

R-2 Multifamily Low Density District

Purpose: The purpose of this zone is to accommodate higher density residential development and uses with a wider variety of housing types. The principle use of land is for single-family, duplex, triplex, and fourplex residential structures, with all municipal services available.

Allowed Residential Uses:

- Single Family Attached
- Single Family Detached
- Duplexes, Triplexes, and Quads
- Manufactured Housing

Required Lot Dimensions	
Lot Width	50 Feet
Lot Depth	100 Feet
Street Setback	25 Feet
Side Setback	7.5 Feet
Rear Setback	20 Feet

Required Square Feet per Unit: **3,600 Feet**

Maximum Lot Coverage (All Buildings): **40%**

Multifamily Residential Planned Development

Purpose:

1. To allow for flexibility in the zoning requirements where the result will be higher quality development
2. Provide for and locate suitable recreational facilities, open space, and other common facilities while preserving the existing landscape to the greatest extent possible
3. Encourage sound planning principles in the arrangement of buildings, the preservation of open space, the utilization of topography and other site features
4. Obtain creative and coordinated designs and allow procedures supplemental to those applicable in other use districts to establish under which development plans particularly designed to meet the objectives of this section
5. Allow for creative development that conforms to the goals and objectives set forth in the city comprehensive plan.

Allowed Residential Uses:

- RM-4
- RM-6
- RM-12
- RM-16
- Any use determined by the MAPC or City Council to be of the same general character as the permitted uses listed above.

PD-RM Requirements	
Lot Size	3+ Acres
Open Space	20% Open Space for all Planned Developments with Residential Dwelling Units

Note: Design standards for area, lot coverage, density, yard requirements, parking, landscaping and screening for a proposed PD district **shall be established** in the PD preliminary development plan by **the MAPC and City Council**.