

Proposed Development Standards for
R-3.8 District in South Dallas / Fair Park Special Purpose District

- Permitted uses – Same as R-5(A) zoning
- Minimum lot area – 3,800 Square Feet
- Minimum front yard setback – 15 feet
- Minimum side and rear yard setback – 5 feet for single family structures, 10 feet for other structures
- Maximum lot coverage – 50 percent for single family, 25 percent for other uses
- Maximum height – 30 feet
- Minimum off-street parking for single family uses – 1 space