



703 WCR 37, Lochbuie, CO 80603
 Phone: 303-655-9308 Fax: 303-655-9311

Highplains-Berkshire
 Standards

	Highplains-Berkshire
Principal Building	
Front Yard Min.	
To the face of the garage	20'
To the structure on a corner lot	20'
On the non-sidewalk side of the street to the face of the home	15'
On the sidewalk side of the street to the face of the home	10'
Side Yard Min.	5'
Street Side Yard Min.	10'
Rear Yard Min.	10'
Decks/Patios Street Side Yard Min.	7.5'
Building Height Max.	n/a
Floor Area Ratio Max.	n/a
Minimum Floor Area	n/a
Open Space per Dwelling Unit Min.	n/a
Accessory Buildings	
Front Yard Min.	20'
Side Yard Min.	5'
Street Side Yard Min.	10'
Rear Yard Min. (PUD states 5', however there is a 10' utility easement that prohibits the encroachment)	10'
Building Height Max.	n/a
Architectural Projections	n/a

Notes:

Always check utility easements – Plat & Title Search (property owner responsibility)

Per Highplains #1 Plat: 10' rear, 4' side, 4' front utility easements

Per Highplains #2, 3 & 4 Plats: 10' rear, 5' side, 8' front/street side utility easements

Source: Highplains PUD Rec. 2744789