

## PUBLIC HEARING NOTICE

The Satsuma Planning Commission will hold a public hearing May 2, 2019, at 5:45 P.M. at City Hall to hear public comments regarding amending Articles III and IV of the Satsuma Zoning Ordinance. The proposed changes are as follows:

- 4.2 REQUIREMENTS FOR LOT AREA, LOT WIDTH, MAXIMUM HEIGHT, MAXIMUM BUILDING AREA. The following shall apply to each residential district as listed:

District	Minimum Lot Area (Sq. Ft.)	Minimum Lot Width At Setback Line	Maximum Height	Maximum Building Area (%)
R-1 Low Density Residential	15,000	100	35' or 2 ½ stories	25
R-2 Medium Density Residential	10,500	75	35' or 2 ½ stories	40
R-3 High Density Residential	7,500	760	35' or 2 ½ stories	40
R-4 Multi-Family Residential	5,000 per unit, 15,000 minimum	100	35' or 3 stories	40

- 4.3 MINIMUM SETBACKS. The following front, rear, and side yard setbacks, in feet, shall apply in districts as listed *and shall supercede any heretofore published requirements in other City Ordinances*, except as provided for in Article III, Section 3.4 and Article V, Planned Unit Developments of this Ordinance.

District	Front Yard	Rear Yard	Side Yard	Corner Lot Side Yard
R-1	35	30	10	35
R-2	25	30	10	35
R-3	25	25	10	25
R-4	35	35	10	35
B-1	<b>35</b>	<b>20</b>	*	<b>35</b>
B-2	<b>35</b>	<b>20</b>	*	<b>35</b>
M-1	<b>35</b>	*	*	<b>35</b>
FH	**	**	**	**

\* None, except on a lot which adjoins a residential lot along a lot line or a lot in a residential district in such cases where the rear and side yards shall not be less than twenty-five feet wide. Such area shall contain adequate trees and grass or acceptable screening from the residential lot or district and be maintained by the owner.

\*\* Same as use of the district which it overlays.