

**Disclaimer: FOR INFORMATIONAL PURPOSES ONLY.**

In cases of discrepancy between the information presented here and a city ordinance, the city ordinance will prevail.

## R-MH, Manufactured Home Residential



The R-MH District is established to permit and encourage the development of single family manufactured home subdivisions, manufactured home parks, or placement of manufactured homes on individual lots in a suitable environment.

- Maximum Height Allowed:** 36 feet
- Minimum Street Frontage:** 20 feet
- Minimum Width of Corner Lots:** 60 feet at building line

**Lot and Area Standards:**

District	Building type	Min. lot area (sq. ft.)	Min. land area / dwelling unit (sq. ft.)	Min. lot width	Max. lot coverage	
					Interior lot	Exterior lot
R-MH	Manufactured home lots	4,500	4,500	50'	30%	35%
	Manufactured home parks	11,000	3,500	60'	30%	35%
	All others	7,000	7,000	65'	40%	45%

**Minimum Setback Standards:**

District	Building type	Front	Side		Rear
			Interior	Exterior	
R-MH	Manufactured home lots	20'	10'	20'	25'
	Manufactured home park	25'	15'	25'	25'

Where a utility easement extends beyond the required setback, the edge of the utility easement shall be the setback.

**Garage Setback Standards:** *Applicable to attached and detached garages.*

- Garage, Street Facing: 30 ft. from the property line the garage faces
- Garage, Side- or Rear-loading: 20 ft. from the front property line

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ALLOWED BY RIGHT	CONDITIONAL	ACCESSORY
<p><b>Agriculture and Animals</b> Animal - domestic or household Community garden</p> <p><b>Residential</b> Dwelling - manufactured Dwelling - modular Dwelling - single family Manufactured home park Residential facility - assisted living</p> <p><b>Recreation, Education &amp; Assembly</b> Library Park - mini</p> <p><b>Retail</b> Mobile food vendor</p> <p><b>Services</b> Child care - residential (4 children)</p>	<p><b>Agriculture and Animals</b> Botanical garden Urban farm</p> <p><b>Residential</b> Home occupation - type b</p> <p><b>Recreation, Education &amp; Assembly</b> Aquarium Community center Country club Educational facility Golf course Religious facilities</p> <p><b>Services</b> Adult day care Cemetery or mausoleum Child care - commercial Child care - residential (5-10 children) Lodging - bed &amp; breakfast Public safety services</p> <p><b>Transportation / Utilities</b> Utility facility Wireless communication facility (cell towers)</p> <p><b>Other</b> Temporary uses</p>	<p><b>Agriculture and Animals</b> Apiculture</p> <p><b>Residential</b> Dwelling - accessory Home occupation - type</p> <p><b>Transportation / Utilities</b> Solar energy system Wind energy system, small</p> <p><b>Other</b> Building, accessory - nonresidential</p>

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**Setback Illustration**

