

USE REGULATIONS

District	Minimum lot area (space in Mobile Home Park)	Minimum lot width	Maximum building height	Minimum Yards			Maximum lot coverage	Minimum lot area per dwelling unit	Distance between principle buildings
				Front	Side	Rear			
	acres	feet	feet	feet	feet	feet	%	acres	feet
RU-36	36	330	35	60	30	50	15	36	15
RU-4	4	220	35	60	30	50	15	4	15
RU-2	2	120	35	40	20	40	15	2	15
	square feet							square feet	
TR-36	36,000	100	35	35	15/20	35	20	36,000	15
TR-18	18,000	80	35	35	12/15	30	30	18,000	15
TR-9	9,000	60	35	25	10/12	25	40	9,000	15
SR-43	43,560	120	30	40	20/20	40	20	43,560	15
SR-22	22,000	94	30	35	15/20	35	25	22,000	15
SR-12	12,000	70	30	30	12/15	30	33	12,000	15
SR-8	8,000	60	30	25	10/12	25	40	8,000	15
MR-A	6,000	60	30	20	7/10	25	50	3,000	10
MR-B	6,000	60	40	20	7/10	25	50	2,000	10
MR-C	6,000	60	40	20	7/10	25	50	1,500	10
MR-D	6,000	60	40	20	7/10	25	50	3,000	10
MH-72	7,200	50	30	20	7/10	20	40	7,200	15
MH-54	2,700	35	30	15	7	15	40	5,400 (1)	15
MH-36	3,600	30	30	15	5/7	15	40	3,600	15
MH-18	1,800	25	30	10	5	10	40	1,800	15

RU = Rural

TR = Transitional

SR = Single - Household Residential

MR = Multiple - Household Residential

MH = Mobile home / Recreational Vehicle

(1) Minimum Mobile Home Park Area Per Dwelling Unit

Applicable setbacks for non-conforming lot of record

Front - 15' Rear - 20' Side - 10'

Greenlee County Zoning Ordinance

	RU	TR	SR	MR	MH	NB	GB	LI	HI	PR
Single - household dwellings, including mobile home dwellings	P	P				P	P			
Single - household dwellings, but not including mobile home dwellings			P	P						P
Recreational vehicle dwellings	P	P			P	P	P			
Multiple - household dwellings including duplexes, townhouses and condominiums, but not including mobile homes; provided however, that such dwellings designed for three (3) or more households shall not be permitted in the MR-A district.				P		P	P			P
Group quarters including rooming and boarding houses, membership lodgings, residence halls, dormitories, retirement houses, orphanages, religious quarters, and residential hotels				P		P	P			P
Transient lodgings including hotels, tourist courts and motels, but not including modular units.				A		P	P			A
Manufacturing of food and kindred products.										P
Manufacturing of textile mill products.										P
Manufacturing of apparel and other finished products made from fabrics, leather, and similar materials.								P	P	
Manufacturing of lumber and wood products										P
Manufacturing of furniture and fixtures								P	P	
Manufacturing of paper and allied products										P
Printing, publishing and allied industries								P	P	

P - permitted

A - permitted on appeal

Greenlee County Zoning Ordinance

	RU	TR	SR	MR	MH	NB	GB	LI	HI	PR
Manufacturing of chemical and allied products									P	
Manufacturing of petroleum refining and related industries.									P	
Manufacturing of rubber and plastic products.									P	
Manufacturing of stone, clay and glass products									P	
Manufacturing of primary metals.									P	
Manufacturing of fabricated metal products.									P	
Manufacturing of professional scientific and controlling instruments; photographic and optical goods, watches and clocks.								P	P	
Manufacturing of jewelry, silverware, and plated ware; musical instruments and parts; tops, amusement, sporting and athletic goods; pens, pencils, and other office and artists; materials; novelties, notions, and tobacco.								P	P	
Motion picture production.	P	P					A	P	P	
Motor vehicle transportation facilities and services including bus passenger terminals, bus garaging and equipment maintenance, motor freight terminals, motor freight garaging and equipment maintenance, taxicab transportation, freight forwarding services, packing and crating services, travel arranging services, and transportation ticket services.							P	P	P	
Automobile parking structures					A		P	P	P	A

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Greenlee County Zoning Ordinance

