

SFR-4.5 TYPE E

MINIMUM LOT SIZE: 4,500 sqft
MAX. LOT COVERAGE: 55% INTERIOR LOT
60% CORNER LOT

MINIMUM SETBACKS:
FRONT YARD: (INTERIOR LOTS)
TO STRUCTURE = 15'-0"
TO GARAGE DOOR = 20'-0"
TO PORCH = 13'-0"
SIDE YARD = 5'-0"
REAR YARD = 15'-0"

MINIMUM SETBACKS:
FRONT YARD: (CORNER LOTS)
STREET SIDE = 10'-0"
FRONT = 15'-0"
TO GARAGE DOOR = 20'-0"
TO PORCH = 13'-0"
SIDE YARD = 5'-0"
REAR YARD = 15'-0"

ALL STREET TREES WILL BE A MINIMUM OF 5' AWAY FROM ALL WATER APPURTENANCES

U = POWER,PHONE,GAS,CABLE
S = SEWER
W = WATER
SW = STORM WATER

NOTE: CATCH BASINS TO BE PROTECTED BY BIOBAGS

TRICOLOR BEECH
2" MIN. CALIPER

<-S.E. MADRONE ST.->
(PUBLIC)

Lot SF = 5,026 SF
Foot Print SF = 2,157 SF
% Lot Coverage = 42.92%
Total Impervious Surface= 2,645 SF
% Impervious Surface Coverage= 52.63%

Rear /Side Patio Flatwork = 208 SF
Front Porch Flatwork = 62 SF
Stoop Flatwork = 9 SF
Driveway & Walkway Flatwork = 449 SF
New City Sidewalk = 297 SF

pahlisch
HOMES

210 SW WILSON AVE, SUITE 100
BEND, OREGON 97702
PH: (541) 385-6762
FAX: (541) 385-6742

Subdivision: Butternut Creek Phase 9 (Plat No. 6)

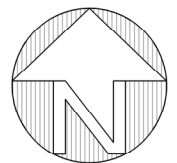
Lot#: 483

Address: 7207 SE Madrone St

Plan Name: REDDINGTON 2t-E-2957-2-GR

Date: 5/8/24

Initials: SD



Scale: 1"=20'