

PROPOSED MF-6 BONUS

	Existing MF-6	Proposed MF-6	MF-6 With bonus	VMU
MINIMUM LOT SIZE (square feet):	8,000	8,000	8,000	Base district
MINIMUM LOT WIDTH:	50	50	50	Base district
MAXIMUM DWELLING UNITS PER LOT:	–	54/acre	–	–
MAXIMUM HEIGHT:	90	90	120	Base district
MINIMUM SETBACKS:				
FRONT YARD:	15	15	15	–
STREET SIDE YARD:	15	15	15	–
INTERIOR SIDE YARD:	5	5	5	–
REAR YARD:	10	10	10	Base district
MAXIMUM BUILDING COVERAGE:	70%	70%	70%	–
MAXIMUM IMPERVIOUS COVER:	80%	80%	80%	Base district
MAXIMUM FLOOR AREA RATIO	–	1:1	–	–
PARKING	Appendix A	Appendix A	60% of Appendix A	60% of Appendix A
ON-SITE AFFORDABLE HOUSING	NA	NA	REQUIRED: Owner: 10% @ 60% MFI for 99 Rental: 10% @ 60% MFI for 40 years PLUS: Proportional unit mix	REQUIRED: Owner: 5% @ 80% MFI for 99 years + 5% @ 100% MFI for 99 years Rental: 10% @ 80% MFI for 40 years