

## ROW HOUSE

<b>HEIGHT</b>		<b>U-TU-B2*</b>	<b>U-RH-2.5</b>	<b>U-RH-3A</b>
<b>A</b>	Stories, front 65% / rear 35% of zone lot depth (max)	2.5/2.5	2.5/1	2.5/1
<b>A</b>	Feet, front 65% / rear 35% of zone lot depth (max)	35'/35'	35'/19'	35'/19'
<b>B</b>	Side Wall Height, for Pitched Roof, within 15' of Side Interior and Side Street (max)	25'	25'	25'
	Upper Story Setback, for Flat Roof, Above 25': Side Interior and Side Street (min)	15'	15'	15'

<b>SITING</b>		<b>U-TU-B2*</b>	<b>U-RH-2.5</b>	<b>U-RH-3A</b>
<b>ZONE LOT</b>				
	Zone Lot Size (min/max)	6,000 ft <sup>2</sup> / 9,375 ft <sup>2</sup>	6,000 ft <sup>2</sup> / na	6,000 ft <sup>2</sup> / na
	Zone Lot Width (min)	50'	50'	50'
	Dwelling Units per Primary Residential Structure (max)	na	10	10
<b>SETBACKS</b>				
<b>C</b>	Primary Street, block sensitive setback required	yes	yes	yes
<b>C</b>	Primary Street where block sensitive setback does not apply (min)	20'	20'	20'
<b>D</b>	Side Street (min)	5'	5'	5'
<b>E</b>	Side Interior (min)	5'	5'	5'
<b>F</b>	Rear, alley/no alley (min)	12'/20'	12'/20'	12'/20'
<b>PARKING</b>				
	Surface Parking between building and Primary Street/Side Street	Not Allowed/Allowed		
	Vehicle Access	From alley; or From street when no alley present (See Sec. 5.3.7.6)		
<b>G</b>	<b>DETACHED ACCESSORY STRUCTURES</b>	See Sec. 5.3.4		

<b>DESIGN ELEMENTS</b>		<b>U-TU-B2*</b>	<b>U-RH-2.5</b>	<b>U-RH-3A</b>
<b>BUILDING CONFIGURATION</b>				
<b>H</b>	Upper Story Stepback, for Flat Roof, Above 25': Primary Street (min)	10'	10'	10'
	Street facing attached garage door width per Primary Structure (max <b>per-unit</b> )	20'	20'	20'
	Attached Garage Allowed	May follow the Detached Garage building form Side Street, Side Interior and Rear setbacks		
	Rooftop and/or Second Story Decks	See Section 5.3.5.1		
<b>GROUND STORY ACTIVATION</b>				
<b>I</b>	Pedestrian Access	Each unit shall have a street-facing Entrance		
<b>USES</b>		U-TU-B2*, U-RH-2.5 and U-RH-3A		
		Primary Uses shall be limited to Multi Unit Dwelling (3+) and allowable Group Living and Nonresidential uses. See Division 5.4 Uses and Parking		

See Sections 5.3.5 - 5.3.7 for Supplemental Design Standards, Design Standard Alternatives and Design Standard Exceptions

\*Form is permitted ONLY on corner zone lots where at least one of the intersecting streets is a collector or arterial street, according to the functional street classifications adopted by the Public Works Department.

### F. Apartment

*Not to Scale. Illustrative Only.*

