

**Assessor's Parcel Number(s):**

445026008403, 445027005402,  
445025006000, 445025005901,  
445026010901, 445026001803,  
445025002401, 445026001804,  
445025004101

**GP DESIGNATION**

SDR: Suburban Density Residential

**ZONING DESIGNATION**

RNP/SD7: Residential Natural Preserve SD7

**PROPERTY SIZE**

1,631,690 sq ft

**SETBACKS**

MIN FRONT YARD 20 ft.  
MIN REAR YARD 20 feet, or 30 feet from tree line  
MIN SIDE STREET YARD 10 ft  
MIN SIDE YARD 30 feet combined, with no one side yard of less than 10 feet.

**LOT COVERAGE**

30% Maximum

**MINIMUM LOT SIZE**

20,000 sq ft

**MINIMUM AVERAGE LOT WIDTH**

100 ft

**DENSITY**

1.0-4.3 dwelling units/acre net

**HISTORIC BUILDINGS**

None

**Addresses:** 25832, -830, -410, -426, -432, -464, -472, -550, -568 Bunker Hill Blvd; 25311, -14, -38, -46, -61, -62, -73, -86 Bunker Hill Ct; 1105, -19, -33, -47, -61, 75, -83, -91 Central Blvd; 25931, -16, -24, -32 Central Ct

These properties will require improvements to the street and utilities system. The City also prefers the property to have a new roadway that leads to Carlos Bee Boulevard. The parcels are located in close proximity to Cal State University, East Bay.



