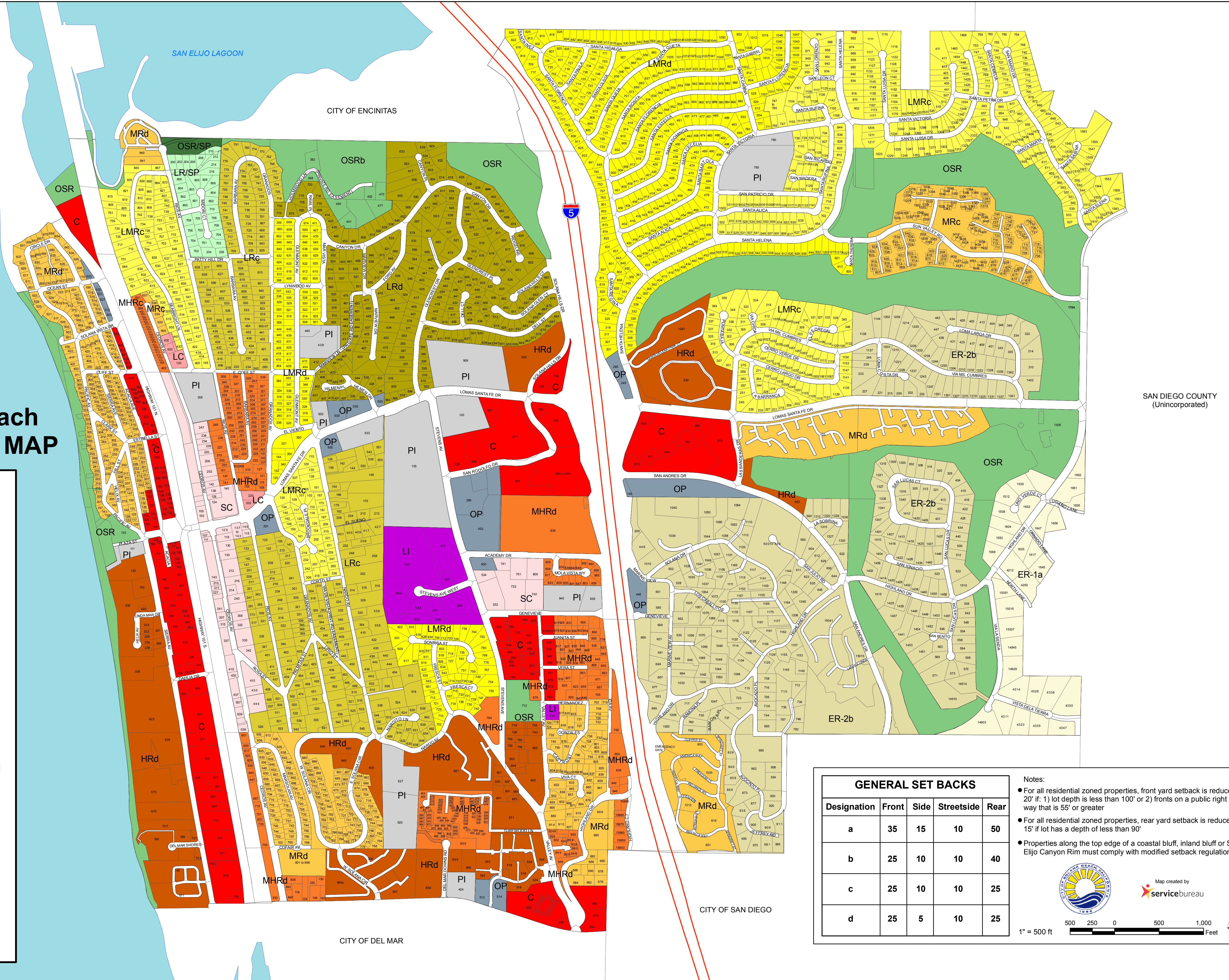


City of Solana Beach OFFICIAL ZONING MAP

Last Update May 2007

- ER** Estate Residential
1 DU/Acre
- ER-2** Estate Residential
1-2 DU/Acre
- LRc** Low Residential
3 DU/Acre
- LRd** Low Residential
3 DU/Acre
- LMRc** Low-Medium
Residential
4 DU/Acre
- LMRd** Low-Medium
Residential
4 DU/Acre
- MR** Medium Residential
5 - 7 DU/Acre
- MHR** Medium-High
Residential
8 - 12 DU/Acre
- HR** High Residential
13-20 DU/Acre
- SC** Special Commercial
- LC** Light Commercial
- C** General Commercial
- LI** Light Industrial
- OP** Office Professional
- PI** Public / Institutional
- ROW** Road Right-Of-Way
- LR/SP** Low Residential /
Specific Plan
- OSR/SP** Open Space
Recreation /
Specific Plan
- OSR** Open Space /
Recreation



GENERAL SET BACKS				
Designation	Front	Side	Streetside	Rear
a	35	15	10	50
b	25	10	10	40
c	25	10	10	25
d	25	5	10	25

- Notes:
- For all residential zoned properties, front yard setback is reduced to 20' if: 1) lot depth is less than 100' or 2) fronts on a public right of way that is 55' or greater
 - For all residential zoned properties, rear yard setback is reduced to 15' if lot has a depth of less than 90'
 - Properties along the top edge of a coastal bluff, inland bluff or San Elijo Canyon Rim must comply with modified setback regulations



Map created by
servicebureau

