



Assessor's Parcel Number(s):
427003603303, 427003101406

GP DESIGNATION

LDR: Low Density Residential

ZONING DESIGNATION

CO-RS/SD7: Commercial Office & Single Family Residential SD7

PROPERTY SIZE

165,060 total sq ft

SETBACKS

MIN FRONT YARD	20 ft
MIN REAR YARD	20 ft
MIN SIDE STREET YARD	10 ft
MIN SIDE YARD	5 feet, or 10 percent of the lot width at the front setback line whichever is greater up to a maximum of 10 feet.

LOT COVERAGE

40% Maximum

MINIMUM LOT SIZE

INTERIOR LOT	5,000 sq ft
CORNER LOT	5,914 sq ft

MINIMUM AVERAGE LOT WIDTH

INTERIOR LOT	50 ft
CORNER LOT	60 ft (excluding radius for street return)

DENSITY

4.3-8.7 Dwelling Units per net acre

HISTORIC BUILDINGS

- 22589 Chestnut – High Integrity
- 1442 B St – Medium Integrity
- 1436 B St – High Integrity

This property has several pre-existing structures on it as well as several historic structures. The information on this sheet reflects zoning regulations for the Single-Family Residential District.



