Item 1 - Proposed Zoning Ordinance Changes to Version 4.3
Allow Rental in Residential District

ARTICLE V   RESIDENTIAL DISTRICTS

SECTION V.5   RESIDENTIAL I - USES PERMITTED

No building, nor structure, nor any part thereof, shall be erected, altered or used, or land or premises used in part or in whole, for other than the following specific uses:

A. Permitted Uses - No building, nor structure, nor any part thereof, shall be erected, altered or used, or land or premises used in part or in whole, for other than the following specific uses:

1. A single family dwelling, lease, or rental.

2. A home occupation, provided that there be no external evidence of such occupation except a non-illuminated sign and that said occupation does not require nor effect any changes in the external character of the building.

3. Detached Residential Extension

   1. Supplemental dwelling space ie; finished room over one story garage detached from residence (dwelling)

   2. Construction must meet all building requirements as set forth in zoning requirements and must comply with all building codes.

   3. Supplemental space shall not exceed one room and bath. Kitchen area is not allowed.

   4. Use of space may be bedroom, office, workshop or related to private one family dwelling.

B. Building Lot Area - Each dwelling or other main building hereafter erected in the Residential I District shall be located on a building lot or parcel of land having an average width of not less than one hundred (100) feet and containing not less than fifteen thousand (15,000) square feet of area unbroken by any public road, street or thoroughfare, provided that this shall not prevent the use of a building lot or parcel of land of lesser size that was of legal record or had been laid out by a registered land surveyor prior to the effective date of this ordinance.