

# City of Riverside

## ORDINANCE NO. 2016-1206-02

### AN ORDINANCE AMENDING RIVERSIDE ZONING ORDINANCE

**SECTION 1.** Amendments shall be as follows:

**“§ Section 80.03. R-1 District Dimensional Regulations.**

Except as provided in “Section 56.00: Supplemental District Regulations”, the following dimensional standards shall be required:

- |   |                       |
|---|-----------------------|
| ▪ Minimum Lot Area                        | 12,000 sq. feet       |
| ▪ Minimum Front Yard:                     | 30 feet               |
| ▪ Minimum Side Yard:                      | 10 feet               |
| ▪ Minimum Rear Yard:                      | 40 feet               |
| ▪ Maximum Building Height:                | 35 feet               |
| ▪ Maximum Building Area                   | 25 percent            |
| + <b>Minimum Living Area per Dwelling</b> | <b>1400 Sq. Feet”</b> |

**SECTION 2.** This Ordinance shall become effective when adopted and published as required by law.

**ADOPTED** this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_.

Signed: \_\_\_\_\_  
M.S. Rusty Jessup, Mayor

ATTEST: \_\_\_\_\_  
Candace Smith  
City Clerk