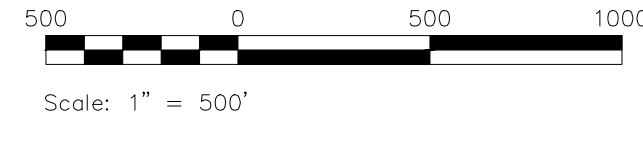


ZONE MAP OF THE VILLAGE OF GATES MILLS

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2019



LEGEND

HISTORIC DISTRICT

ZONING CODE LEGEND (Refer to Code Chapter 1163 for Lot and Setback Requirements)

Gates Mills Zoning Code Can Be Found Online At: <http://www.conwaygreene.com/gatesmills.htm>

Designation	District	Use	Maximum Height Stories (feet)	LOT REQUIREMENTS				SETBACKS			
				Minimum Lot Size Acres (Square Feet)	Minimum Average Width (feet)	Minimum Width At Building Line (feet)	Maximum Lot Coverage (%)	Minimum Front Setback (feet)	Minimum Side Yard (feet) **	Total Side Yard (% of width)	Minimum Rear Yard ***
U-1, H-1, A-1	****	Single Family Residential	2.5 - (13)	5.0 (217,800)	200	150	35	100	25	40	20% of Depth (50 Min)
U-1, H-1, A-2		Single Family Residential	2.5 - (13)	2.5 (108,900) Prior to 12-31-1998	200	150	35	20% of Depth (100 Min)	25	40	20% of Depth (40 Min)
U-1, H-1, A-2		Single Family Residential	2.5 - (13)	1.95 (85,000)	150	110	45	100	25	40	20% of Depth (50 Min)
U-1, H-1, A-3		Single Family Residential	2.5 - (13)	0.34 (15,000)	75	50	65	50	15	40	20% of Depth (50 Min)
U-1, H-1, A-4		Single Family Residential	2.5 - (13)	0.17 (7,500)	50	50	75	50	15	40	20% of Depth (50 Min)
U-2, H-1		Commercial	2.5 - (13)	---	---	---	---	50*	See 1163.07	See 1163.07	See 1163.07
U-3, H-1		Commercial Special	2.5 - (13)	---	---	---	---	50*	See 1163.07	See 1163.07	See 1163.07

* Denotes Setback from Centerline of Street Rather than Right-of-Way
 ** See Code Sections 1163.06, 1163.07, and 1163.09 for Corner Lot Regulations
 *** See Code Section 1163.06 for Rear Yard Regulations
 **** See Code Sections 1163.12 to 1163.20 for OLD STANDARDS (pre 12-31-1998)

