

Zoning Requirements Matrix

Zoning District	Minimum Lot Size	Min. Lot Width (ft)	Min. Lot Depth	Max Bldg Cov.	Sep. btwn bldgs Accessory	Max Lot Size	Minimum Setbacks						Impervious Surface			New Bldg for housing /feeding animals	Resid. from Track	Maximum Building Height		Min. Floor Area	
							Front/Street Side from CL/ROW			Interior Side Yd	Rear Yard	Rear Yard Accessory	State Natural Area	Wetland	Body of Water Lake, Pond or Stream			2 Primary	3 Accessory		
							Town	County	State												
A-1	Agriculture	5 acres	200	n/a	n/a	10	n/a	63/30	75/42	110/50	10 ft.	25 ft.	10	75 ft.	35 ft.	75 ft.	100 ft.	75 ft.	35 ft.	35 ft.	SF = 900 TF= 600/ DU 900
A-2	General Agriculture	1 acre	200	n/a	n/a	10	34.99 acres	63/30	75/42	110/50	10 ft.	25 ft.	10	75 ft.	35 ft.	75 ft.	100 ft.	75 ft.	35 ft.	35 ft.	SF = 900
A-3	Agriculture Business	1 acre	200	n/a	50%	10	n/a	63/30	75/42	110/50	10 ft.	25 ft.	n/a	75 ft.	35 ft.	75 ft.	n/a	n/a	50 ft.	50 ft.	n/a
A-4	Agricultural Overlay	n/a	n/a	n/a	n/a	10	n/a	63/30	75/42	110/50	10 ft.	25 ft.	n/a	75 ft.	35 ft.	75 ft.	100 ft.	n/a	n/a	n/a	n/a
RC-1	Recreation	20,000 sq. ft.	100	n/a	n/a	10	n/a	63/30	75/42	110/50	10 ft.	25 ft.	n/a	75 ft.	35 ft.	75 ft.	n/a	n/a	50 ft.	50	n/a
RR-1	Rural Residence	1 acre	150	200	8712	10	5 acres	63/30	75/42	110/50	10 ft.	25 ft.	10 ft	75 ft.	35 ft.	75 ft.	100 ft.	75 ft.	35 ft	22 ft.	SF = 900
R-1	Single Family Residence	POWTS- 1 acre PSSS: = 12,000 sq ft	POWTS: 100 PSSS/PGWTS = 60 TF/Other= 100	n/a	20%	10	n/a	63/30	75/42	110/50	10 ft.	25 ft.	10 ft	75 ft.	35 ft.	75 ft.	n/a	75 ft.	35 ft.	22 ft.	SF = 900 TF= 600/ DU 900
R-2	Multiple-Family Residence	POWTS - 1 acre	POWTS: 100 PSSS/PGWTS = 60 TF/Other= 100	n/a	30%	10	n/a	63/30	75/42	110/50	10 ft.	25 ft.	10 ft	75 ft.	35 ft.	75 ft.	n/a	75 ft.	45 ft.	22 ft.	SF = 900 TF/MF= 600/ DU
R-3	Manuf/ Mobile Home Park	Min. Individual Site: 6,000 sq. ft. Minimum Park Size: 10 acres	50	n/a	40%	10	n/a	63/30	75/42	110/50	10 ft.	25 ft.	10 ft.	75 ft.	35 ft.	75 ft.	n/a	75 ft.	35 ft.	22 ft.	n/a
C-1	Light Commercial	POWTS: 1 ac PSSS/PGWTS: 12,000 sq. ft	POWTS: 80 PSSS/PGWTS: 60	n/a	40%	10	n/a	63/30	75/42	110/50	10 ft.	25 ft.	10 ft.	75 ft.	35 ft.	75 ft.	n/a	n/a	35 ft.	35 ft.	n/a
C-2	General Commercial	POWTS: 1 ac PSSS/PGWTS: 12,000 sq. ft	POWTS: 130 PSSS/PGWTS S 100	n/a	50%	10	n/a	63/30	75/42	110/50	10 ft.	15 ft.		75 ft.	35 ft.	75 ft.	n/a	n/a	50 ft.	50 ft.	n/a
C-3	Highway Interchange	POWTS: 1 ac PSSS/PGWTS: 20,000 sq. ft	POWTS: 130 PSSS/PGWTS S 100	n/a	50%	10	n/a	63/30	75/42	110/50	10 ft.	15 ft.		75 ft.	35 ft.	75 ft.	n/a	n/a	50 ft.	50 ft.	n/a
I-1	Light Industrial	POWTS: 1 ac PSSS/PGWTS: 20,000 sq. ft	POWTS: 130 PSSS/PGWTS S 100	n/a	40%	10	n/a	63/30	75/42	110/50	10 ft.	15 ft.		75 ft.	35 ft.	75 ft.	n/a	n/a	50 ft.	50 ft.	n/a
I-2	General Industrial	POWTS: 1 ac PSSS/PGWTS: 20,000 sq. ft	POWTS: 130 PSSS/PGWTS S 100	n/a	50%	10	n/a	63/30	75/42	110/50	10 ft.	15 ft.		75 ft.	35 ft.	75 ft.	n/a	n/a	80 ft.	80 ft.	n/a

¹Accessory buildings used by the residents 16-130-040(1) All accessory structures must meet principal setbacks except those used by the resident of the property such as sheds, storage buildings and detached garages.

²Exceptions to Height refer to 16-140-030 K

³Residential zoning districts accessory building max. 22 feet. Other zoning districts same as principal

*Accessory structures must have a smaller footprint than residence, except RR1.
DISCLAIMER: Information only, not meant to replace standards in Chapter 16-100.