

## Low Density Multifamily (MF-1) District

District Development Standards		
Maximum Density = 14 units/acre	Front Setback = 20 feet	Bufferyard = 15 feet with plantings adjacent to RE, RL, RS,TF, or MH districts; 10 feet with plantings adjacent to residences in AG
Maximum Building Height = 35 feet	Side Setback = 10 feet	
Maximum Units per Building = 14*	Side Setback to Residential = 20 feet	
	Rear Setback = 10 feet	
Lot size = 12,000 sq.ft.	Rear Setback to Residential = 20 feet	
Lot width minimum = 50 feet	Side/Rear Street Setback = 15 feet	*Can be waived if the building design meets the criteria of Sec. 6.02.080.C.
	Unloaded Street Setback = 20 feet	

Specific Uses Allowed within the District		
Allowed by Right	Subject to Limitations	Special Use Permit (SUP) Required
Group Home (7-15 residents)	Church (with columbarium)	Activity Center (youth/senior)
Multifamily Attached	Day Care (family/group/commercial)	Assisted Living
Multifamily Detached	Golf Course	Bed and Breakfast (with events)
Rooming/Boarding House	Nature Preserve/Community Garden	Emergency Services Station
Utilities (Minor)	Neighborhood Amenity Center	Group Home (16+ residents)
	Park (Neighborhood)	Halfway House
	School (Elementary)	Nursing/Convalescent Home
	Utilities (Intermediate)	Orphanage
	Wireless Transmission Facility (<41')	School (Middle)
		Student Housing