

## Zoning Amendments

### Draft

#### Proposed regulation amendment to permit Two-Family Dwellings in the Rural Zone

The proposed regulation change is to permit Two-Family Dwellings in the Rural Zone if the lot meets certain size, setback, frontage and location requirements. The intent of the proposed regulation is permit Two-Family Dwellings in the Rural Zone to provide for more diversified housing opportunities, but be done in such a way that for single family residential properties, which was the only permitted use in the zone until 2015, will not be negatively impacted by the construction of a Two-Family Dwelling on an adjoining property or in an inappropriate location.

#### **Amend Section 3.2 PERMITTED USES**

6. Two-Family Dwellings provided the property is on an Arterial or Collector Road, has at least 600 feet of frontage, lot size of at least 160,000 square feet, front setback of 100 feet and side and rear setbacks of 50 feet