

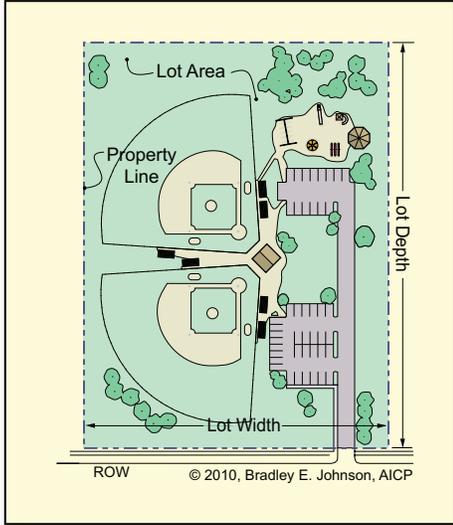
# Parks and Recreation (PR) District

## 2.01 PR District Intent, Permitted Uses, and Special Exception Uses

District Intent	Permitted Uses	Special Exception Uses
<p><b>The PR (Parks and Recreation) District is intended to be used as follows:</b></p> <p><b>Use Type and Intensity</b></p> <ul style="list-style-type: none"> <li>• All intensities of active and passive recreation including parks, picnic areas, trails, playgrounds, and sports fields</li> <li>• Used to protect land for open space and conservation areas</li> </ul> <p><b>Application of PR District</b></p> <ul style="list-style-type: none"> <li>• Existing and new facilities</li> <li>• PR Districts are typically spot zoned and distributed around the community</li> <li>• Buffer and transitional zoning district</li> </ul> <p><b>Development Standards</b></p> <ul style="list-style-type: none"> <li>• Promote high quality recreational areas for public use and enjoyment</li> </ul> <p><b>Appropriate Adjacent Zoning Districts</b></p> <ul style="list-style-type: none"> <li>• All zoning districts</li> </ul> <p><b>Plan Commission</b></p> <ul style="list-style-type: none"> <li>• Use the PR District for existing and new parks and recreation facilities</li> <li>• Protect the land and uses within the PR District from residential, commercial, and industrial encroachment through the use of appropriate buffers and setbacks</li> </ul> <p><b>Board of Zoning Appeals</b></p> <ul style="list-style-type: none"> <li>• Protect the integrity of land and uses within the PR District</li> </ul>	<p><b>Accessory Permitted Uses</b></p> <ul style="list-style-type: none"> <li>• farmer's market</li> <li>• small wind turbine system</li> </ul> <p><b>Commercial Permitted Uses</b></p> <ul style="list-style-type: none"> <li>• campground</li> <li>• country club</li> <li>• driving range</li> <li>• farmer's market</li> <li>• golf course</li> <li>• miniature golf</li> <li>• recreation center/play center</li> <li>• sports complex (outdoor)</li> <li>• swimming pool</li> </ul> <p><b>Institutional Permitted Uses</b></p> <ul style="list-style-type: none"> <li>• nature center</li> <li>• park</li> <li>• pool, public</li> <li>• skate park</li> </ul>	<p><b>Accessory Special Exception Uses</b></p> <ul style="list-style-type: none"> <li>• dwelling unit</li> <li>• large wind turbine system</li> </ul> <p><b>Commercial Special Exception Uses</b></p> <ul style="list-style-type: none"> <li>• paintball facility</li> <li>• sports complex (indoor)</li> <li>• watercraft rental</li> <li>• waterpark</li> </ul> <p><b>Industrial Special Exception Uses</b></p> <ul style="list-style-type: none"> <li>• telecommunication facility</li> </ul> <p><b>Institutional Special Exception Uses</b></p> <ul style="list-style-type: none"> <li>• stadium</li> </ul>

# Parks and Recreation (PR) District

## 2.02 PR District Development Standards



**Minimum Lot Area**

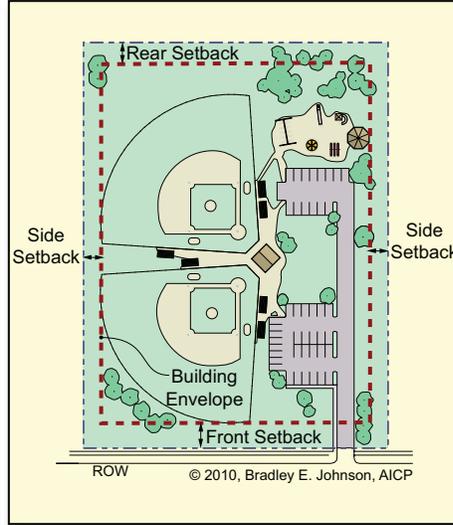
- n/a

**Minimum Lot Width**

- 50 feet

**Sewer and Water**

- Sanitary sewer and water utility not required unless within 300 feet of water/sewer utility connection