	RU	TR	SR	MR	MH	NB	GB	LI	HI	PR
Wholesale trade including motor vehicles and automotive equipment, drugs, chemicals and allied products, dry goods and apparel, groceries and related products, electrical goods, hardware, plumbing, heating equipment and supplies, machinery and other wholesale trade.							P	P	P	
Retail trade of building materials and hardware, including lumber, heating, plumbing, paints, glass, wallpaper, electrical supplies and hardware.						A	P			
Retail trade of general merchandise including department stores, mail order houses, limited price variety stores, merchandise vending machine operators and direct selling organizations.						P	P			
Retail trade of food including groceries, meats and fish, fruits, vegetables, candy, nut, confectionery, dairy products and bakery goods.						P	P			
Retail trade of automobile, marine craft, aircraft and modular units and accessories.							P			
Retail trade of apparel and accessories.							P			
Retail trade of furniture, home furnishings, household appliances and equipment.							P			
Retail eating and drinking places including alcoholic beverages	A	A					A	P		
Retail trade of drug and proprietary products, liquor, antiques and secondhand merchandise, books and stationary, sporting goods, bicycles, farm and garden supplies, jewelry, and other miscellaneous retail trade products.							P	P		
Finance, insurance and real estate services.							P	P		

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Greenlee County Zoning Ordinance

	RU	TR	SR	MR	MH	NB	GB	LI	HI	PR
Personal services including laundering, dry cleaning and dyeing services, photographic services, and cleaning and shoe repair service.				A		P	P			A
Funeral and crematory services							P			
Business services including advertising services, consumer and mercantile credit reporting services, adjustment and collection services, duplicating, mailing and stenographic services, swelling and other building services, news syndicate services and employment services.							P			
Warehousing and storage services including household goods warehousing, refrigerated warehousing, food lockers, and general warehousing and storage.							A	P	P	
Repair services including automobile repair and wash services, electrical, radio and television, watch, clock, jewelry, reupholstery and furniture repair, armature, rewinding services and other repair services.							P			
Automobile service station.							P			
Professional services, including physicians, dental, hospital, medical laboratory, dental laboratory, sanitariums, convalescent, rest home, medical clinics and other medical and health services, legal engineering and architectural, educational and scientific research, accounting, auditing and bookkeeping, and other professional services.	A	A	A	A	A	P	P			A

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Greenlee County Zoning Ordinance

	RU	TR	SR	MR	MH	NB	GB	LI	HI	PR
Contract construction services including general building construction services and special construction trade services, concrete services, and water well drilling services.							P	A	P	
Governmental services, including executive, legislative and judicial functions, police, fire, civil defense and other protective functions and their related activities, postal services, and prisons and other correctional institutions.	A	A	A	A	A	P	P			A
Nursery, primary and secondary educational services	A	A	A	A	A	P	P			A
Special and higher educational services including university, college, junior college and professional school education, vocational, trade, business, stenographic, barber and beauty schools, art and music, dancing, driving and correspondence schools.	A	A					P			
Religious activities	P	P	A	A	A	P	P			A
Welfare and charitable services.	A	A	A	A	A	P	P			A
Business, professional, labor civic, social, and fraternal associations.	P	P		A		P	P			A
Cultural activities, including libraries, museums, and art galleries.	P	P		A		P	P			A
Nature exhibitions, including, planetaria, aquariums, botanical gardens, arboretums, and zoos.	P	P		A		P	P			A

P - permitted

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Greenlee County Zoning Ordinance

	RU	TR	SR	MR	MH	NB	GB	LI	HI	PR
Public assembly for entertainment including amphitheaters, motion picture theaters, arenas, field houses, race tracks, and for other public assembly including auditoriums and exhibition halls.	P	P		A		P	P	A	P	A
Amusement parks, fairgrounds, and other amusements.							A	A	P	
Recreational activities, including sports activities, playgrounds and athletic areas, swimming areas, and marinas.	P	P								
Resorts and group camps, including general, dude and health resorts, ski resorts, hunting and fishing clubs and organized camps.	P	P		A		P	P			A
Parks for general recreation, scenic or leisure purposes including picnic areas, swimming pools, play fields, hiking trails, camping grounds, children’s play facilities.	P	P	P	P	P	P	P			P
Agricultural processing, including cotton ginning and compressing, grist milling services, corn shelling, hay baling, and threshing services, contract sorting, grading and packing services.	P	P								
Animal husbandry services, including veterinarian, animal hospital and poultry hatchery services.	P	P					P			
Permanent lakes, man-made or natural, of one (1) acre or more surface area.	P	P	A	A	A	P	P	P	P	A

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Greenlee County Zoning Ordinance

	RU	TR	SR	MR	MH	NB	GB	LI	HI	PR
Canneries									A	
Fertilizer plants									A	
Commercial feed lots									A	
Meat packing plants.									A	
Tallow works.									A	
Junkyards.									A	
Airports and Heliports									A	

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