






Alternative C: Selected Changes to Existing Residential Districts & 3 Crocker Park Sites to Mixed Use



-  Rezone Split Parcels and 49 & 55 San Francisco Ave. to R-3
-  Rezone from Commercial to Mixed Use (20 units/acre minimum after 25% land dedication)
-  Establish a Minimum Density (29 units/acre) in the Existing R-3 District
-  Establish a Minimum Density (20 or 21.8 units/acre) & Reduce Lot Size Minimums in the R-2
-  Rezone from R-1 to R-2 with Minimum Densities (as indicated above)
-  Current Zoning District Boundary (approximate)

Note: Also includes zoning text amendments for lot splits, mergers and secondary dwelling units in the R-1 District

