R-2 (Single-Family Residential) Fact Sheet

Purpose
To provide for medium density suburban single-family development on properties that have access to public water and sewer.

Lot Requirements

Minimum Lot Size:	10,000 square feet
Minimum Lot Frontage:	150 feet on an arterial street 120 feet on a collector road 90 feet on a local street
Minimum Front Setback: (measured from street centerline)	110 feet from an arterial street 75 feet from a collector road 55 feet from a local street 20 feet from a service drive (measured from property line)
Minimum Rear Setback:	10 feet (25 feet for any barn housing livestock)
Minimum Side Setback:	10 feet (25 feet for any barn housing livestock)

10% of the development must be set aside as common space

Allowed Uses
- Single family detached dwellings
- Group home
- **Check for covenants on your property that may further limit the permitted uses**

Limited Uses
- Small scale agriculture
- Ancillary dwelling
- Home occupations
- Minor utilities
- Adult care or day care center (up to 7 individuals)