

1. MINIMUM LOT AREA: No building or structure shall be established on any parcel less than two (2) acres in area.
2. MINIMUM LOT WIDTH: The minimum lot width shall be one hundred and sixty five (165) feet having principal frontage on a street.
3. MAXIMUM LOT COVERAGE: The maximum lot coverage shall not exceed twenty-five (25) percent.
4. YARD AND SETBACK REQUIREMENTS:
 - i. Front Yard: Eighty-three (83) feet from the centerline of a public street or roadway.
 - ii. Side Yard: Twenty (20) feet except in the case of a corner lot where the side yard on a public street side shall not be less than the setback required for the front yard.
 - iii. Rear Yard: Thirty-five (35) feet.
 - iv. In any case, no structure housing livestock, or for storage of feed or manure shall be located any closer than 50 feet to a lot line.

DWELLING STANDARDS: Any building, mobile home, pre-manufactured unit or single titled unit which is designed and used exclusively for residential purposes and placed on private property must meet the following standards:

1. MAXIMUM HEIGHT REQUIREMENTS:
 - a. For dwelling and non-farm structures, height shall not exceed thirty-five (35) feet
 - b. For general and specialized farm buildings and structures, height shall not exceed ninety-five (95) feet.
2. MINIMUM BUILDING FLOOR AREA:
 - a. No residential dwelling unit shall have less than one thousand (1000) square feet of floor area, exclusive of garages or basements.
3. ROOF PITCH AND OVERHANG:
 - a. Minimum roof pitch of 4/12.
 - b. Minimum overhang of twelve (12) inches.
4. REMOVAL DEVICES:
 - a. Wheels, blocks, skids, jacks, undercarriages, or towing mechanism must be removed or otherwise concealed from view by skirting.
5. FOUNDATIONS:
 - a. All structures shall be placed and secured on a permanent forty-two (42) inch frost free foundation. All anchorage devices shall cover an area not less than the perimeter of the structure and be constructed in accordance with applicable building code regulations.
6. MINIMUM BUILDING FLOOR AREA: No residential dwelling unit shall have less than one thousand (1000) square feet of floor area, exclusive of garages or basements. (ord. no 11 rev. eff. July 20, 1980: amend. By ord. No. 19 eff. August 19, 1981 further amend. May, 1984: amend. eff. March 2, 1994)