

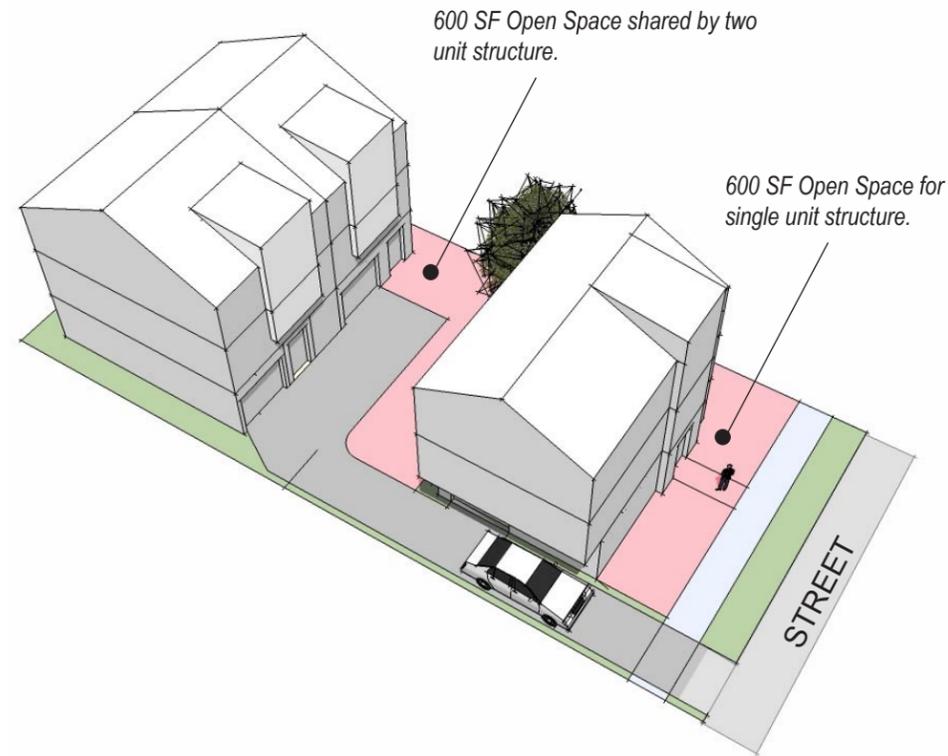
Residential Amenity Area (RAA) LR1 Example

Key

- Required Open Space or Residential Amenity Area
- Vehicle Driveway Area
- Other Open Space or Area Available for Green Factor Requirement

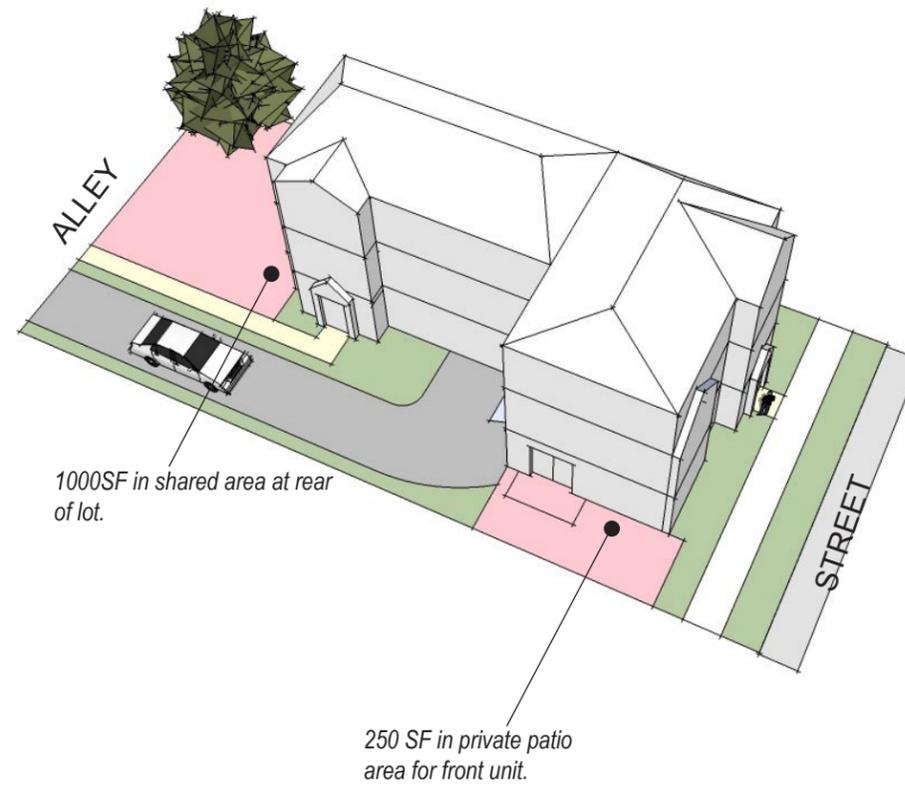
Current Code (LDT) Townhouse - 3 Units

- 600 SF Open Space Per Single Unit Structure**
600 SF Shared Open Space For Two-Unit Structure
- 600SF provided in front yard of single unit structure.
 - 600SF shared open space for two-unit rear structure.
 - 1,200SF total open space.
 - 3 Units allowed at density limit of 1 DU / 2000SF.



