



# ZONING CODE

## INFORMATION GUIDE

### Windows on Street-Facing Façades

**At least 15 percent of the area of each façade that faces a street lot line must be windows or main entrance doors.**

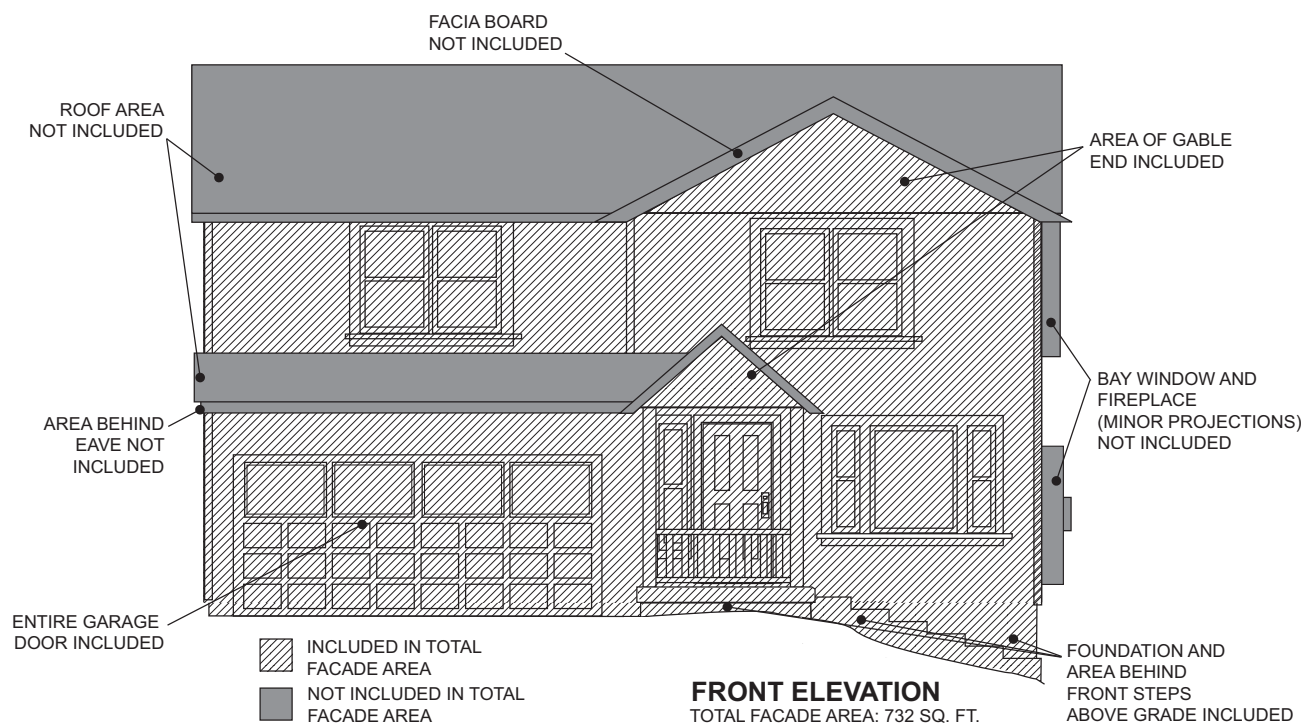
- This standard applies to houses, attached houses, and most structures that contain residential uses. See Zoning Code Sections: 33.110.232, 33.120.232, 33.130.250.B and 33.140.265.F for more details.
- Windows used to meet this standard must allow views from the building to the street. Glass block and vents do not meet this standard.
- Windows in garage doors do not count toward meeting this standard, but windows in garage walls do count toward meeting this standard.
- To count toward meeting this standard, a door must be at the main entrance and face a street lot line.
- On corner lots, or lots abutting more than one street, the standard must be met on **all** street-facing façades.
- Where a proposal is for an alteration or addition to existing development, the applicant may choose to apply the standards of this section only to the portion being altered or added.

**The standards do not apply to the following situations:**

- Development on flag lots;
- Development on lots that slope up or down from the street with an average slope of 20% or more (see 33.930.060); and
- Subdivisions or PUDs that received preliminary approval between 09/09/90 and 09/09/95.

