

APPENDIX G

The following land use categories and densities have been incorporated from the Marin Countywide Plan.

1. Coastal, Single-family Residential Land Use Category and Density.

Single-family residential development shall be provided at a range of lower densities, recognizing physical hazards and development constraints, the necessity to protect natural resources, and the availability of public services and facilities. Other consistent uses may include parks, playgrounds, crop and tree farming, nurseries and greenhouses, home occupations, schools, libraries, museums, community centers, churches, hospitals, retreats, educational, philanthropic and charitable institutions, cemeteries, golf courses, country clubs, stables and riding academies, and day care centers for six or more children.

Single-family 4. 1 to 2 units per acre. Commercial floor area ratio: 10% to 15%. Consistent zoning includes: C-RA:B-3.

2. Coastal, Multiple-family Residential Land Use Category and Density.

Predominantly multi-family development shall be provided in areas where increased density can be accommodated due to a full range of urban services and location near collector and arterial streets, transit service and neighborhood, community and regional shopping facilities. Other consistent uses may include lodges, fraternity and sorority houses, museums, motels, hotels, apartments and incidental businesses, hospitals, rest homes, sanitariums and clinics, educational, philanthropic and charitable institutions, child care centers, offices, libraries, churches, community centers and cemeteries.

Multiple-family 2. 1 to 4 units per acre. Commercial floor area ratio: 10% to 30%. Consistent zoning includes C-RMP-1 to C-RMP-4.

3. Coastal, Residential Commercial Land Use Category and Density.

Consistent uses include crop and tree farming, nurseries, greenhouses, stores, shops, offices, banks, restaurants, hospitals, meeting halls, community centers, schools, libraries, churches, museums, child care centers, educational, philanthropic and charitable institutions, and residential dwellings.

Coastal, Residential Commercial. 1 to 20 units per acre. Commercial floor area ratio: 30% to 50%. Consistent zoning includes C-RMPC.

4. Public and Quasi-public Land Use Category and Intensity.

Land shall be designated for both public and quasi-public institutional purposes, including open space, schools, hospitals, cemeteries, government facilities, correctional facilities, power distribution facilities, sanitary landfills, and water facilities. Only publicly owned lands may be designated for open space unless subject to deed restrictions or other agreements. Lands designated as public or quasi-public facilities may be combined with another land use designation and zoned for consistency with use as a public facility and for another use.

Coastal, Open Space. Consistent zoning includes C-OA.