

Code	Zoning District	Minimum Residential Unit Size	Minimum Lot Size and Dimensions		Minimum Yard Setback (ft.)			Miscellaneous Lot Requirements	
		Unit sq. ft.	Area sq. ft.	Width ft.	Front	Side	Rear	Max Height	Max Cover
R-1	Single Family	1,600 sq. ft. living with two car garage (400 sq. ft.)	10,000 sq. ft.	75 ft. (avg)	25 ft.	7 ft. 6 in. interior 15 ft. adjacent to a street	20 ft.	35 ft. or 2.5 Stories minimum of 6/12 roof pitch	40%
R-1	Single Family Accessory Buildings	permit required for buildings 100 sq. ft. or larger	10 ft. from other buildings. Must have a primary residence for water or sewer in accessory building.		behind residence	7 ft. 6 in. interior 15 ft. adjacent to a street	10 ft. or 0 with city alley	20 ft or 2 stories	40% including Residence
MH	Manufactured		Min - 10 acres with MH space 6,600 sq. ft.	60 ft. MH Space	25 ft.	5 ft. interior 15 ft. adjacent to a street	5 ft.	35 ft. or 1 Story	none
B-1	Local Business		none	none	none	none unless side yard abutting "R" zonethen 7 ft. 6 in.	10 ft.	45 ft. or 3 stories	none
B-2	General Business		none	none	none	none	10 ft.	none	none
I-1	Light Industrial		none	none	none other than shown on thoroughfare plan	none unless side yard abutting "R" zonethen 25 ft.	10 ft.	none unless abutting "R" then 2:1 height to setback	none
I-2	Heavy Industrial		none	none	none other than shown on thoroughfare plan	none unless side yard abuts "R" zoning then 25 ft.	10 ft.	none	none