

Zone District: Suburban Residential, High (SR2)

Purpose

The purpose of the SR2 district is to retain and provide opportunities for low- to medium-density single-family development in a neighborhood setting. The SR2 district should be located in established metropolitan districts, rural communities, and other locations where public water and sewer services are available.

Dimensional Standards

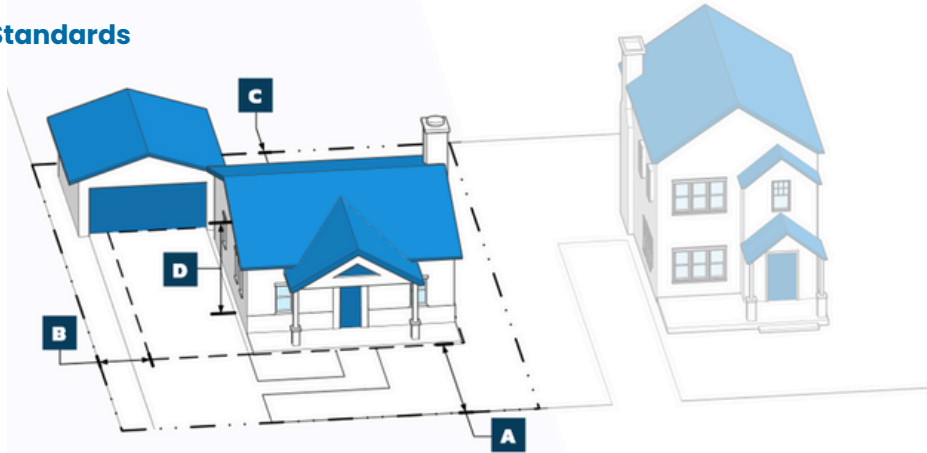


Table 17.02.17: SR2 Lot and Building Standards					
SF = Square Feet FT = Feet DU = Dwelling Unit AC = Acre N/A = Not Applicable					
Lot Standards		Accessory Building Setbacks (Minimum)			
Lot Area, Minimum	5,600 SF	Front	25 FT		
Lot Width, Minimum (original lot; may be reduced for individual townhomes)	50 FT	Side	5 FT		
Density, Maximum	8 DU/ AC	Rear	5 FT		
Principal Building Setbacks (Minimum)		Coverage (Maximum)			
A	Front	25 FT	Building Coverage	50%	
B	Street Side, Corner Lot	7.5 FT	Building Height (Maximum)		
	Side	7.5 FT	D	All Buildings	35 FT
C	Rear	15 FT			

Other Applicable UDC Sections

Development shall comply with all applicable sections of this UDC. Cross-references to some of the key sections are provided below.

Table 17.02.18: Cross-References to Other Applicable UDC Sections	
Section	Section Reference
Use Regulations	Chapter 17.03
Floodplain	17.04.010
Off-Street Parking and Loading	17.04.020
Screening	17.04.030
Outdoor Lighting	17.04.040
Subdivision Design	17.04.050
Clear Sight Triangle	17.04.090
Signs	Chapter 17.05

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Permitted Uses

M = Zoning Compliance Review (Marijuana) H = Zoning Compliance Review (Hemp) D = Designated Activity of State and Local Interest
 E = Mining & Extraction Permit W = Hazardous Waste Incinerator or Processor

Agricultural Uses

1 Roadside Sale Stand

Household Living

- 2 Dwelling, Attached
- 3 Dwelling, Single-Family
- 4 Dwelling, Two-Family
- 5 Manufactured Home

Group Living

6 Group Home, FHAA Small

Parks and Open Space

- 7 Parks and Playgrounds
- 8 Riding Trails and Fields

Utilities and Renewable Energy

9 Utilities (D)

Accessory Uses

- 10 Concession Stand
- 11 Dwelling, Accessory
- 12 Greenhouse
- 13 Home Occupation
- 14 Home Day Care, Large
- 15 Home Day Care, Small
- 16 Primitive Camping
- 17 Short-Term Rental
- 18 Solar Energy Facility
- 19 Urban Agriculture
- 20 Vehicle Storage
- 21 Wind Energy Facility

Special Use Permit

Agricultural Uses

1 Agricultural Production

Group Living

2 Group Residential Facility, Small

Community and Cultural Facilities

- 3 Assembly, Religious or Secular
- 4 Daycare Center, Adult or Child

Personal Services

5 Studio

Recreation and Entertainment

- 6 Golf Course
- 7 Recreation and Entertainment, Outdoor Small (< 2 acres)

Transportation

8 Parking lot

Temporary Use Permit

- 1 Recreation Vehicle as Temporary Housing

*This document is a summary of the above zoning district. Please refer to the [Pueblo County Unified Development Code](#) for a comprehensive overview for this zoning district.