

DEVELOPMENT REGULATIONS

22 Attachment 5

**SCHEDULE 5-2
SCHEDULE OF MAXIMUM PERMITTED BUILDING HEIGHT
(Subsection 22-5.1)**

(Ord. No. 12-013D; Ord. No. 12-016D; Ord. No. 13-003D § 4; 9-10-2024 by Ord. No. 24-009D)

PRINCIPAL BUILDING									ACCESSORY BUILDING	
		STORIES	HEIGHT (FEET) (1) (3) (5)						STORIES	HEIGHT (FEET)
			ROOF TYPE (2)							
			FLAT		GABLE/HIP		OTHER			
			RIDGE	EAVES (4)	RIDGE	EAVES (4)	RIDGE	EAVES (4)		
R-1	SINGLE FAMILY	2 1/2	30	27	40	32	37	29	1 1/2	24
R-2	SINGLE FAMILY	2 1/2	30	27	40	32	37	29	1 1/2	24
R-3	SINGLE FAMILY	2 1/2	30	27	37	30	37	29	1	16
R-4	SINGLE FAMILY	2 1/2	29	26	35	26	33	26	1	16
R-5	SINGLE FAMILY	2 1/2	29	26	35	26	33	26	1	16
R-6	SINGLE FAMILY	2 1/2	29	26	35	26	33	26	1	16
POB	PRO- FESSIONAL OFFICE BLDG	2 1/2	29	26	35	26	33	26	1	16
NB	NEIGHBOR- HOOD BUSINESS	2 1/2	29	26	35	26	33	26	1	16
GB	GENERAL BUSINESS	2 1/2	29	26	35	26	33	26	1	16

1. The minimum eave height for a principal building shall be ten (10') feet. The ratio of eave height to total height must be 0.4 or greater.
2. Any roof type occupying five (5%) percent or more of the roof area shall be subject to the height limitation of the particular roof type, otherwise the predominant roof type shall control.
3. Within all areas of special flood hazards as set forth in subsection 17-2.2 Establishment of Flood Hazard Area, the maximum ridge height shall be measured from the FEMA Base Flood Elevation.
4. Within all areas of special flood hazards as set forth in subsection 17-2.2 Establishment of Flood Hazard Area, the maximum eave height measured from the FEMA Base Flood Elevation.
5. Existing homes within all areas of special flood hazards as set forth in subsection 17-2.2 Establishment of Flood Hazard Area being elevated to comply with subsection 17-15.2 Requirements for Habitable Buildings and Structures are exempt from maximum ridge and eave height requirements.