

STRIKEOUT ORDINANCE

OLD LANGUAGE: ~~Struck Out~~

NEW LANGUAGE: Double Underline

ORDINANCE NUMBER O-21934 (NEW SERIES)

DATE OF FINAL PASSAGE MARCH 25, 2025

AN ORDINANCE AMENDING CHAPTER 13, ARTICLE 1, DIVISION 4 OF THE SAN DIEGO MUNICIPAL CODE BY AMENDING SECTION 131.0431, RELATING TO DEVELOPMENT REGULATIONS TABLE 131-04D FOR THE RS-1-2 RESIDENTIAL ZONE IN THE SOUTHEASTERN SAN DIEGO AND ENCANTO NEIGHBORHOODS COMMUNITY PLANNING AREAS.

§131.0431 Development Regulations Table for Residential Zones

The following development regulations apply in the residential zones as shown in Tables 131-04D, 131-04E, 131-04F, and 131-04G.

- (a) RS Zones

Table 131-04D

Development Regulations for RS Zones

Development Regulations [See Section 131.0430 for Development Regulations of Residential Zones]	Zone Designator	Zones						
	1st & 2nd >>	RS-						
	3rd >>	1-	1-	1-	1-	1-	1-	1-
	4th >>	1	2	3	4	5	6	7
Max permitted density (DU per lot)	[No change in text.]							
Min lot area (sf)	40,000	20,000 (7)	15,000	10,000	8,000	6,000	5,000	
Min lot dimensions , Lot width (ft) through Dwelling Unit Protection Regulations [See Chapter 14, Article 3, Division 12] [No change in text.]	[No change in text.]							

Footnotes for Table 131-04D

¹ through ⁶ [No change in text.]

⁷ ~~In the Encanto and Southeastern San Diego Community Planning areas, the *lot* size shall be a minimum of 5,000 square feet, and all *development* regulations of the RS 1-7 zone shall apply to subdivisions.~~

(b) through (d) [No change in text.]

LNH:cm
February 11, 2025
Or.Dept: City Planning
Doc. No. 3957690