5 Ft	
9.24.050	Garage – Front	20 Ft	
	Accessory Structures (AS)	Same as Above, or With Exceptions Below	
9.24.030.D.1	AS Exception: Side and Rear	3 Ft	
9.24.030.D.1	AS Exception: If Rear Alley	5 Ft or 15 Ft from Alley Centerline, Whichever is Greater	
9.59.050.A	Streamside	Developed: 25 Ft (or FEMA) Undeveloped: 100 Ft (or FEMA)	
9.59.060.A	Wetland	Developed: 50 Ft Undeveloped: 100 Ft	
9.59.050.C	Community Forest	150 Ft (New Lots)	
<b>Miscellaneous Standards</b>			
<i>Code Section</i>	<i>Regulation</i>	<i>Standard</i>	<i>Project Conformance / Comment</i>
9.24.050	Floor Area Ratio	.5	
9.24.050	Site Coverage	50%	
9.24.050	Height	35 Ft	
9.34.020.A	Landscaping	10% (New Subdivision) or per Review Authority	
9.36.040.A	Parking	Minimum: 1 per Unit Maximum: 2 per Unit	

9.36.080	Signs	SFR: 8 Sq Ft Multi-Family: 20 Sq Ft	
----------	-------	--	--

**Historic Resource – Yes Response May Require Design Review**

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

**Hillside Development**

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

**Flooding**

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

**Geologic**

<i>Code Section</i>	<i>Regulation</i>	<i>Standard</i>		<i>Project Conformance / Comment</i>
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**

<i>Code Section</i>	<i>Regulation</i>	<i>Standard</i>		<i>Project Conformance / Comment</i>
Table LU-2	Allowable Land use	Permit Type		
Table LU-2	Residential Density	7 to 15 Dwelling Units per Acre		