

OPEN

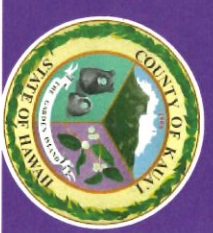
Urban



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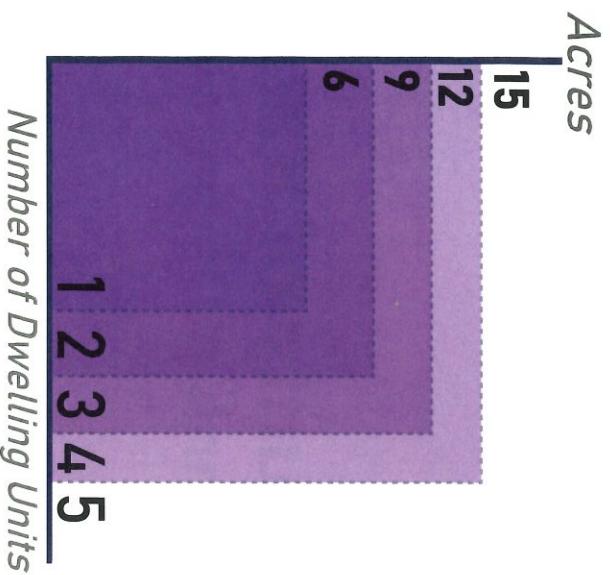
PARCEL BUILD OUT GUIDE



County Zoning: Open State Land Use District: Urban

County Zoning Open with a State Land Use District of Urban; whose parcel has an existing average slope of less than 10%, please refer to Open/Urban Sloping Brochure.

Dwelling Unit Count by Parcel Acreage Threshold



Parcel Configurations

- Guest House (GH)
- Dwelling Unit (DU)

1 ■ ■

Parcels less than 6 acres qualify for 1 DU and 1 GH

2 ■ ■ ■

Parcels between 6 acres and 8.99 acres qualify for 2 DUs and 1 GH

3 ■ ■ ■ ■

Parcels between 9 acres and 11.99 acres qualify for 3 DUs and 1 GH

4 ■ ■ ■ ■ ■

Parcels between 12 acres and 14.99 acres qualify for 4 DUs and 1 GH

5 ■ ■ ■ ■ ■ ■

Parcels between 15 acres and 17.99 acres qualify for 5 DUs and 1 GH

*For each additional 3 acres, the lot qualifies for another DU.

Guest House (GH)

Parcels located in Agriculture or Open zoning are permitted to have 1 Guest House (GH) per lot of record.

"Guest House" means a building with a floor area of no more than five hundred (500) square feet, may contain a kitchen, and is used for dwelling purposes by guests, tenants, or owner(s). A guest house shall not be used for a transient vacation rental (TVR) or homestay operation within or outside of the visitor destination area (VDA).

Structure Terminology

Design Features:

	Kitchen	Bathroom	Max Sq. Ft.	CPR Capable
DU	Must Have	Must Have	None	Yes
GH	May Have	May Have	500*	No

*Max sq. ft. thresholds only count enclosed spaces