



## SUMMARY SITE REQUIREMENTS GUIDE

This is provided as a courtesy summary.

There may be slight variations to these rules depending on the lot dimensions. Please check with Planning Services

Zoning District	Minimum Lot Size		Minimum Setbacks			Maximum Lot Coverage	Maximum Height
	Area	Width	Front	Side*	Rear		
"RH"	10,000 sq. ft – area will differ for sloping sites	60 ft.	25 ft.	7 ft., 15 ft. min. total, for both sides	25 ft.	40%	28 feet or 2 ½ stories (whichever is greater)
"R-1"	6,000 sq. ft.	50 ft.	15 ft.	6 ft.	20 ft.		
"R-2"	Single Family: 5,000 sq.ft. Duplex: 7,500 sq. ft. Triplex: 10,000 sq. ft.	50 ft. 50 ft. 75 ft.				20 ft. for garages	6 ft.
"R-3"	Single Family: 5,000 sq.ft. Duplex: 7,500 sq. ft. Triplex: 10,000 sq. ft. Additional units: 2,000 sq. ft. per unit over the first 3 units.	50 ft. 50 ft. 75 ft.					
"R-4"	Single Family: 5,000 sq.ft. Duplex: 7,500 sq. ft. Triplex: 10,000 sq. ft. Additional units: 1,500 sq. ft. per unit over the first 3 units.	50 ft. 50 ft. 75 ft.					
"R-5"	Single Family: 5,000 sq.ft. Duplex: 7,500 sq. ft. Triplex: 10,000 sq. ft. Additional units: 1,000 sq. ft. per unit over the first 3 units.	50 ft. 50 ft. 75 ft.					75 ft.

\*Increased sideyard setbacks may be required for second story wall lines.

### Community Development – Planning Services

P. O. Box 391, Redwood City, CA 94064  
1017 Middlefield Road, Redwood City, CA 94063  
(650) 780-7234, FAX (650) 780-0128

[www.redwoodcity.org](http://www.redwoodcity.org) – E-Mail: [planning@redwoodcity.org](mailto:planning@redwoodcity.org)

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## ACCESSORY STRUCTURES

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### Setbacks:

- ▶ Same front and side yard setbacks as for the main structure.
- ▶ Rear yard setback is 6 feet.
- ▶ Maximum of 50% of the rear yard area can be covered by an accessory structure.
- ▶ For accessory living units, these standards do not apply. All setbacks are the same as indicated for the main structure.

### Height:

- ▶ Maximum height of the top most point of the structure shall not exceed 14 feet. Top of the wall height (plate line) shall not exceed 9 feet.

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## OFF-STREET PARKING

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- ▶ **Single family dwelling (4 bedrooms or less)**  
Two covered spaces not located within the front and side yard setbacks.
- ▶ **Single family dwelling (5 bedrooms or more)**  
Two covered spaces, plus 0.5 covered space for every bedroom beyond 4.
- ▶ **Multiple family dwellings (2+ units):**  
Two spaces per unit, one covered for each unit, plus one space for every 4 units for guest or visitor parking – not located within front and side yard setbacks.

\*Additional requirements are listed in Article 30 of the Zoning Ordinance.