Appendix A

TOWN OF GRANT – ZONING SETBACKS, AREA AND HEIGHT REQUIREMENTS (1) (7)

Zoning District	Maximum Height Residential	Maximum Height Accessory	Minimum Floor Area	Minimum Lot Area	Minimum Lot Width	Minimum Side Yard	Minimum Rear Yard
(R-1) Low Density Residential	35 ft.	25 ft.[9]	720 sq. ft.	2 Acres	160 ft [3]	15 ft.	25 ft. [4]
(R-2) High Density Residential	35 ft.	18 ft.[2]	720 sq ft.[5]	20,000 sq ft. [8]	100 ft. [3]	15 ft.	25 ft [4]
(A-1) Exclusive Agriculture	35 ft.	35 ft. [6]	720 sq. ft	35 Acres	NA	25 ft.	25 ft.
(A-2) Transition Agriculture	35 ft.	35 ft.[6]	720 sq. ft.	10 Acres	300 ft.	25 ft.	25 ft.
(A-3) General Agriculture	35 ft.	35 ft. [6]	720 sq ft.	5 Acres	160 ft.	25 ft.	25 ft.
(C-1) Commercial	35 ft.	45 ft.	720 sq. ft.	20,000 sq ft.	100 ft.	15 ft.	25 ft.[4]
(I) Industrial	No Residential	Conditional	Conditional	Conditional	Conditional	Conditional	Conditional
(Con) Conservancy	35 ft.	25 ft.[2]	400 sq ft.	2.5 Acres	200 ft. [3]	15 ft.	25 ft. [4]

(1) All lots subject to Portage County Sanitary approval
(2) Total maximum sq. ft. of accessory building(s) shall not exceed 2000 sq. ft.
(3) Minimum lot width at building line.
(4) Accessory building minimum rear setback is 10 feet. No exception for sideyard setback of accessory buildings.
(5) Residence not less than 20 feet wide
(6) Up to 100 ft. for silos
(7) Portage County Shoreland Zoning Ordinance requires 100 feet construction setback from navigable waterways.
(8) Minimum lot area of 30,000 square feet for a duplex
(9) Total maximum sq. ft. of accessory building(s) shall not exceed 3500 sq. ft.
Township Road Setbacks-68 feet from centerline or 35 feet from right away, whichever is greater.
County Road Setbacks-75 feet from centerline or 42 feet from right away, whichever is greater
State Road Setbacks-110 feet from centerline or 50 feet from right away, whichever is greater