

Attachment 2: Project Data/Compliance

Project Address: 2645 Rebeiro Avenue
Zoning: R1-6L

Project Number: PLN25-00387

Standard	Existing	Proposed	Requirement	Complies? (Y/N)
Lot Area (SF) (min):	5,338	5,338	6,000	N (Existing)
Lot Area per Dwelling Unit (SF):	5,338	5,338	--	--
Building Square Footage (SF)				
1st Floor:	1,169	2,102	--	--
2nd Floor:	--	1,201	--	--
Porch/Patio:	154	32	--	--
Total:	1,323	3,335	--	--
Floor Area Ratio:	0.25	0.62	40%	Y
% of 2nd floor to 1st floor:	--	56%	66% max	Y
Building Coverage (%)				
Building Coverage (All):	25%	40%	40% max	Y
Rear Yard Accessory Building Coverage:	--	--	40% max	--
Main Building Setbacks (FT)				
Front (1st floor):	20'-10"	20'-1"	20'-0"	Y
(2nd floor):	--	29'-0"	25'-0"	
Left Side (1st floor):	5'-2"	5'-0"	5'-0"	Y
(2nd floor):	--	10'-0"	10'-0"	
Right Side (1st floor):	5'-8"	5'-0"	5'-0"	Y
(2nd floor):	--	10'-0"	10'-0"	
Side, Corner:	--	--	--	--
Rear (1st floor):	22'-1"	23'-6"	20'-0"	Y
(2nd floor):	--	29'-6"	20'-0"	
Height (FT)				
Main building:	16'-0"	24'-6"	25'-0"	Y
Accessory building:	--	--	--	--
# of Bedrooms/Bathrooms:	3/2	4/3	--	--
Parking:				
Is the site Gov. Code 65863.2 (AB 2097) eligible?				N
Off-street	2	2	2	Y
Common Living Area (SFR)	36%	51%	Min 25%	Y