

**KAYSVILLE CITY  
SCHEDULE OF ZONING DISTRICT REGULATIONS**

<u>Zoning District</u>	<u>Use</u>	<u>Maximum Height In Feet</u>	<u>Minimum Lot Size In Sq. Ft.</u>	<u>Lot Area Per Dwelling In Sq. Ft.</u>	<u>Minimum Lot Width In Feet</u>	<u>Minimum Front Yard In Feet</u>	<u>Minimum Side Yard* In Feet</u>	<u>Minimum Rear Yard In Feet</u>
A-5	Heavy Agriculture Single Family Dwellings	30	210,000	210,000	200	30	10	30
A-1	Light Agriculture Single Family Dwellings	30	40,000	40,000	100	30	10	30
R-A	Residential Agriculture Single Family Dwellings	30	21,780	21,780	100	30	8	30
R-1-20	Single Family Dwellings	30	20,000	20,000	90	30	8	15
R-1-14	Single Family Dwellings	30	14,000	14,000	90	30	8	15
R-1-LD	Single Family Dwellings	30	12,000	12,000	90	30	8	15
R-1-10	Single Family Dwellings	30	10,000	10,000	80	30	8	15
R-1-8	Single Family Dwellings	30	8,000	8,000	60	25	8	15
R-T	Single Family Dwellings	30	8,000	8,000	60	25	8	15
R-D	Single Family Dwellings Existing Multiple Dwellings	30	8,000	8,000	64	25	8	15
R-2	Single Family Dwellings Two-Family Dwellings	30	8,000 8,000	8,000 4,000	70	25	8	15
R-4	Single Family Dwellings Two-Family Dwellings Three-Family Dwellings Four-Family Dwellings	30	8,000 8,000 10,000 12,000	8,000 4,000 3,333 3,000	70	25	8	15
R-M	Single Family Dwellings Two-Family Dwellings Three-Family Dwellings Four-Family Dwellings Five-Family Dwellings Six-Family Dwellings Additional	30	8,000 8,000 10,000 12,000 14,000 16,800 2,800/unit	8,000 4,000 3,333 3,000 2,800 2,800	70	25	8 8 10 12 14 16 +2/unit	15
PU	Public Use							
PB	Professional Business	30		(Controlled by Site Plan Review)				
GC	General Commercial	35		(Controlled by Site Plan Review)				
CC	Central Commercial	35		(Controlled by Site Plan Review)				
HC	Assisted Living	35		(Controlled by Site Plan Review)				
LI	Light Industrial	35				30 (70% Maximum Building Coverage)		

**\*Corner Lots** - 20' on side by the street

*Measurements given are from property line. Front property line begins 10' back of curb.*