

Federico Village 20A Development Standards

		Proposed RS/DS Development Standards (attached sidewalk)	Proposed RS/DS Development Standards (detached sidewalk)
Lot Size (minimum)			
Area, Interior Lot		4,500 sq. ft.	4,500 sq. ft.
Area, Corner Lot		5,500 sq. ft.	5,500 sq. ft.
Width, Interior		45 ft.	45 ft.
Width, Corner		55 ft.	55 ft.
Permitted Density (maximum per lot)			
Residential Density		1 dwelling; 1 second unit	1 dwelling; 1 second unit
Setbacks (minimum)			
Front ²		15 ft. to living space or side wall of garage; 12.5 ft. to porch 18 ft. min. driveway depth	15 ft. to living space or side wall of garage; 12.5 ft. to porch 18 ft. min. driveway depth
Sides ²	Interior Lots: Corner Lots:	4 ft. 4 ft. interior side 12.5 ft. street side on first floor 15 ft. street side on second floor	4 ft. 4 ft. interior side 12.5 ft. street side on first floor 15 ft. street side on second floor
Rear		10 ft. minimum with minimum usable open space of 697 s.f. Optional outdoor patio permitted within usable space	10 ft. minimum with minimum usable open space of 697 s.f. Optional outdoor patio permitted within usable space
Coverage (maximum)			
Site Coverage		None	None
Height (maximum)			
Height		35 ft.	35 ft.
Supplemental Design Standards			
1. Front Yard Stagger		None required, but optional per unit design	
2. Stagger for 3 rd Car Garages		2 ft. between 3 rd car bay and two-car garage	
3. Two-story unit mix		No limit	
4. Separation Between Second Story Elements		A minimum of 8 feet shall be provided between second story elements of adjacent two-story dwellings	A minimum of 8 feet shall be provided between second story elements of adjacent two-story dwellings
5. Building Exterior		Architectural treatment shall be applied to all elevations of a building. At a minimum, all doors, windows and other wall openings shall be trimmed consistent with the architectural style. Panelized windows or other architectural treatment shall be used on all garage doors.	