

AMEND the following section in the Rancho Vistoso Planned Area Development.
Additions shown in ALL CAPS, Deletions shown in ~~strike through~~.

9) Temporary Utility Uses

c. Property Development Standards

1) Minimum Lot Area: 43,560 sq. ft.

2) Minimum Lot width: 150 ft.

3) Density: There shall be a minimum of 43,560 square feet of lot area for each single family dwelling

4) Maximum Building Height: Thirty (30) feet, two stories

5) Yard Setbacks:

a) Front: Thirty (30) feet

b) Side: Twenty (20) feet

c) Rear: Forty (40) feet

6) Detached Accessory Buildings per O.V.Z.C.R.

2. LOW DENSITY (1-3 RAC) RESIDENTIAL

a. Purpose: Similar to very low density residential this designation has been located in areas which have sensitive or rugged terrain and where protection of the natural features is a most important criteria. Low density from one (1) to three (3) units per acre shall also utilize the building envelope concept. The lots are large enough to allow the designation of permanent open space to be recorded on each lot for the area outside of the building envelope.

1) USES LISTED UNDER VERY LOW DENSITY (0-1 RAC) SHALL APPLY.

b. Permitted Uses: ~~Uses listed under Very Low Density (0-1 RAC) shall apply.~~

2) FARMS AND RANCHES SUBJECT TO THE PROVISIONS OF THE O.V.Z.C.R AND TOWN COUNCIL APPROVAL

c. Property Development Standards

1) Minimum Lot Area: Fourteen thousand five hundred twenty square (14,520) feet.

2) Minimum lot width: Sixty (60) feet

3) Density: There shall be a minimum of 14,520 square feet of lot area for each single family dwelling

4) Maximum Building Height: Thirty (30) feet, two stories

5) Yard Setbacks:

a) Front: Twenty-five feet average; 20 feet minimum

b) Side: Eight (8) feet

c) Rear: Twenty-five (25) feet