**Minimum Front Yard Setback**

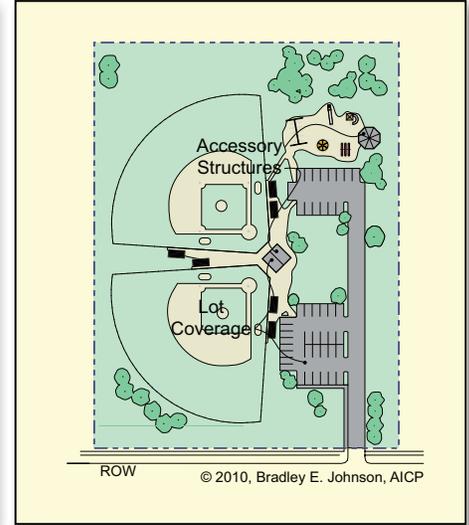
- 50 feet for primary and accessory structures

**Minimum Side Yard Setback**

- 50 feet for primary and accessory structures

**Minimum Rear Yard Setback**

- 50 feet for primary and accessory structures



**Maximum Lot Coverage**

- 30% of lot area

**Minimum Main Floor Area**

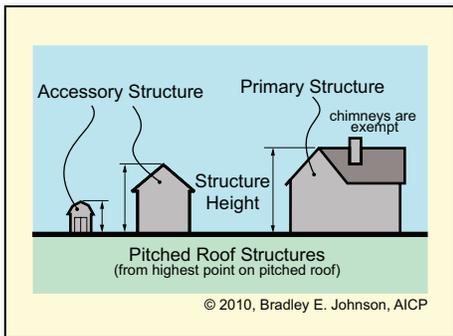
- n/a

**Minimum Dwelling Unit Size**

- n/a

**Maximum Primary Structures**

- no limit



**Maximum Structure Height**

- 40 feet for primary structure
- 20 feet for accessory structure
- 2 1/2 stories

**Additional Development Standards that Apply**

<b>Accessory Structures</b>	<b>Lighting</b>	<b>Telecommunication</b>
• AS-01 ..... 5-6	• LT-01 ..... 5-51	• TC-01 ..... 5-108
• AS-02 ..... 5-7	<b>Lot</b>	<b>Temporary Use</b>
<b>Density and Intensity</b>	• LO-01 ..... 5-53	• TU-01 ..... 5-110
• DI-01 ..... 5-16	<b>Parking</b>	• TU-02 ..... 5-110
<b>Driveway</b>	• PK-01 ..... 5-60	<b>Trash Receptacle</b>
• DW-01 ..... 5-17	• PK-07 ..... 5-62	• TR-01 ..... 5-112
• DW-04 ..... 5-20	<b>Performance</b>	<b>Vision Clearance</b>
<b>Environmental</b>	• PF-01 ..... 5-68	• VC-01 ..... 5-113
• EN-01 ..... 5-21	<b>Public Improvement</b>	<b>Wind Turbine Systems</b>
<b>Fence and Wall</b>	• PI-01 ..... 5-69	• WT-01 ..... 5-114
• FW-01 ..... 5-22	<b>Setback</b>	• WT-02 ..... 5-116
• FW-02 ..... 5-22	• SB-01 ..... 5-71	
<b>Floodplain</b>	<b>Sewer and Water</b>	
• FP-01 ..... 5-26	• SW-01 ..... 5-73	
<b>Floor Area</b>	<b>Signs</b>	
• FA-01 ..... 5-35	• SI-01 ..... 5-75	
<b>Height</b>	<b>Special Exception</b>	
• HT-01 ..... 5-36	• SE-01 ..... 5-105	
<b>Landscaping</b>	<b>Storage</b>	
• LA-01 ..... 5-45	• SR-02 ..... 5-106	
• LA-02 ..... 5-46	<b>Structure</b>	
• LA-07 ..... 5-48	• ST-01 ..... 5-107	
• LA-08 ..... 5-49		