

# Exhibit G - Front & Side Setbacks & Stepbacks

## a. Front Setbacks

A 2:1 building height/setback ratio shall be maintained from all front property lines (applied to the portion of building fronting the property line, not the entire building)(see Figure 4-19, below).

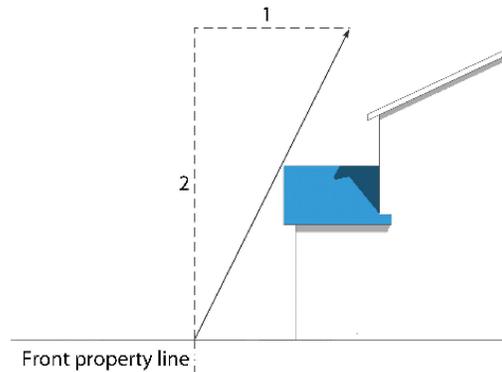


Figure 4-19: Front Setback

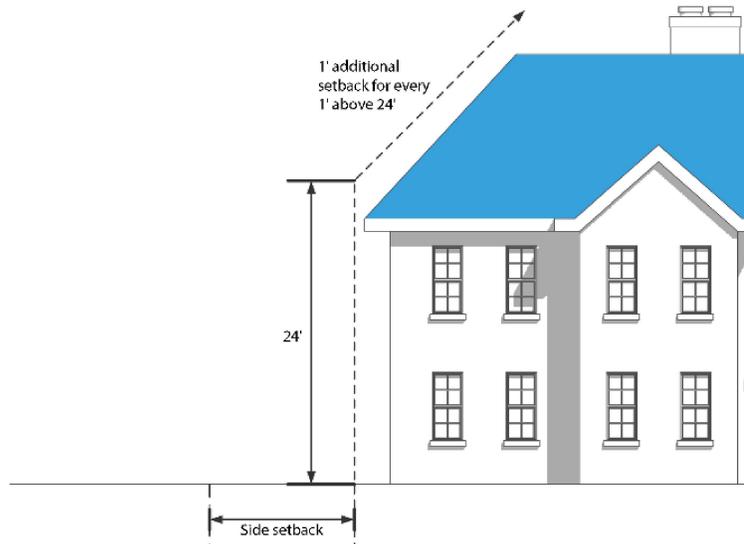
## b. Side Setbacks

1. Any building abutting a property zoned LL (all districts), SF (all districts), MF-14, or MD-PD shall comply with the minimum side building setbacks of the abutting residential zoning district along the common property line (see Figure 4-20, below).
2. Any portion of any building that exceeds 24 feet in height shall maintain an



Figure 4-20: Side Setback

additional one-foot side-yard setback for each foot of height over 24 feet (see, Figure 4-21 below).



**Figure 4-21: Side Yard Stepback**

3. Within the rear setback and the larger of the front setback or 15 feet from any front property line, portions of any building that exceed 12 feet in height shall maintain an additional one-foot side yard for each foot of height over 12 feet (see Figure 4-22, below).