

DENSITY & DIMENSIONAL REQUIREMENTS*

Zoning District	Minimum Lot Size	Maximum Dwelling Units per Acre	Minimum Lot Width	Minimum Front Setback	Minimum Side Setback	Rear Setback (min.)	Maximum Height**
R-0 Rural Residential	0.5 Acre 21,780 SF	2 single	100	25	10	10	35
R-1 Low Density Residential	0.33 Acre 14,520 SF	3 single	75	25	10	10	35
R-2 Medium Density Residential	0.25 Acre 10,890 SF	4 single 8 multi	60	20	10	10	35
R-3 High Density Residential	0.2 Acre 8,712 SF	5 single 10 multi	60	15	10	10	35
R-4 Seasonal/Short Term Residential	0.07 Acre 3,111 SF	14	60	15	10	10	35
MHP Manufactured Home Park	2 Acres 87,120 SF	8 single	100	50	50	50	35
MU-1 Soco Road Mixed Use	0.17 Acre 7,260 SF	6 single 12 multi	40	10	10	10	45
MU-2 Moody Farm Road Mixed Use	0.17 Acre 7,260 SF	6 single 12 multi	60	10	10	10	45
MU-3 General Mixed Use	0.14 Acre 6,222 SF	7 single 14 multi	40	10	10	10	45
MU-4 Community Attraction Mixed Use	0.14 Acre 6,222 SF	7 single 14 multi	40	10	10	10	45
TC Town Center	3 Acres 130,680 SF	*	*	*	*	*	*
C-1 Central Business	0.14 Acre 6,222 SF	7 single 14 multi	40	10	10	10	45
C-2 Commercial Gateway	0.14 Acre 6,222 SF	7 single 14 multi	40	10	10	10	45
C-3 Dellwood Road Commercial	0.14 Acre 6,222 SF	7 single 14 multi	40	10	10	10	45

*REQUIREMENTS, AS SPECIFIED IN THE TABLE ABOVE AND AS OTHERWISE SPECIFIED IN THE ORDINANCE, ARE THE MINIMUM STANDARDS FOR INDIVIDUAL LOT DEVELOPMENT AND SUBDIVISIONS. DEVELOPMENTS THAT DO NOT MEET ONE OR MORE OF THE ABOVE REQUIREMENTS MAY APPLY FOR CONDITIONAL ZONING.