

## ZONING

### 480 Attachment 2

### Village of Coloma

### Bulk Requirements Table

Zoning		Lot Sizes - Minimum		Yard Setbacks - Minimum			Building Size- Maximum		Building Size - Minimum
		Area (square feet)	Width (feet)	Front	Side	Rear	Height (feet)	Lot Coverage	Width (square feet)
<b>RD</b>	Rural Development	2 acres					35	-	
<b>R-1</b>	Residential (8,000+ square feet)	8,000	50	25	6	25	35	80%	22
<b>R-2</b>	Residential (12,000+ square feet)	12,000	90	25	10	40	35	80%	22
<b>R-3</b>	Residential Two-Family	10,000	80	25	10	25	35	80%	22
<b>R-4</b>	Residential Multifamily	12,000	80	25	10	25	35	80%	22
<b>RC-1</b>	Retail Business at Residence						35		
<b>RC-2</b>	Non-Retail Business at Residence						35		
<b>C-1</b>	Neighborhood Commercial (near Residential)	***	50	25	***	40	35**		
<b>C-2</b>	Community Commercial (Downtown)	—	20	—	***	10	35		
<b>C-3</b>	Highway Commercial	1 acre	100	50	20	30	35		
<b>I-1</b>	Light Industrial/ General Business	1 acre	—	30	20	30	40		
<b>I-2</b>	Heavy Industrial/ Manufacturing	1 acre	—	30	10	10	40		

**NOTES:**

Setbacks are distance between principal structure and appropriate lot line.

\*\* The Plan Commission may approve a greater height based upon the site and construction date which the Plan Commission may require to be submitted

\*\*\* Same as adjoining district