

EXHIBIT

A

ZC-17-058: Walsh Ranches Limited Partnership

Section/Previous PD 522 Standard	PD Zoning Application - Proposed Regulation	Reason for Request
Section 5.301 (A)(2) Accessory buildings shall comply with the side and rear setbacks for the primary structure of the zoning district applicable to the residential use.	Porches, patio covers, gazebos, cabanas, pergolas and similar covered, unenclosed structures may be constructed in any required rear yard, provided minimum 3-foot setback is maintained.	Allows these structures to encroach into required rear yard (while maintaining a 3-foot setback) providing additional opportunities for amenities.
Section 4.705 (c)- 50% maximum lot coverage	60% maximum lot coverage for lots developed in accordance with A-5 development standards	Allows structures to cover up to 60% of the lot
Section 4.704 (c)- 45% maximum lot coverage	50% maximum lot coverage for lots developed in accordance with A-7.5 development standards	Allows structures to cover up to 50% of the lot