

# CITY OF PARKLAND SUBDIVISION SETBACKS

## Measurements in Feet

DEVELOPMENT	ZONING	BUILDING	BUILDING	BUILDING	POOL & SPA SIDE & REAR	DECK & SCREEN SIDE & REAR
		FRONT	SIDE	REAR		
BREWER PLAT	AE-2	75	25	25	20	15
COUNTRY ACRES	A-1 A-2	50	25	25	25	25
COUNTRY PLACE	BCRS-3	25	*10%	15	10	7
COUNTRY POINT ESTATES	BCE-1 BCRS-3	50 25	25 *10%	25 15	20 10	15 7
CYPRESS CAY	PUD	20	0/10	20	5	3 / zero on zero side
CYPRESSHEAD (Parkland Lakes)	PUD	Contact Cypresshead 35	ARB 35 between buildings	25	Contact Cypresshead 20	ARB 20
CYPRESS TRAIL	RS-2	30	15	25	10	7
FLORIDA FRUITLANDS	A-1	75	50	50	20	15
FOX RIDGE	RS-3	25	10	15	10	7
FOX RIDGE ESTATES	RS-2	30	15	25	10	7
GRAND CYPRESS ESTATES (Pinehurst Woods)	RS-2	30	15	25	10	7
<b>HERON BAY CENTRAL</b> Heron Cove @ HBC	RS-6	Garage 20 House 10	5	15	8	5 / zero on zero side
Edgewood @ HBC	RS-4	25	10	15	10	7
The Greens @ HBC	RS-6	Garage 20 House 10	5	15	8	5
<b>HERON BAY EAST</b> Bay Cove @ HBE	RS-6	Garage 20 House 10	5	15	8	5
Heron Estates @ HBE	RS-2.5	25	12.5	15	10	7
Olde Brooke @ HBE	RS-3	25	10	15	10	7
The Highlands @ HBE	RS-4	25	7.5	15	10	7
The Reserves @ HBE	RS-6	Garage 20 House 10	5	15	8	5
<b>HERON BAY NORTHEAST</b> Creeside	RS-6	Garage 20 House 10	5	15	8	5
Greenbriar	RS-6	Garage 20 House 10	5	15	8	5
Meadowbrook	RS-6	Garage 20 House 10	5	15	8	5
The Glen	RS-6	Garage 20 House 10	5	15	8	5

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		FRONT	SIDE	REAR	SIDE & REAR	SIDE & REAR
<b>HERON BAY NORTHWEST</b> HERON BAY 9 - Heron Isles HERON BAY 10 - The Vistas	RS-4	25	7.5	15	10	7
HERON BAY 5 The Estates	RS-6	Garage 20 House 10	5	15	8	5
HERON BAY 6 Casa Del Sol	RM-8	25	0/10	20	8	5 / zero on zero side
HERON BAY 7 Waterford	RS-3	25	10	15	10	7
HERON BAY 8 The Colony	RS-3	25	10	15	10	7
HERON BAY Cypress Pointe	RM-8	25	0/10	20	8	5 / zero on zero side
HERON BAY Sable Point	RS-6	Garage 20 House 10	5	15	8	5
HERON BAY Banyan Isles	RS-6	Garage 20 House 10	5	15	8	5
HERON BAY 3 – 50'S	RS-6	20	5	15	8	5
HERON BAY 3 – 60'S	RS-6	20	5	15	8	5
HERON BAY 3 – 75'S	RS-6	20	5	15	8	5
IN THE PINES	RS-2	30	15	25	10	7
LAKES AT PARKLAND	PUD	Garage 20 House 15	10	10	5	3 / zero on zero Side
LANDINGS	RS-3	25	10	15	10	7
MANGONE ESTATES	AE-2	50	25	25	20	15
MAYFAIR AT PARKLAND	PUD	Garage 20 Corner of House 15	10	15	5	3 / zero on zero Side
MEADOW RUN	RS-3	25	10	15	10	7
MEADOW RUN WEST	RS-3	25	10	15	10	7
MEWS	PUD	20	0/10	15	5	5
PARKLAND ESTATES	RS-2.5	25	12.5	15	10	7
PARKLAND GOLF & COUNTRY CLUB	PRD	See Page 4	See Page 4	See Page 4	See Page 4	See Page 4
PARKLAND ISLES ( 80'LOTS)	RS-3	25	10	15	10	7
PARKLAND ISLES (50' & 70' LOTS)	RS-6	Garage 20 House 10	5	15	8	5
PARKLAND MAGIC	A-1	75	50	50	20	15
PARKLAND PLACE (Castle Rock)	PUD	20	10	10	5	3 / zero on zero side
PARKLAND TERRACES	PUD	20	20	15		

