

FOR YOUR INFORMATION

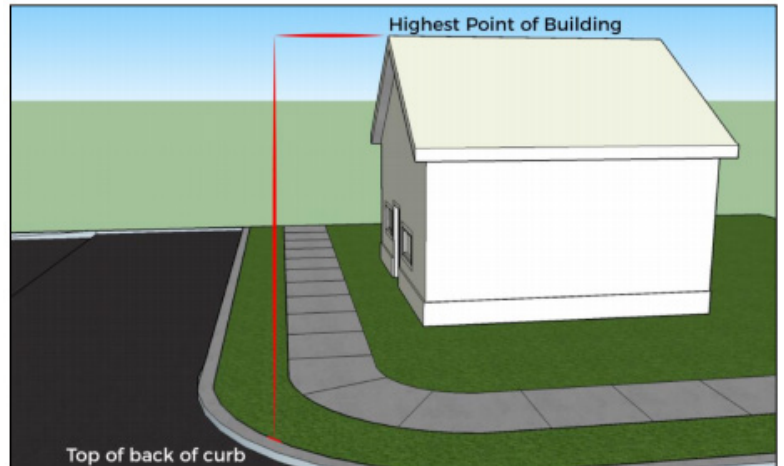
Building Height and Setbacks

How is building height measured?

Building height is measured from the top of the back of curb to the highest point of the building or structure ([Defintions - Building Height](#)).

How high can I build my house?

No primary building within any district can be built to a height less than one (1) story entirely above grade. Additionally, no primary building within a residential district can be built above thirty-five (35) feet ([Section 606](#)).



How are setbacks determined?

A setback is the required distance by which a building or part of a building is set back from the property line, and is measured from the property line to where the building begins. Often, there are required setbacks from the sides, front, and rear of the property line. Setbacks vary based on zoning district, and can be found in the table in Section 606 of the Zoning Ordinance.

Are there any exceptions that are made for objects obstructing setback areas?

All required setback areas shall be open to the sky and unobstructed except for permitted and approved accessory buildings and structures, and for projections of sills, unenclosed steps, unwallled stoops, bay-windows, unenclosed porches and similar building features, provided that such features do not encroach more than three (3) feet into the required setback area ([Section 1622](#)).

- Additionally, walls and fences are permitted, so long as they comply with the requirements of Section 1622 and required approval by a Land Use Authority.