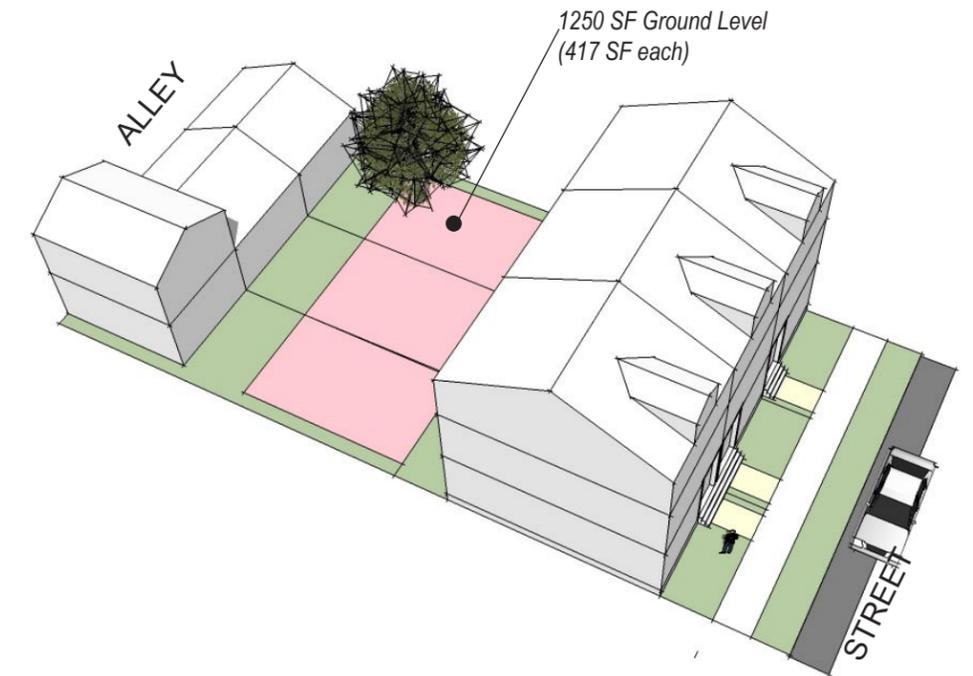
Proposed Multifamily Code (LR1) Townhouse - 2 Units

- 25% Lot Area Requirement**
- 5,000 SF Lot.
 - 1,250 SF RAA @ 25% Lot Area.
 - One large shared area and one smaller private amenity area.
 - Two Units allowed at density limit of 1 DU / 2200SF.



Proposed Multifamily Code (LR1) Rowhouse - 3 Units

- 25% Lot Area Requirement**
- 5,000 SF Lot.
 - 1,250 SF RAA @ 25% Lot Area.
 - RAA located entirely in rowhouse backyards.



