

AN ORDINANCE TO AMEND THE MANSFIELD ZONING ORDINANCE, MARCH 1986, WITH RESPECT TO MINIMUM LOT SIZE AND MINIMUM HEATED LIVING AREA; AND FOR OTHER PURPOSES

The Mayor and Council of the City of Mansfield hereby ordains as follows:

Section 1. Table I, Schedule of District Regulations shall be amended to increase the minimum heated living area for single-family homes in the Conservation Residential (CR) District from 1,400 sq. ft. to 1,800 sq. ft.; in the Performance Residential (PR) District from 900 sq. ft. per dwelling unit to 1,800 sq. ft. per dwelling unit.

Section 2. Table I, Schedule of District Regulations shall be amended to increase the minimum lot size in the Conservation Residential (CR) from 20,000 square feet to 87,120 square feet (2 acres) and to increase the minimum lot size per home for Attached Single Family Homes in the Performance Residential (PR) zoning district from 15,000 square feet to 43,560 square feet and Duplex from 20,000 square feet to 43,560 per dwelling unit.

Section 3. Existing lots of record as of March 12, 2012 can be developed as per the March 1986 regulations. Homes on existing lots of record as of March 12, 2012, if damaged or destroyed, can be rebuilt on the existing footprint.

Section 4. All ordinances or parts of ordinances in conflict herewith are hereby repealed.

Adopted this 12<sup>th</sup> day of March, 2012.

Estona Middlebrooks  
Estona Middlebrooks, Mayor

Attest:

Jamie Ruark  
Pat Mullins, City Clerk

SEAL

Jamie Ruark  
Clerk 2