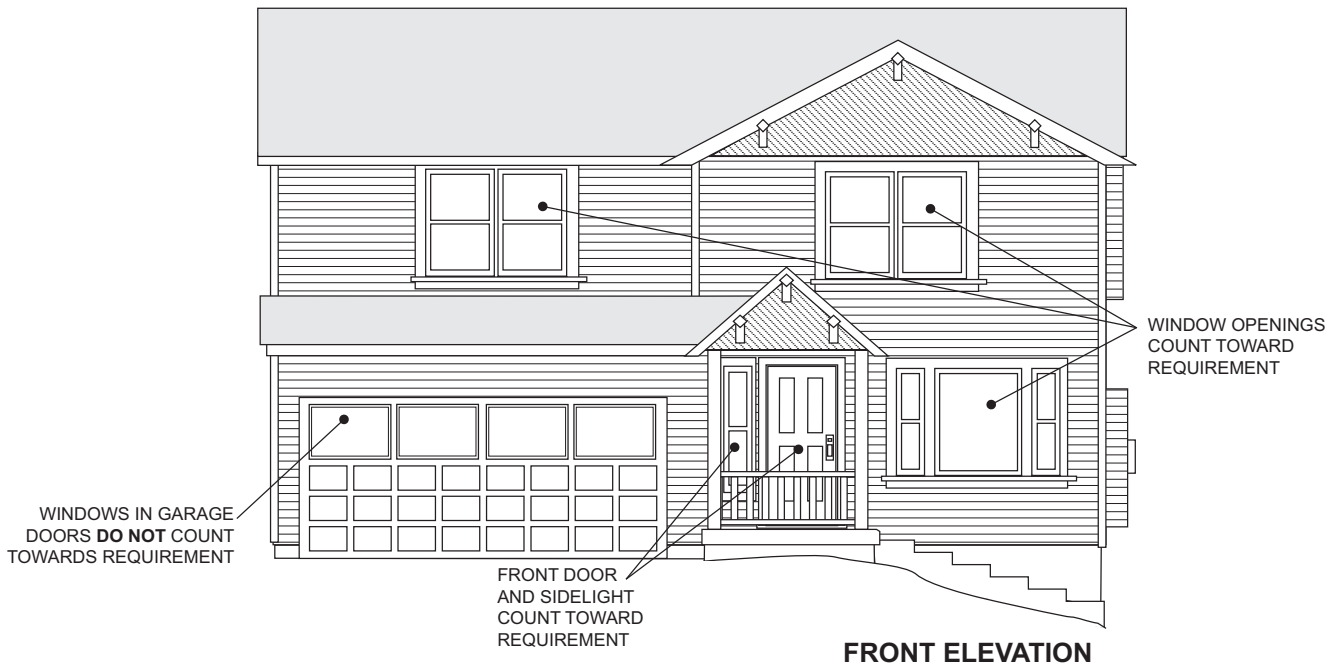
**Sample Calculation:**

**How to Calculate Total Façade Area**

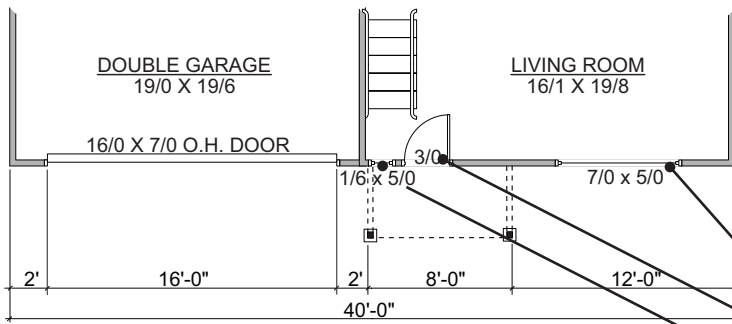


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How to Calculate Amount of Window/Front Door



Sample Floor Plan



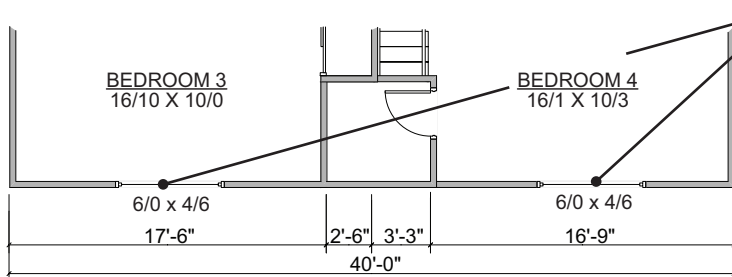
LOWER FLOOR PLAN (PARTIAL)

Total Façade Area = 732.00 sq. ft.  
 $732 \times 15\% = 109.80 \text{ sq. ft.}$  *min. window/ front door required*

Total proposed window/front door:  
 $7 \times 5 = 35.00 \text{ sq. ft.}$   
 $3 \times 6.67 \text{ door} = 20.01 \text{ sq. ft.}$   
 $1.5 \times 5 = 7.50 \text{ sq. ft.}$   
 $2 \times 6 \times 4.5 = 54.00 \text{ sq. ft.}$

**116.51 sq. ft. window/door proposed (minimum amount exceeded)**

NOTE: 4/6 means 4 feet - 6 inches, or 4.5 feet.



UPPER FLOOR PLAN (PARTIAL)

For more information visit or call the Planning and Zoning Staff in the Development Services Center at 1900 SW 4th Avenue, Suite 1500, 503-823-7526

Current Zoning Code is available at [www.portlandonline.com/zoningcode](http://www.portlandonline.com/zoningcode)  
 Information is subject to change