

ZONING

200 Attachment 4

Village of Monroe

Table of District Uses and Bulk Regulations, SR-20 District
 [Added 6-13-2017 by L.L. No. 4-2017; amended 4-3-2018 by L.L. No. 3-2018; 12-5-2023 by L.L. No. 23-2023]

| SR-20 DISTRICT Use | Type | Use-Specific Regulations | Minimum | | | | | Maximum | |
|--|----------------|--------------------------|------------------------|------------------|----------------------|---------------------|----------------------------------|----------------------|---|
| | | | Lot Area (square feet) | Lot Width (feet) | Front Setback (feet) | Rear Setback (feet) | Minimum Side Yard Setback (feet) | Lot Coverage | Building Height ¹ (feet/stories) |
| Accessory apartment | Special permit | § 200-49 | 20,000 | 100 | 40 | 50 | 20 | 20% | 30/2 |
| Agriculture/horticulture | Permitted | | No minimums specified | | | | | No maximum specified | |
| Bed-and-breakfast | Special permit | § 200-60 | 20,000 | 100 | 40 | 50 | 20 | 20% | 30/2 |
| Community recreation and/or park (noncommercial) | Permitted | | No minimums specified | | | | | No maximum specified | |
| Convalescent home | Special permit | § 200-55 | 30,000 | 200 | 150 | 40 | 40 | 60% | 30/2 |
| Gathering place, residential | Special permit | § 200-60.1 | 20,000 | 100 | 40 | 50 | 20 | 25% | 30/2 |
| One-family detached dwelling | Permitted | | 20,000 | 100 | 40 | 50 | 20 | 20% | 30/2 |
| Place of worship, community | Special permit | § 200-60.3 | 60,000 | 150 | 40 | 50 | 25 | 25% | 30/2 |
| Place of worship, neighborhood | Special permit | § 200-60.2 | 20,000 | 100 | 40 | 50 | 20 | 25% | 30/2 |
| Public utility structure or ROW | Special permit | § 200-48 | No minimums specified | | | | | No maximum specified | |
| School of general instruction | Special permit | § 200-60.4 | 120,000 ² | 200 | 80 | 50 | 40 | 25% | 30/2 |

NOTES:

¹ The maximum building height shall be the lesser of 30 feet or two stories with a basement.

A maximum building height containing habitable space up to 30 feet/two stories, with a maximum total building height at peak of 35 feet/two stories.

² Plus additional as per § 200-60.4.