

## VILLAGE OF LITTLE CHUTE

### ORDINANCE NO. 8, SERIES OF 2012

#### AN ORDINANCE AMENDING SECTION 44-46. – RC conventional single-family district (e) Dimensional Requirements.

WHEREAS, the Plan Commission of the Village of Little Chute has recommended the following amendment; and,

WHEREAS, the required public hearing has been held before the Village Board of Trustees, Village of Little Chute; and,

WHEREAS, the Village Board of Trustees, Village of Little Chute, finds the following amendment to be in the public interest;

NOW, THEREFORE, the Village Board of Trustees, Village of Little Chute, do ordain as follows:

Section 1. That the Zoning Ordinance, Section 44-46 (e), Municipal Code of the Village of Little Chute is hereby amended, by making the following changes:

(e) *Dimensional Requirements.* The following are dimensional requirements in the RC district.

- (1) Single-family detached dwellings. The minimum dimensions are as follows.
  - a. The lot area is 7,500 square feet per dwelling.
  - b. The lot width is 70 feet
  - c. Setbacks are as follows:
    - 1. The front yard setback is 25 feet.
    - 2. The side yard setback is Seven feet individually, 15 feet combined.
    - 3. The rear yard setback is 20 feet.
  - d. The maximum lot coverage is 35 percent.
  - e. The maximum height is 35 feet (2 1/2 stories).
- (2) Other permissible principal uses and structures. Minimum dimensions:
  - a. The lot area is 10,000 square feet.
  - b. The lot width is 100 feet
  - c. Setbacks are as follows:
    - 1. The front yard setback is 25 feet.
    - 2. The side yard setbacks are 15 feet each.
    - 3. The rear yard setback is 25 feet.
  - d. The maximum lot coverage is 35 percent.
  - e. The maximum height is 35 feet (2 1/2 stories).
- (3) **Existing** Single-Family detached dwellings on lots less than 7,500 square feet platted prior to 1950. The minimum dimensions are as follows:

- a. The lot area is 6,000 square feet.
- b. The lot width is 50 feet.
- c. The setbacks are as follows:
  - 1. The front yard setback is no less than the average of existing homes within a radius of 500 feet.
  - 2. The side yard setbacks are five feet individually, 12 feet combined.
  - 3. The rear yard setback is 20 feet.
- d. The maximum lot coverage is 35 percent.
- e. The maximum height is 35 feet (2 1/2 stories).

**Section 2. Effective Date.** This Ordinance shall take effect upon the adoption and enactment of the Ordinance by the Village Board of Trustees, Village of Little Chute.

Introduced, approved and adopted: June 20, 2012

**VILLAGE OF LITTLE CHUTE**

By \_\_\_\_\_  
Michael R. Vanden Berg, Village President

By \_\_\_\_\_  
Vicki Schneider, Village Clerk