

Area, Dimensional, and Density Requirements

Zone	R-7	R-9	R-11	RMD	RHD	CO	CN
Minimum lot area	5,000 sf	7,000 sf	9,000 sf	3,500 sf	n/a	3,000 sf	5,000 sf
Minimum lot width/frontage	35 feet	50 feet	65 feet	40 feet*	30 feet*	40 feet*	50 feet
Density, minimum net	n/a	n/a	n/a	4 units/acre	10 units/acre	n/a	n/a
Density, maximum net	n/a	n/a	n/a	14 units/acre	40 units/acre	n/a	n/a
Maximum building height	30 feet	30 feet	30 feet	35 feet	35 feet	30 feet	35 feet
Maximum lot coverage	45%	40%	30%	50%	50%	50%	50%
Maximum site coverage	65%	60%	50%	75%	75%	75%	80%
Minimum front setback	15 feet	25 feet	20 feet	15 feet*	15 feet*	15 feet*	
Garage entrance setback	20 feet	20 feet	20 feet	20 feet	20 feet	20 feet	
Minimum rear setback	20 feet	25 feet	25 feet	15 feet	15 feet	15 feet	15 feet from alley or adjacent residential zone
Minimum side setback	5 feet	7 feet	7 feet	5 feet*	5 feet*	5 feet*	
Minimum side setback (street)	13 feet	13 feet	13 feet	5 feet	5 feet	5 feet	n/a
Minimum side setback (alley)	5 feet	7 feet	7 feet	5 feet	5 feet	5 feet	5 feet
Detached Accessory							
Minimum rear setback on rear 1/3 of lot	10 feet	10 feet	10 feet	5 feet	5 feet	5 feet	15 feet from alley or adjacent residential zone
Minimum side setback on rear 1/3 of lot	3 feet	3 feet	3 feet	5 feet	5 feet	5 feet	
Maximum building height	not to exceed primary building*						
Maximum Building footprint	not to exceed primary building*						
Municipal Code Chapter	17.10	17.11	17.12	17.14	17.15	17.20	17.21

*Special Circumstances exist, see applicable Chapter in the Port Angeles Municipal Code

This document was created for reference purposes ONLY, please review Port Angeles Municipal Code for codified zoning regulations. Please do not hesitate to contact DCED with questions about a detailed development proposal.

Area, Dimensional, and Density Requirements

Zone	CSD	CA	CBD	CR	IL	IH
Minimum lot area	n/a*	n/a*	n/a*	7,000 sf	7,000 sf	7,000 sf
Minimum lot width/frontage	50 feet	50 feet	n/a	50 feet	n/a	n/a
Density, minimum net	n/a	n/a	n/a	n/a	n/a	n/a
Density, maximum net	n/a	n/a	n/a	n/a	n/a	n/a
Maximum building height	35 feet	35 feet	45 feet*	35 feet	35 feet	75 feet*
Maximum lot coverage	50%	60%	n/a	60%	n/a	n/a
Maximum site coverage	80%	80%	n/a	80%	n/a	n/a
Minimum front setback		n/a	n/a*	n/a	25 feet*	
Garage entrance setback		n/a	n/a	n/a	n/a	
Minimum rear setback	15 feet from alley or adjacent residential Zone*	15 feet from alley or adjacent residential zone	Loading Structure must be 15 feet from alley	15 feet from alley or adjacent residential zone	25 feet*	30 feet from ROW, 15 feet from residential and commercial zone, or increased for mitigation*
Minimum side setback					15 feet*	
Minimum side setback (street)	5 feet	n/a	10 feet from alley or adjacent residential zone*	n/a	n/a	
Minimum side setback (alley)	15 feet	15 feet		15 feet	n/a	
Detached Accessory Structures						
Minimum rear setback on rear 1/3 of lot	15 feet from alley or adjacent residential zone	15 feet from alley or adjacent residential zone	15 feet from alley or adjacent residential zone	15 feet from alley or adjacent residential zone	See above	See above
Minimum side setback on rear 1/3 of lot						
Maximum building height	not to exceed primary building*					
Maximum Building footprint	not to exceed primary building*					
Municipal Code Chapter	17.22	17.23	17.24	17.25	17.32	17.32

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