

Setbacks and Heights

ZONE	DESCRIPTION	Min Lot Size	SETBACK (in feet)			Height (ft)	% Cover
			FRONT	SIDE	REAR		
CSV	Conservation	None	NONE	NONE	NONE	35	None
A	Agricultural	5 ac	30	25	25	72	20
RSF-1,2,3	Residential Single Family - 1	20,000 sq ft	30	15	15	35	40 ¹ /35
	Residential Single Family - 2	10,000 sq ft	25	10	15	35	See code
	Residential Single Family - 3	7,500 sq ft	20	10	15	35	See code
RSF/MH-1,2,3	Residential SF/MH (Mixed) - 1	20,000 sq ft	30	15	15	35	See code
	Residential SF/MH (Mixed) - 2	10,000 sq ft	25	10	15	35	See code
	Residential SF/MH (Mixed) - 3	7,500 sq ft	20	10	15	35	See code
RMH-1,2,3	Residential Mobile Home - 1	20,000 sq ft	30	15	15	35	See code
	Residential Mobile Home - 2	10,000 sq ft	25	15	15	35	See code
	Residential Mobile Home - 3	7,500 sq ft	20	10	15	35	See code
RMH-P	Residential MH Park	10 ac; 8 du/ac	35	25	25	35	See code
RMF-1,2	Residential Muli Fam - 1	8 du/ac	SF/ DUPLEX: 20	10	15	72	See code
	Residential Muli Fam - 2	20 du/ac	MULTI: 30	15	20	72	See code
RO	Residential / Office	See Sec. 4.9A				35	See code
CN	Commercial Neighborhood	None	SERVICE: 25	10	15	72	40
			CHILD CARE: 20	10	15	72	40
CH	Commercial Highway	None	20	10 ²	15	72	40
CG	Commercial General	None	20	10 ²	15	72	40
C-CBD	Commercial Business District	None	None	None	None	72	FAR
CI	Commercial Intensive	None	20	10 ²	15	72	FAR
CA	Commercial Auto	None	20	10 ²	15	72	FAR
ILW	Industrial, Light Warehousing	Ordinance ³	20	10	15	72	FAR
I	Industrial	None	20	10	15	72	FAR
PRRD	Planned Rural Residential Development		CHECK PLAT MAP (MAPGENIUS)				
MU	Mixed Use		CHECK PLAT MAP (MAPGENIUS)				
PF	Public Facilities		NONE				
PRD	Planned Res. Development		CHECK PLAT MAP (MAPGENIUS)				

- ¹ is for single-family dwellings and duplexes, including their accessory buildings. The second number is for other permitted buildings in connection with permitted uses, including their accessory buildings. See 4.5.9.
- ² if a side yard is provided, it must be at least 10 feet. 10-foot side setback is required for childcare.
- ³ See ordinance.
- RSF-2 AND RSF-3 MUST HAVE CITY WATER AND SEWER AVAILABLE, UNLESS OTHERWISE APPROVED FROM PUBLIC WORKS
- ALL RES. ZONES MUST GET ZONING APPROVAL FOR 2ND DWELLING
- [More information on zoning districts](#)