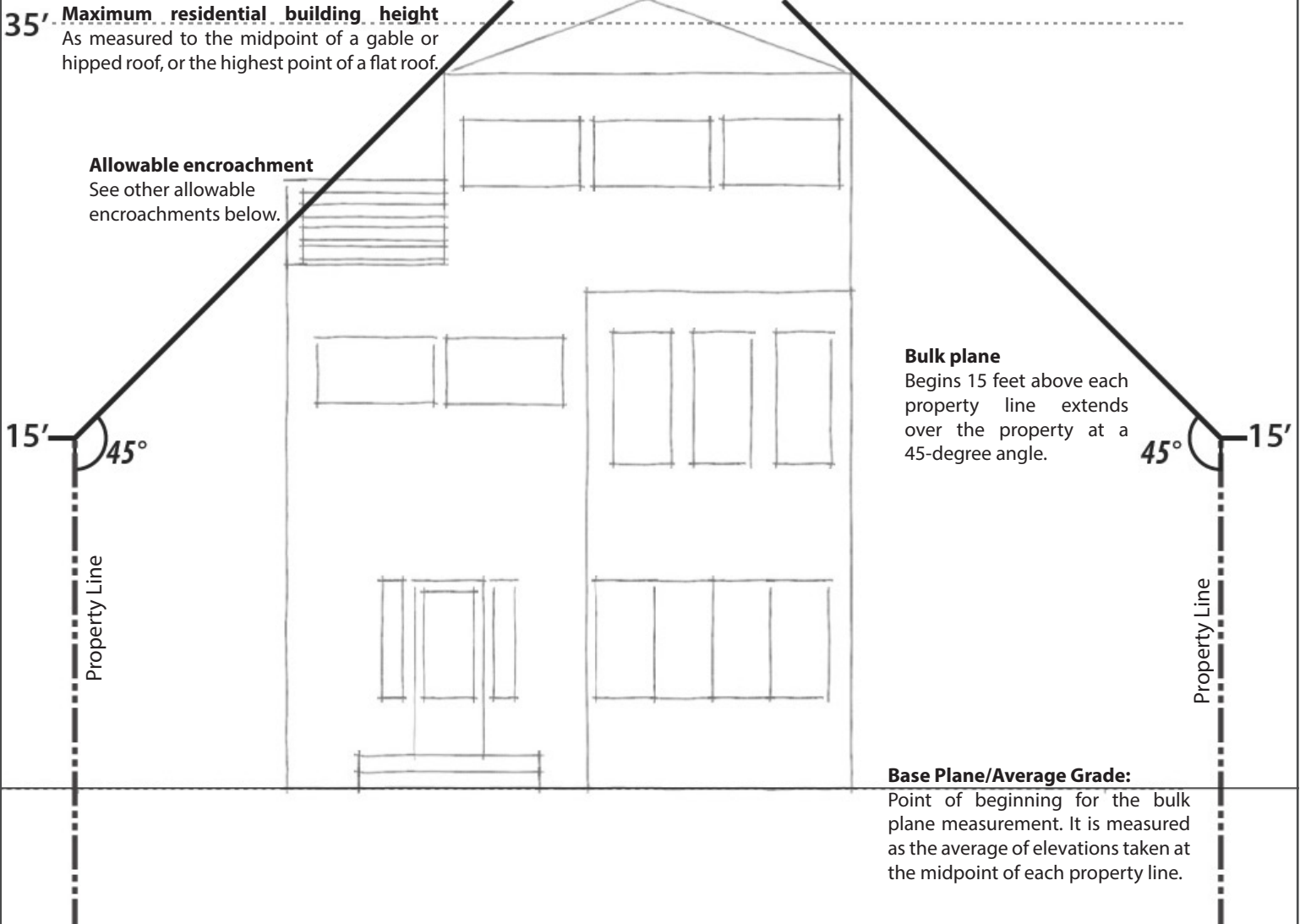


BULK PLANE STANDARDS

ZONING CODE REGULATIONS

The following information applies to all new *single-family homes, additions, and accessory structures* in the R-1C and R-3 zone districts. This information is a summary of section 26-642 of the municipal code.

Measuring the Bulk Plane



Allowable Encroachments

The following encroachments into the bulk plane are allowed:

- Chimneys
- Open-type railings compliant with the adopted city code.
- Architectural features (no more than 30 inches into bulk plane)
 - Cornices, eaves, beltcourses, sills, canopies or other similar architectural features including bay windows.
- Mechanical equipment
 - Vent pipes, solar panels, swamp coolers
- Dormers
 - May be no larger than 8 feet wide and 6 feet tall, as measured from the lowest point of intersection between the roof and the dormer.
 - May occupy no more than 50% of the roof.

For Questions

Please contact the Planning Division:

City of Wheat Ridge
Community Development Department
7500 W. 29th Avenue
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Phone: 303-235-2846

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