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		<i>FRONT</i>	<i>SIDE</i>	<i>REAR</i>	<i>SIDE &amp; REAR</i>	<i>SIDE &amp; REAR</i>
PARKSIDE ESTATES	RS-6	Garage 20 House 10	5	15	8	5
PARKWOOD IX	PUD	20	10 between (7 one side & 3 one side)	12	5 usable side 3.1 zero side	5
PINETREE ESTATES	AE-2	100' from center of road	25	25	20	15
RANCHES	AE-1	50	75	50	20	15
RAYEL ESTATES	A-1	75	50	50	20	15
RIVERSIDE ACRES	AE-2	75	25	25	20	15
SABLE PASS	BCRM-5	25	10	15	5	5
TALL PINES	AE-2	75	25	25	20	15
TALL PINES NORTH	RS-2	30	15	25	10	7
TERNBRIDGE (BENNINGTON)	PUD	25	10	15	10.5	7.5 side / 5 rear
TERRAMAR ONE	PUD Reg lot Zero lot	25 20	7.5 10	15 10	10.5 5	7.5 side / 5 rear 3
WATERS EDGE	PRD	20	10	15	10	5

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DEVELOPMENT	ZONING	BUILDING	BUILDING	BUILDING	POOL & SPA	DECK, SCREEN & ACCESSORY STRUCTURE	BLDG & ACCESSORY STRUCTURE
		<i>FRONT</i>	<i>SIDE</i>	<i>REAR</i>	<i>SIDE &amp; REAR</i>	<i>SIDE &amp; REAR</i>	<i>STREET SIDE</i>
<b>PARKLAND GOLF &amp; COUNTRY CLUB</b>	PRD						
POD 1	PRD	20	30 (BB)	20	30/20	30/20	20
POD 2	PRD	65	15	30	20/20	15/15	65
POD 3	PRD	25	12.5	30	15/15	12.5/12.5	25
POD 4	PRD	30	15	30	20/20	15/15	30
POD 5	PRD	20	10 (BB)	30	8/8	5/5	20
POD 6	PRD	25	12.5	30	15/15	12.5/12.5	25
POD 7A	PRD	20	12.5	30	15/15	12.5/12.5	20
POD 7B	PRD	30	15	30	20/20	15/15	30
POD 8	PRD	20	7.5	30	10/10	7.5/7.5	20
POD 9	PRD	40	25	35	25/15	25/15	40
POD 10	PRD	35	35	35	35/25	35/25	35
POD 11	PRD	20	30 (BB)	20	30/20	30/20	20
POD 12	PRD	50	20	30	20/10	20/10	50
POD 13	PRD	65	15	30	20/20	15/15	65
POD 14	PRD	20	10 (BB)	30	8/8	5/5	20
POD 15	PRD	20	7.5	30	10/10	7.5/7.5	20
POD 16	PRD	20	12.5	30	15/15	12.5/12.5	20
POD 17	PRD	20	10 (BB)	30	8/8	5/5	20
POD 18	PRD	20	7.5	30	10/10	7.5/7.5	20
POD 19	PRD	65	15	30	20/20	15/15	65
POD 20	PRD	25	12.5	30	15/15	12.5/12.5	25
POD 21	PRD	75	20	20	20/20	20/20	75

**\*\*DISCLAIMER:** THE FOLLOWING SETBACK REQUIREMENTS ARE FOR ZONING DISTRICTS WITHIN THE CITY OF PARKLAND. ALTHOUGH THESE MEASUREMENTS ARE CONSIDERED ACCURATE, FINAL SETBACK INFORMATION SHOULD BE BASED UPON CONSULTATION WITH THE CITY'S PLANNING DEPARTMENT AND EVALUATION OF THE CURRENT SETBACK REQUIREMENTS.