

## ARTICLE 7 – HDR High Density Residential District

### Section 7.1 Purpose

This District is intended to provide a sound and stable environment for various types of residential developments at higher densities in locations where such development can be accommodated.

### Section 7.2 Permitted Uses

Land and/or buildings in this District may be used for the following purposes by right:

- A. Detached single-family dwellings.
- B. Two-family dwellings.
- C. Multiple-family dwellings.
- D. Foster Care Family or Group Homes (unless located within 1,500 feet of the property of another such licensed facility).
- E. Mobile/manufactured homes, subject to the additional requirements listed in Section 7.8.
- F. The keeping of ordinary household pets, as identified in Article 2, 2.27.

### Section 7.3 Special Land Uses

The following Special Uses may be approved by the Planning Commission subject to the applicable standards in Article 14 Site Plan.

- A. Child care centers, nursery schools, day care centers, not including dormitory facilities.
- B. Churches.
- C. Schools.
- D. Public/private parks and playgrounds.
- E. Funeral Homes.
- F. Hospitals.
- G. Private clubs, lodges and meeting places.

H. Essential public utility service buildings, gas or electric regulator stations or buildings (See Section 2.18).

I. Home Occupations.

J. Accessory uses and structures (see Section 2.18)

**Section 7.4 District Regulations**

As required in Article 12.

**Section 7.5 Parking**

As required in Article 16.

**Section 7.6 Signs**

As required in Article 15.

**Section 7.7 Site Plan Review**

As required in Article 14.

**Section 7.8 Additional Requirements - Mobile/Manufactured Homes**

As required in Article 2, 2.26.

**Section 7.9 Additional Requirements – Keeping of Pets**

As required in Article 2, 2.27.

