

RM-20, residential multifamily district.

(a) *Purpose and intent.* The purpose and intent of this RM-20, residential multifamily district is to provide suitable sites for the development of well-planned, environmentally compatible multifamily residential uses in areas consistent with the city's adopted comprehensive development master plan.

(b) *Uses permitted.* Permitted uses are as follows:

- (1) Multifamily residential dwellings;
- (2) Single-family residential dwellings, subject to the site development standards set forth in the RS-4 residential single-family district;
- (3) Multifamily residential accessory uses; and
- (4) Family day care and after school care for children subject to the conditions and requirements enumerated in section 62-274.

(c) *Uses permitted conditionally.* Any of the following uses may be permitted by the city commission after a public hearing and recommendation of the planning and zoning board, subject to specified conditions which may be determined appropriate and equitable by the city commission, and subject to section 62-69.

- (1) Churches, synagogues and other similar houses of worship;
- (2) Public and private schools;
- (3) Public facilities and utilities;
- (4) Service clubs, lodges, and other similar social or fraternal organizations;
- (5) Public parks and playgrounds; and
- (6) Group homes and foster care facilities.

(d) *Site development standards.* Site development standards are as follows:

- (1) Maximum density, 20 dwelling units per net acre.
- (2) Minimum lot area, 15,000 square feet.
- (3) Minimum lot width, 100 feet.
- (4) Minimum yard setbacks:

Yard	Setbacks (feet)
Front	25
Rear	25
Side	
Interior	15
Corner	25
Between Structures	30

Minimum Floor Area

Unit Type	Square Feet
Efficiency	500
One Bedroom	650
Two Bedrooms or more	850