

**Disclaimer: FOR INFORMATIONAL PURPOSES ONLY.**

In cases of discrepancy between the information presented here and a city ordinance, the city ordinance will prevail.

## R-E, Residential Estate District



The R-E District is an extremely low density residential district designed to provide for maximum privacy through the use of open spaces, permit the keeping of animals, specifically approved by the Planning Commission, promote scenic attraction, expand and promote residential alternatives and encourage the development of residential areas most protective of the environment.

- Maximum Height Allowed:** 36 feet
- Minimum Street Frontage:** 20 feet
- Minimum Width of Corner Lots:** 75 feet at building line

**Lot and Area Standards:**

District	Building type	Min. lot area (sq. ft.)	Min. land area / dwelling unit (sq. ft.)	Min. lot width	Max. lot coverage	
					Interior lot	Exterior lot
R-E	All	87,120 (2 acres)	-	100'	10%	15%

**Minimum Setback Standards:**

District	Building type	Front	Side		Rear
			Interior	Exterior	
R-E	All	30'	30'	30'	30'

Where a utility easement extends beyond the required setback, the edge of the utility easement shall be the setback.

**Garage Setback Standards:** *Applicable to attached and detached garages.*

- Garage, Street Facing: 30 ft. from the property line the garage faces
- Garage, Side- or Rear-loading: 20 ft. from the facing property line
- Garage, Alley Facing: 20 ft. from property line at alley

**Accessory Structures & Uses:** (i.e. garages, storage sheds, separate dwelling units)

	Detached Non-residential	Detached Accessory Dwelling	Attached Accessory Dwelling
% of floor area of primary structure	40%	50%	50%
Maximum footprint	1,000 sq. ft.	1,000 sq. ft.	-
Front setback	As required by the district	As required by the district	As required by the district
Side setback	7'	7'	As required by the district
Rear setback	7'	7'	As required by the district

On corner lots: Structure shall not project beyond the building line of the primary structure of existing primary structure on the adjacent lot.

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**Residential Tree Planting:**

For newly constructed single and two-family residential structures: 1 shade tree planted in each yard adjacent to roadway and 1 shade tree planted in each right-of-way adjacent to roadway.

**Land Uses:**

ALLOWED BY RIGHT	CONDITIONAL	ACCESSORY
<p><b>Agriculture and Animals</b>                      Animal - domestic or household                      Chicken, hobby                      Community garden                      Greenhouse</p> <p><b>Residential</b>                      Dwelling - single family</p> <p><b>Recreation, Education &amp; Assembly</b>                      Library                      Park - community                      Park - mini                      Park - neighborhood</p> <p><b>Services</b>                      Child care - residential (4 children)</p>	<p><b>Agriculture and Animals</b>                      Animal - farm                      Botanical garden                      Urban farm</p> <p><b>Residential</b>                      Home occupation - type b</p> <p><b>Recreation, Education &amp; Assembly</b>                      Aquarium                      Community center                      Country club                      Educational facility                      Golf course                      Religious facilities</p> <p><b>Services</b>                      Adult day care                      Cemetery or mausoleum                      Child care - commercial                      Child care - residential (5-10 children)                      Lodging - bed &amp; breakfast                      Public safety services</p> <p><b>Transportation / Utilities</b>                      Utility facility                      Wireless communication facility (cell towers)</p> <p><b>Other</b>                      Temporary uses</p>	<p><b>Agriculture and Animals</b>                      Apiculture</p> <p><b>Residential</b>                      Dwelling - accessory                      Home occupation - type a</p> <p><b>Transportation / Utilities</b>                      Solar energy system                      Wind energy system, small</p> <p><b>Other</b>                      Building, accessory - nonresidential</p>

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## R-E, Residential Estate Setback Illustration