Residential Amenity Area (RAA) LR2 Example

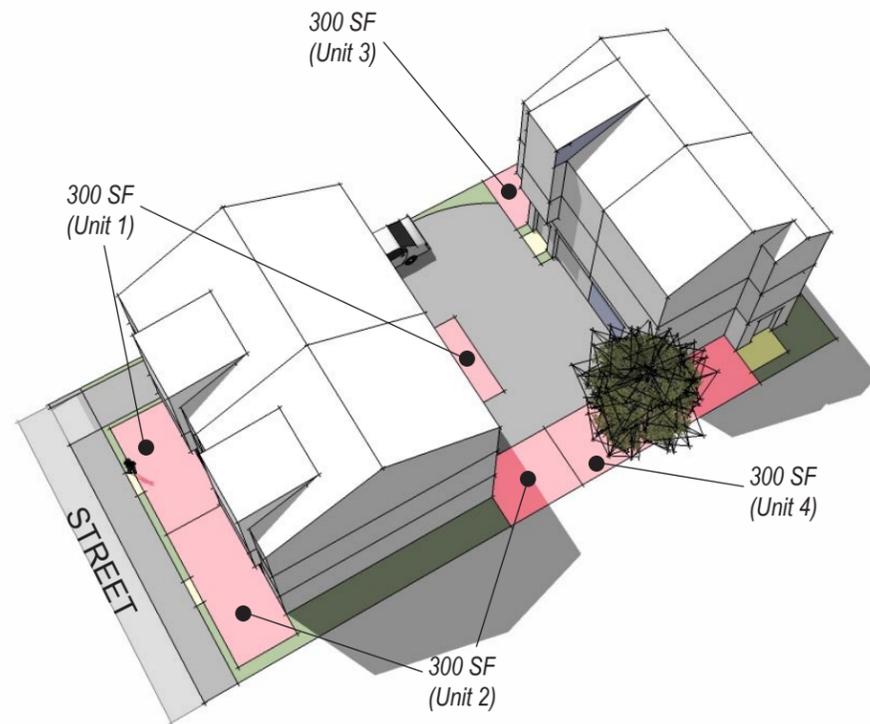
Key

- Required Open Space or Residential Amenity Area
- Vehicle Driveway Area
- Other Open Space or Area Available for Green Factor Requirement

Current Code (L2) Townhouse - 4 Units

300 SF Open Space Per Unit Requirement

- Must be adjacent to housing unit
- Uses front, rear and side yards
- 1200 SF Open Space @ 300 SF x 4 Units



Proposed Multifamily Code (LR2) Townhouse - 3 Units

25% Lot Area Requirement

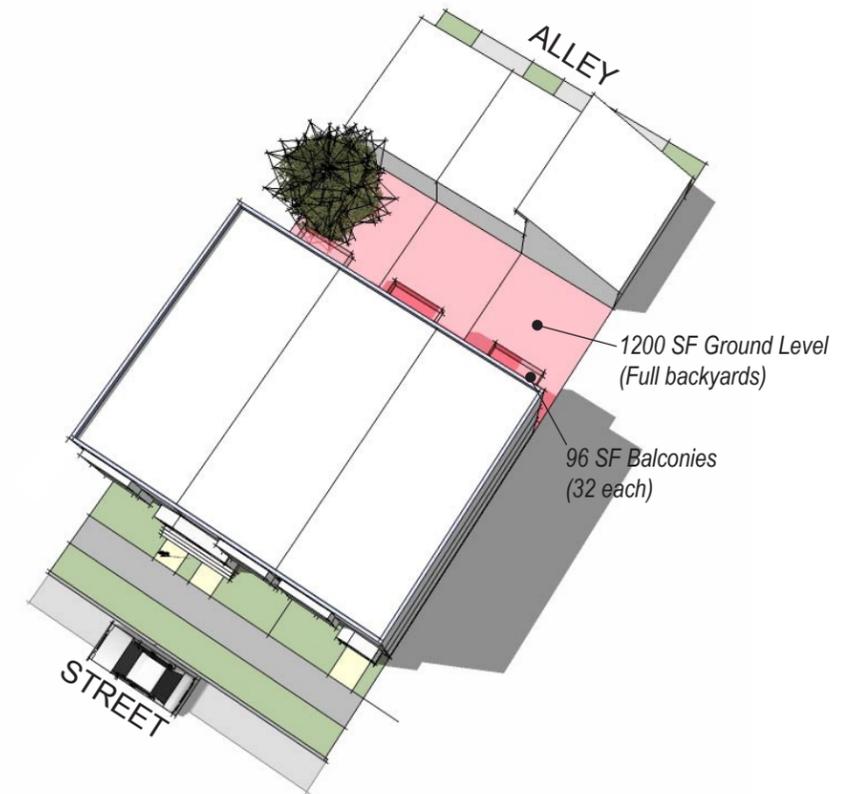
- 5,000 SF Lot
- 1,250 SF RAA @ 25% Lot Area
- Uses side and rear setback areas.
- Rear building setback increased to 10'.
- Consolidated in one large area.



Proposed Multifamily Code (LR2) Rowhouse - 3 Units

25% Lot Area Requirement

- 5,000 SF Lot
- 1,250 SF RAA @ 25% Lot Area
- Small amount provided in balconies
- Primarily located in rowhouse backyards



Residential Amenity Area (RAA) LR3 Example

Current Code (L3) Apartment - 6 Units

25% Lot Area Requirement At Least 2/3 Must be at Ground Level

- 5,000 SF Lot
- 6 Units, 2 Per Floor, Avg. 700 SF
- Surface parking
- **1,250 SF Open Space @ 25% Lot Area**
- Located in one large area at rear of unit.
- Note: A larger structure could be built with larger average unit sizes.



Key

- Required Open Space or Residential Amenity Area
- Vehicle Driveway Area
- Other Open Space or Area Available for Green Factor Requirement

Proposed Code (LR3 - Inside Village) Apartment - 15 Units

25% Lot Area Requirement At Least Half Must be at Ground Level

- 5,000 SF Lot
- **15 Units @ Avg. 500 SF**
- Below grade and/or reduced parking
- **1,250 SF RAA @ 25% Lot Area**
- At Least 650 SF at ground
- Front setback increased to 10'.

