

spectrum of zones AT-A-GLANCE



Residential House-Scale

	RR	LA	R1			R2			R2		R3				R4		
	RURAL	LAK E ATX	R1A	R1B	R1C	R2A	R2B	R2C	R2D	R2E	R3A	R3B	R3C	R3D	R4A	R4B	R4C
UNIT	One	One	One	One	One	Two	Two	Two	Two	Two	Three	Three	Three	Three	Four	Four	Four
MOST SIMILAR TO	RR	LA	SF-1	SF-2	SF-2	SF-2	SF-3 & SF-4B	SF-3 & SF-4B	SF-4A	SF-4A	SF-3 & SF-4B	SF-3 & SF-4B	SF-3 & SF-4B	SF-3 & SF-4B	SF-5	SF-5	SF-5
BUILDING HEIGHT (FT)	35	35	35	35	32	32	35	32	35	32	32	35	32	32	32	32	32
FRONT SETBACK (FT)	40	40	25	25	25	25	25	25	15	15	25	25	25	15	25	15	15
BUILDING COVER	20%	Varies	35%	40%	40%	40%	40%	40%	55%	55%	40%	40%	40%	40%	40%	40%	40%
IMPERVIOUS COVER	25%	Varies	40%	45%	45%	45%	45%	45%	65%	65%	45%	45%	45%	45%	45%	45%	45%
FORM CONTROLS	Basic	Basic	Basic	Basic	Add'l	Add'l	Basic	Add'l	Basic	Add'l	Add'l	Basic	Add'l	Add'l	Add'l	Add'l	Add'l
AFFORDABLE HOUSING BONUS	Yes	Yes	Yes	Yes	Yes	No	No	No	No	No	No	No	No	No	Yes	Yes	Yes
ACCESSORY DWELLING UNIT	With Bonus	With Bonus	With Bonus	With Bonus	With Bonus	Allowed	Allowed	Allowed	Allowed	Allowed	Allowed	Allowed	Allowed	Allowed	Allowed	Allowed	Allowed

