

244-3 Highway 1
Carmel Highlands, CA 93923
APN# 241-182-003-000

ZONING ANALYSIS

Parcel Size 23,958 sf (.55 acres) (Monterey County GIS)
28,314 sf (.65 acres) (survey sketch)

Planning area Carmel LUP (Monterey County)

Zoning LDR/1-D(CZ)

Main Structure(s)

Minimum Setbacks
Front 30 feet
Side 20 feet
Rear 20 feet

Maximum Height 30 feet

Accessory Structures (habitable)

Minimum Setbacks
Front 50 feet
Side 6 feet
Rear 6 feet

Maximum Height 15 feet

Building Site Coverage, Maximum 15% 3,594 sf (Based on .55 acre lot size)

Maximum building area (Floor area) Unrestricted (limited only by maximum height and site coverage)

Note:

Further analysis is recommended to determine the developable area of the property based on topography, easements and utility locations.