### TYPE I
**Mixed Use**
- Yard: The area outside the Principal Building

### TYPE II & IIa
**Residential**
- Porch: An unglazed enclosed structure
- Balcony: An unglazed overhanging structure
- Outbuilding: No restriction to location when the designated portion of the yard

### TYPE III
**Residential**
- Parking: An open area dedicated to the parking of automobiles

### TYPE IV
**Residential**

### TYPE V & VI
**Residential**

### TYPE VII
**Residential**

### TYPE VIII
**Residential**

#### SPECIFICATIONS
1. Yard setbacks for the larger structures in the area classified as a decision are always at 5'.
2. Build height: 4 stories above ground level.
3. Front, rear, and side yards are measured from the property line to the center of the building.

#### HEIGHT
- The vertical distance between the crown of the roof and the centerline of the lot (unless otherwise noted) is specified on a structure.

#### YARD
- One half of the larger Courtyard is to be a decision.

#### 7KLVGLQZHPLQG
- Homogeneous residential districts.

#### ER>>>HJUDGH
- Restrictions on the placement of automobiles.

#### 5RRIHGVWUXFWXUHV
- Or FDWHG ZLWKLQ
- Building.

#### DUANZ PLATER-ZYBERK & CO.
**TOWN PLAPPERS**
**OCTOBER 15 2014 DISCUSSION DRAFT**

### THE SEASIDE CODE (2014) ★ URBAN CODE

#### MIXED USE
- In this type, the principal building must be separated from its
- Support for the ground floor of the structure.

#### TYPE I
- Yard: The area outside the Principal Building
- Balcony: An unglazed overhanging structure

#### TYPE II
- Porch: An unglazed enclosed structure

#### TYPE III
- Balcony: An unglazed overhanging structure

#### TYPE IV
- Outbuilding: No restriction to location when the designated portion of the yard

#### TYPE V & VI
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#### TYPE VII
- Yard setbacks for the larger structures in the area classified as a decision are always at 5'.

#### TYPE VIII
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