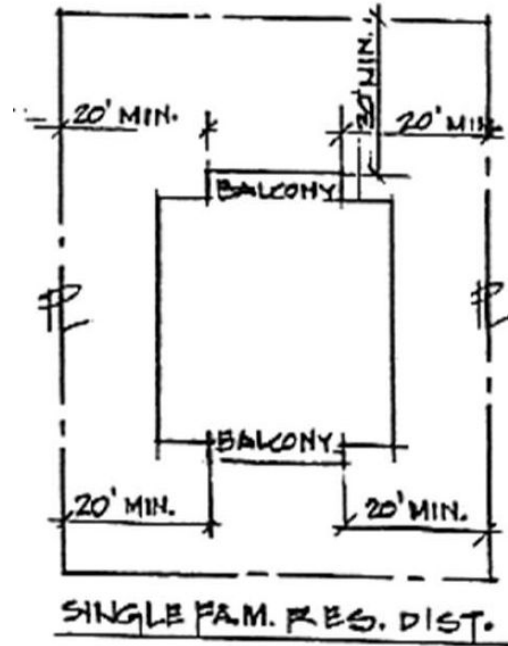


ZONING

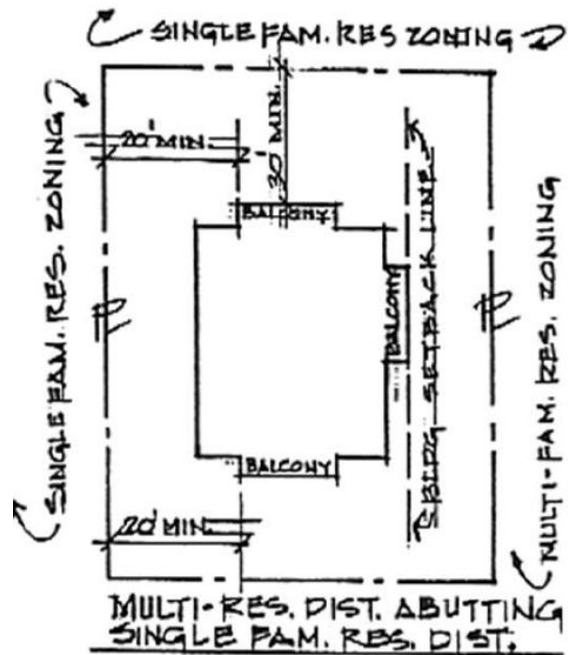
16 Attachment 2

SUPPLEMENTAL ILLUSTRATIONS FOR SECTION 16.60.020

CASE 1. Case 1 delineates the applicability of Ordinance No. 858 in the single family residential districts, where balconies or decks are not allowed closer than 20 feet from the side property lines and 30 feet from the rear property line.

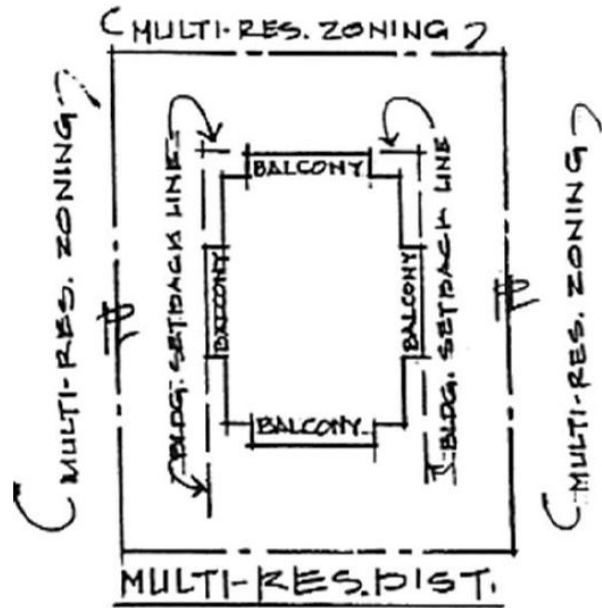


CASE 2. Case 2 applies to a condition where multiple residential property abuts single family residential zoning on one side, multiple residential zoning on the opposite side and single family residential zoning at the rear of the property. Under this condition, per Ordinance No. 858, balconies or decks are not allowed closer than 20 feet from the side property lines and 30 feet from the rear property lines on the sides abutting the single family residential districts. On the side abutting the multiple residential zoning district, balconies and decks are allowed to be placed at the building setback line.

