

Standards for Medium Density Residential Development MHMC 18.29

Townhouse Development Standards 18.29.050 (A)							
Lot #	Lot Size Min. required: 1440 sq. ft. (w/ 25% reduction, 1080 sq. ft.)	Lot Width Min. required: 24 ft. (w/ 25% reduction, 18 ft.)	Lot Depth Min. required: 60 ft. (w/ 25% reduction, 45 ft.)	Front setback Min. required: 0	Side setback Min. required: 0	Rear setback Min. required: 0	Max lot coverage 55% (w/25% increase, 69%)
1	2523/1984 (not including "existing hedge" area)	30	62	2	5/0	15	43
2	1681	26	62	5	0/0	12	64
3	1681	25	62	2	0/0	15	64
4	2165	30	62	5	0/5	12	50
5	2165	31	62	5	5/0	12	50
6	1681	26	62	2	0/0	15	64
7	1681	26	62	5	0/0	12	64
8	2081	31	62	2	0/5	15	52

Single Family Detached 18.29.050 (A)							
Lot #	Lot Size Min. required: 4500 sq. ft. (w/25% reduction, 3375 sq. ft.)	Lot Width Min. required: 40ft. (w/25% reduction, 30ft.)	Lot Depth Min. required: 80 ft. (w/25% reduction, 60ft.)	Front Setback Min. required: 15ft.	Side Setback Min. required: 4ft.	Rear Setback Min.required :15ft	Max lot coverage 50%
9. Existing House	9640	47	112	20	5/15	55	11
10. SFD	3973	38	109	19	5/5	40	29
11. SFD	3631	38	103	19	5/5	28	32
12. SFD	3290	38	89	15	5/5	22	36

Duet Development Standards 18.29.050 (A)							
Lot #	Lot Size Min. required: 3000sq.ft. (w/25% reduction, 2250 sq. ft.)	Lot Width Min. required:30 ft. (w/ 25% reduction, 22.5 ft.)	Lot Depth Min. required: 85 ft. (w/ 25% reduction, 64 ft.)	Front Setback Min required: 10ft.	Side Setback Min required: 3/0 ft interior 6/0 ft. exterior	Rear Setback Min. required: 10ft.	Max lot coverage 50%
13. Duet	1978	25	84	15	0/5	20	38
14. Duet	1782	25	78	15	5/0	13	42

XX = does not meet minimum development standard

XX = does not meet minimum development standard by more than 25%