

Zoning

Zoning Summary

| Zoning District | Uses Allowed | Density Requirements | Off-Street Parking | Minimum Building Area | Yard Area | Sign Restriction |
|------------------------|--|-------------------------------|---|---------------------------------|------------------------|---|
| R - 1 | Single family buildings; Public and Private Parks; Libraries; Schools; Nurseries; Public Use; Churches; Home Occupations; and Accessory Uses | 5.0 dwellings per gross acres | Paved areas equal to habitable building area on lot | Not less than 1,100 square feet | Twice area of building | 2 sq ft area permanent signs; 4 sq ft area temporary sign; no lights or animation; no sign may be placed on the ground, rocks, trees, tree stump or other natural objects |

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| R - 2 | Residential dwellings; Professional buildings where services are sold and no product or article is sold or offered - architects, engineers, realtors, accountants, lawyers, artists, veterinarians, physicians, or funeral homes; Pharmacies; clinics; Hospitals; Churches; Public and Private Schools; Parks; Playgrounds; Libraries; Nurseries; Public Uses; Identification Signs; and accessory uses | None | Paved areas equal to habitable building area on lot | Not less than 1,000 square feet | Equal to area of habitable building | 4 sq ft area, 6 ft in height; no red or amber flashing lights or animated parts; no sign may be placed on the ground, rocks, trees, tree stump or other natural objects |
| R - 3 | Uses the same as R - 2 with the addition of manufacturing homes and duplexes. | None | Paved area equal to one half of habitable building area or 200 sq ft, whichever is greater | 800 square feet | Equal to area of habitable building | 4 sq ft area, 6 ft in height; no red or amber flashing lights or animated parts. |
| R - 4 | Uses same as R - 2 with addition of Multi- Family dwellings and apartments | None | Paved area equal to one half of habitable building area. | Not less than 1,800 square feet | Equal to one fourth the habitable building | 4 sq ft area, 6 ft in height; no red or amber or other colored flashing lights or animated parts. |

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| B - 1 | Retail or wholesale sales made or offered within closure of buildings; Professional services; Personal services; Hospitals; Clinics; Funeral Homes; Pharmacies; Offices; Enclosed storage not involving flammable liquids or gasses; Auto and equipment repair when enclosed; Public and Private Parking; Assembly uses; Churches; Schools; Parks; Nurseries; Nursing Homes; Public Buildings; Private Clubs no closer than 500 ft from another club or church; Newspaper and printing plants; Food manufacturing and processing not involving animals or animal processing; Multi-Family dwellings; Apartments; Hotels; Motels; Boarding and Lodging Houses; Furniture manufacturing and repair; Signs; Restaurants, Cafes; Coffee Shops; Commercial recreational facilities and accessory uses. | None | Paved area equal to area of habitable building within 600 feet of business | None | None | 60 sq ft, no taller than building, no flashing or animated parts; no sign may be placed on the ground, rocks, trees, tree stump or other natural objects. |
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| I - 1 | Industries which could not omit obnoxious odors or offensive noises or lint, smoke, or smog; Parts assembly plants and mixing plants; Manufacture not including breeding or raising animals; Parks and Public Use; Railroads and Depots; Accessory Uses | None | Paved area equal to area of habitable building within 600 feet of business | None | None | 60 sq ft, no higher than building, no flashing or animated parts; no sign may be placed on the ground, rocks, trees, tree stump or other natural objects. |
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[Zoning Map](#)