ARTICLE VII SCHEDULE OF REGULATIONS

Zoning District	Site Development Standards ^(a)							
	Minimum Lot Area ⁽ⁱ⁾	Minimum Lot Frontage ^(k)	Minimum Required Setbacks (b)(c)			Maximum Lot Coverage	Maximum Building Height	Minimum Dwelling Unit Floor Area
			Front ^(d)	Side ^(e)	Rear			
Rural Residential, RR Unplatted Parcels	2 acres	150 feet	70 feet	15 feet each side	25 feet	35 percent	35 feet	See (g)
Subdivision Lots or Condominium Units	1 acre	120 feet	70 feet	15 feet each side	25 feet			
Suburban Residential, SR (Amended 3-25-03)	32,670 Sq. Ft ^(h) (0.75 acres)	120 feet	70 feet	15 feet each side	25 feet	35 percent	35 feet	See (g)
Subdivision Lots or Condominium Units	20,000 Sq. Ft. with public sewer	85 feet with public sewer	35 feet with public sewer					
Urban Residential, UR	15,000 square feet ^{(f) (j)}	85 feet (k)	30 feet	15 feet each side	25 feet	35 percent	35 feet	See (g)
Existing Residential Subdivision, ERS-1	18,000 square feet	50 feet	50 feet	10 feet each side	25 feet	35 percent	35 feet	See (9)
Existing Residential Subdivision, ERS-2	1 acre	100 feet	100 feet	15 feet each side	25 feet	35 percent	35 feet	See (g)
Manufactured Home Park, MHP District		35 feet						
Highway Service, HS	1 acre	150 feet	80 feet	25 feet each side	40 feet	40 percent	35 feet	
Light Industrial, LI	4 acres	330 feet	100 feet	80 feet each side	80 feet	40 percent	40 feet	
	1 acre in an industrial park	120 feet						
Public Lands, PL	11,000 square feet	75 feet	25 feet	15 feet each side	25 feet	35 percent	35 feet	

Footnotes to the Schedule of Regulations:

- (a) See also Article XVII for site development standards for uses permitted by special use permit.
- (b) In no case shall any yard setback along the Pinckney Road right-of-way be less than one hundred (100) feet.
- (c) See RR District provisions for setbacks for agricultural buildings intended to house animals, pens, and corrals.
- (d) All front yard setbacks shall be measured from the edge of the road right-of-way.
- (e) Setbacks for the two (2) contiguous sides of a corner lot on public roads shall be equal to the front setback for that zoning district. If one of the contiguous sides abuts a private road and the parcel does not have access to the private road, it will be treated as a side and/or rear yard, whichever applies.
- (f) The minimum lot area for a multiple-family and mobile home park developments shall be ten (10) acres.
- (g) The minimum floor area for a one-story dwelling shall be 1,000 square feet; a two-story dwelling (including split levels) shall be 1,400 square feet with a minimum 800 square feet on the first floor, not including the basement.
- (h) No building or structure shall be established on a parcel less than 32,670 square feet (0.75 acre). A building or structure with public sewer may be established on a parcel of not less than 20,000 square feet providing the frontage of said parcel is not on a major thoroughfare. (Amended 3-25-03)
- (i) The minimum lot area shall be the gross lot area as that term is defined in Article III— Definitions, of this zoning ordinance. (Amended 12-17-04)
- (j) The minimum lot area for two-family dwellings shall be 30,000 square feet.
- (k) The minimum lot width for two-family dwellings shall be 135 feet.