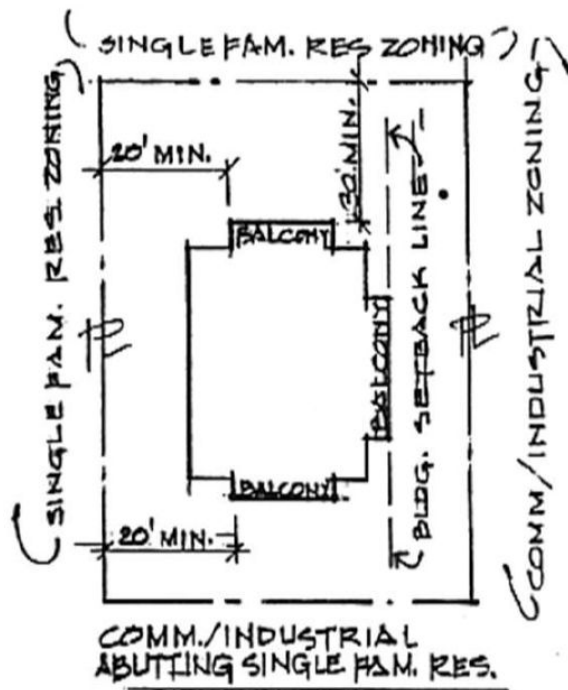


MENLO PARK CODE

CASE 3. Case 3 depicts property surrounded by multiple residential zoning. Under these conditions, Ordinance No. 858 allows balconies and decks to be placed at the building setback line.

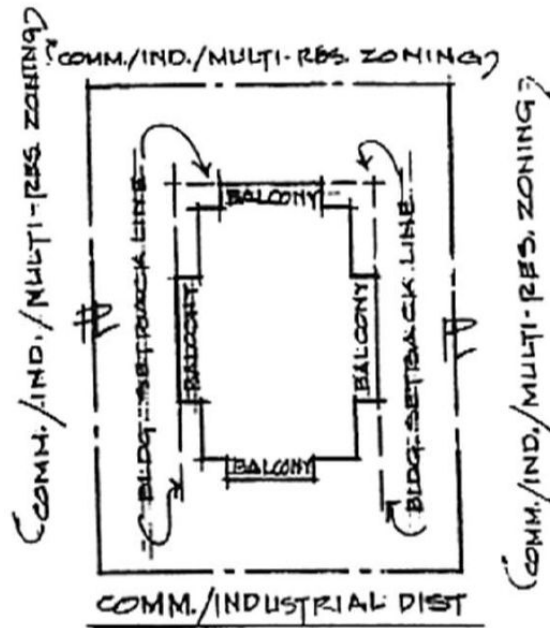


CASE 4. Case 4 describes the conditions where commercial and/or industrial property abuts single family residential on one side, commercial and/or industrial on the opposite and single family residential zoning at the rear of the property. Under these conditions, per Ordinance No. 858, balconies or decks are not allowed closer than 20 feet from the side property lines and 30 feet from the rear property line on the side abutting the single family residential district. Along the side where the property abuts either commercial or industrial zoning, balconies and/or decks are allowed to be placed at the building setback line.



ZONING

CASE 5. Case 5 illustrates a condition where property is surrounded by multiple residential, commercial or industrial zoning. Under these conditions, Ordinance No. 858 allows balconies and/or decks to be placed at the building setback line.



CASE 6. Case 6 illustrates conditions where property could be surrounded by any type of zoning. Under these conditions, per Ordinance No. 858, balconies and/or decks may be allowed to be placed at the building setback line provided a use permit is obtained from the Planning Commission. Under these conditions, the Planning Commission has the discretion of whether or not to allow the placement of decks at the building setback line.

