

PART II: - GENERAL LEGISLATION  
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- FIGURES  
ATTACHMENT 4 RURAL SETBACK STANDARDS

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**Figure V(2): Rural, Open Space and Residential District Setback and Height Standards**

Zoning District	Minimum Setbacks (ft) <sup>(b)</sup>								Minimum Principal Building Separation (ft)	Maximum Building	
	Principal Residential Building including Attached Garage				Detached Accessory Building <sup>(a)</sup>		Hard or Gravel Surface <sup>(d)</sup>			Principal Building	
	Front <sup>(a)</sup>	Street Side <sup>(a)</sup>	Interior Side	Rear	Interior Side <sup>(c)</sup>	Rear	Interior Side or Rear	Front or Street <sup>(a)</sup>		Feet	Floors
AR	50	30	20	40	12	12	0	0	10	35	2.5
RR-5	50	30	20	25	12	12	6	10	15	35	2.5
RR-2	50	30	20	25	12	12	6	10	15	35	2.5
PR	30	30	12	20	12	12	6	10	30	35	2.5
SF	50	25	12	12	5	5	6	10	20	35	2.5
2F(e)	30	30	8	12	5	5	6	10	20	35	2.5
MF(f)	30	30	8	12	5	5	6	10	20	40	3
MH	20(g)	20(g)	8	12	5	5	6	10	10	20	1

**NOTES:**

- (a) See section 520-27.B for standards related to detached accessory buildings located within front yard areas, minimum separation requirements associated with detached accessory buildings, and other standards associated with detached accessory structures.
- (b) Additional setbacks may be required along zoning district boundaries for buffer yards, if required for the particular land use under article IV or section 520-79.C(4).
- (c) Minimum streetside yard setbacks are equal to the minimum streetside setback for the principal structure.
- (d) Includes all gravel and hard surfaces as defined in section 520-138, along with recreational vehicles. This setback excludes intrusions required for driveway entrances and permitted or required for cross-access driveways and pedestrian ways; shared driveways; and shared parking lots.
- (e) Single-family detached residences shall comply with the requirements for the SF District. No interior side yard setbacks for zero lot line structures.
- (f) Single-family detached residences shall comply with the requirements of the SF District. Two-family residences shall comply with the requirements for the 2F District.
- (g) A minimum one-hundred-foot-wide buffer must be provided around the perimeter of each mobile home community.

(Ord. No. 16-07, 6-20-2016)

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