



WASHINGTON COUNTY

Dept. of Land Use & Transportation
Current Planning Services
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Land Use District Summary

The following is a brief description of the various Land Use Districts within unincorporated Washington County.

URBAN

R5	Residential, 4 units/acre minimum density, 5 units/acre max. density (see CDC* §302 for stds.). 5500 sq. foot min. lot size for Single Family Detached. Attached dwellings are permitted only by a planned development through a hearing.
R6	Residential, 5 units/acre minimum density, 6 units/acre max. density (see CDC* §303 for stds.). 4000 sq. foot min. lot size for Single Family Detached. 3500 sq. foot min. lot size for Single Family Attached.
R9	Residential, 7 units/acre minimum density, 9 units/acre max. density (see CDC* §304 for stds.). 2800 sq. foot min. lot size for Single Family Detached. 2400 sq. foot min. lot size for Single Family Attached (Townhouses/Rowhouses, not incl. apts.).
R15	Residential, 12 units/acre min. density, 15 units/acre max. density (see CDC* §305 for stds.). 2100 sq. foot min. lot size for Single Family Detached. 1600 sq. foot min. lot size for Single Family Attached (Townhouses/Rowhouses, not incl. apts.).
R24	Residential, 19 units/acre min. density, 24 units/acre max. density (see CDC* §306 for stds.). 2100 sq. foot min. lot size for Single Family Detached. 1300 sq. foot min. lot size for Single Family Attached (Townhouses/Rowhouses, not incl. apts.).
R25+	Residential, 20 units/acre min. density, 100 units/acre max. density (see CDC* §307 for stds.). 2100 sq. foot min. lot size for Single Family Detached. 1300 sq. foot min. lot size for Single Family Attached (Townhouses/Rowhouses, not incl. apts.).
TO: R9-12	Transit Oriented Residential 9-12 units/acre.
TO: R12-18	Transit Oriented Residential 12-18 units/acre.
TO: R18-24	Transit Oriented Residential 18-24 units/acre.
TO: R24-40	Transit Oriented Residential 24-40 units/acre.
TO: R40-80	Transit Oriented Residential 40-80 units/acre.
TO: R80-120	Transit Oriented Residential 80-120 units/acre.
TO: RC	Transit Oriented Retail Commercial.
TO: EMP	Transit Oriented Employment.
TO: BUS	Transit Oriented Business.
FD10	Future Development, 10-acre minimum lot size (see CDC* §309 for standards).
FD20	Future Development, 20-acre minimum lot size (see CDC* §308 for standards).
NC	Neighborhood Commercial, (see CDC* §311 for standards).
OC	Office Commercial, (see CDC* §312 for standards).
CBD	Community Business district (see CDC* §313 for standards).
GC	General Commercial, (see CDC* §314 for standards).
IND	Industrial, (see CDC* §320 for standards).
INS	Institutional, (see CDC* §330 for standards).

NOTE: For all Transit Oriented Land Use Districts, see CDC* §375 for Intent & Purpose and CDC* §431 for Design Principles, Standards & Guidelines

RURAL

EFU	Exclusive Farm Use, 80-acre min. lot size (see CDC* §340 for standards).
EFC	Exclusive Forest and Conservation, 80-acre min. lot size (see CDC* §342 for standards).
AF20	Agriculture & Forestry, 80-acre min. lot size (see CDC* §344 for standards).
AF10	Agriculture & Forest, 10-acre min. lot size (see CDC* §346 for standards).
AF5	Agriculture & Forest, 5-acre min. lot size (see CDC* §348 for standards).
RR5	Rural Residential, 5-acre min. lot size (see CDC* §350 for standards).
RCOM	Rural Commercial, (see CDC* §352 for standards).
RIND	Rural Industrial, (see CDC* §354 for standards).
MAE	Land Extensive Industrial, (see CDC* §356 for standards).

For further information regarding any of the above Land Use Districts please contact the Development Assistance Section of Wash. Co. Current Planning Services at (503) 846-8761 or link to individual sections of the CDC on our website at: <http://washtech.co.washington.or.us/LDS/index.cfm?id=7>