

Precedent Examples for Proposed Building Width and Other Standards

With Google Street View (where available) and Aerial Photo

Multi-family (Apartments and Condos)

Type 1 Urban Form Precedents

11395 SW Toulouse Street

Toulouse Street block-wide multi-family

Building Width 257 feet

Front Setback 5 feet



Type 2 Urban Form Precedents

11489 SW Toulouse Street

Toulouse Street small multi-family

Building Width 100 feet

Front Setback 6 feet



Type 2 Urban Form Precedents continued

28796 SW Ashland Loop

Traditional multi-family-Boulder Creek

Building Width 116 feet

Setback from Street 30 feet

Setback from Parking lot 20 feet



7114 SW McDonald Drive

Traditional multi-family-Berkshire Court

(Could be Type 3 Urban Form if buildings without single-level connection)

Building Width 125 feet

Setback from Street 35 feet

Setback from Parking lot 20 feet



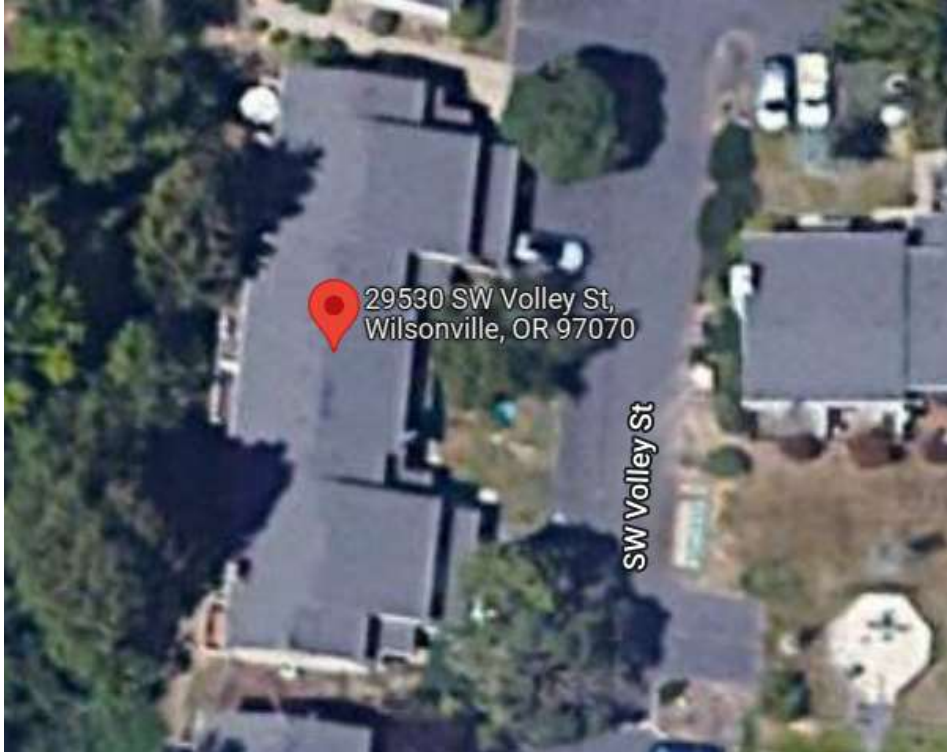
Type 2 Urban Form Precedents continued

29530 SW Volley Street

Six-unit condo building

Building Width 120 feet

Setback from Circulation Drive 16 feet



Plexes and Townhouses

Type 1 Urban Form Precedents

28515 through 28535 SW Paris Ave

Villebois six-unit townhouse

(Could also be Type 2 Urban Form)

Building Width `92 feet

Front Setback 10 feet



29136 through 29152 SW Costa Circle E

Five-unit townhouse in Villebois next to detached single-family

(Could also be Type 2 Urban Form)

Building Width 88 feet

Front Setback 15 feet

Distance Between Buildings 8 feet



Type 2 Urban Form Precedent

29520 SW Brown Road
Older six-unit apartment building
Building Width 98 feet
Setback from Parking Lot 5 feet



Type 3 Urban Form Precedents

28760 and 27870 SW Painter Drive
Two-unit townhouse (aka attached single-family) Frog Pond West
Building Width 83 feet
Front Setback 15 feet



Type 3 Urban Form Precedents continued

29455 SW Serenity Way

Older triplex

Building Width 80 feet

Front Setback 20 feet



29670 SW Brown Road

Older four-plex, with stacked flats

Building Width 55 feet

Setback from Parking Lot 5 feet



Type 3 Urban Form Precedents continued

29631 SW Serenity Way

Older four-plex (side by side configuration)

Building Width 89 feet

Front Setback more than 20 feet



28741 through 28753 SW Costa Circle East

Four-unit townhouse on Costa Circle

Building Width 78 feet

Front Setback 15 feet

Distance Between Buildings 10 feet



Detached Single-Family

Type 1 Urban Form Precedent

11325 and 11331 SW Barber Street

Narrow detached homes
Building Width 20 feet, each
Distance between buildings 5 feet
Front Setback 5 feet



Type 2 Urban Form Precedent

7245 SW Chestnut Lane

Frog Pond West small-lot detached home
Building Width 38 feet
Front Setback 10 feet
Distance Between Homes 8 feet



Type 3 Urban Form Precedents

6761 SW Primrose Court

Street of Dreams single-family Frog Pond West

Building Width 90 feet

Front Setback 20 feet



30944 SW Kensington Drive

Detached single-family home from 1990's

Building Width 53 feet

Front Setback 25 feet

Distance Between Buildings 12 feet

