

ZONING

585 Attachment 1

Village of Tigerton

Schedule of Bulk Requirements Residential Districts

District	Use or Activity	Minimum Lot Area (square feet)*	Minimum Lot Width (feet)*	Yards* (feet)				Maximum Building Height* (feet)	Maximum Percent of Lot Covered*
				Front	One Side	Total Side	Rear		
R-1	One-family dwelling	7,200	60	20	8	25	20	35	50%
	Two-family dwelling	7,200	60	20	8	25	20	35	50%
R-2	One-family dwelling	9,000	60	20	8	25	20	35	25%
	Two-family dwelling	12,000	60	20	8	25	20	35	35%
R-3	Two-family dwelling	12,000	100	30	10	25	50	35	35%
	Townhouse	15,000 or 3,000 per dwelling unit, whichever is greater	25 for each dwelling unit. Maximum required: 125	30	10	25*	20	35	40%
	Multifamily dwelling	15,000 or 3,000 per dwelling unit, whichever is greater	No requirements	30	6	15	20	None	40%
	Conversion of existing dwelling	See § 585-8C	—	—	—	—	—	—	—
	Nonresidential	6,000	60	20	6	15	20	40	50%
R-4	All permitted uses	40,000	140	30	15	40	75	35	10%

NOTES:

* Bulk requirements for conditional use permits might vary from this schedule. Requirements for such uses are as may be specified in § 585-8C or by the Village Board in its consideration of the conditional use permit.

a. Side yards required only for end units in the row. All interior units have zero side yard requirements.

TIGERTON CODE

Schedule of Bulk Requirements Business Districts

District	Land Use or Activity	Minimum Lot Width (feet)	Minimum Yards*			Maximum Building Height
			Front (feet)	Side (feet)	Rear (feet)	
B-1	All permitted uses except when conditional use permit provisions state otherwise	None	None, or compatible with adjacent residence district yard requirements	None required, except: 1. If side yard is provided, it shall be at least 6. 2. 20 from an existing street right-of-way. 3. 20 when adjacent to a residence district	25	3 stories or 45 feet, whichever is less
B-2	All permitted uses except when conditional use permit provisions state otherwise	170 at setback line plus 100 of road frontage	35	20 on each side	35	3 stories or 45 feet, whichever is less

NOTE:

* Bulk requirements for uses permitted by conditional use permit may be modified as the Village Board deems appropriate in its review of a proposal.

ZONING

Schedule of Bulk Requirements Industrial Districts

District	Land Use or Activity	Minimum Lot Area (square feet)	Minimum Lot Width (feet)	Floor Area Ratio	Minimum Yards*			Maximum Building Height (feet)
					Front (feet)	Side (feet)	Rear (feet)	
I-1	All permitted uses except when conditional use permit requirements state otherwise	None	None	0.6	30	1. Two required, each at least 15 2. 30 when adjacent to a street 3. None required when adjacent to a railroad right-of-way	25, except none required when adjacent to a railroad right-of-way	75
I-2	All permitted uses except when conditional use permit requirements state otherwise	None	None	0.6	30	1. Two required, each at least 15 2. 30 when adjacent to a street 3. None required when adjacent to a railroad right-of-way	25, except none required when adjacent to a railroad right-of-way	75

NOTE:

* Bulk requirements for uses permitted by conditional use permit may be modified as Village Board deems appropriate in its review of a proposal.