



ZONING CHART

Sec. 28-320. - Planned Industrial Development (PID).

Planned Industrial Development (PID)

(a) Purpose

The Planned Industrial Development (PID) district is created to provide for areas of large scale, high technology and other clean light industry in an attractive parklike atmosphere. It is further intended that this district be utilized to promote industrial activity, more efficient and economical industrial land use, harmony in physical design and industrial relationships, variety and amenity in industrial development and the protection of adjacent and nearby existing and future nonindustrial uses and activities. Planned industrial development districts will encourage originality, flexibility and innovation in site planning and development including architecture, landscaping, and graphic design. This district is intended to develop within those areas identified as Planned Industrial Park on the Comprehensive Plan Future Land Use Map. Developments within the PID zoning district shall also meet the regulations established in Chapter 33, Article II.

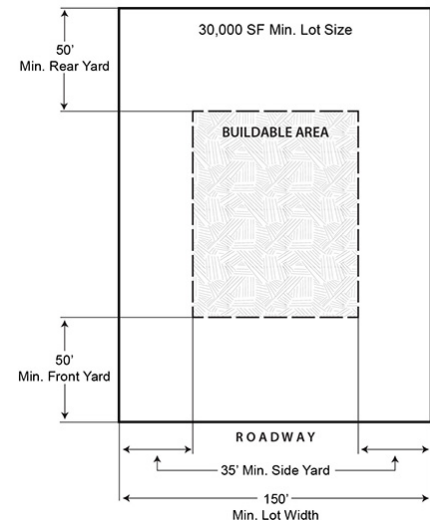
(b) Use Standards

See Chapter 28 Article IV and Article V

(c) Intensity and Dimensional Standards

Lot area, minimum (sq. ft.)	30,000
Lot width, minimum (ft.)	150
Density, maximum (du/ac)	NA
Floor area per dwelling unit, minimum (sq. ft.)	NA
Building coverage, maximum (% of lot area)	NA
Lot coverage, maximum (% of lot area)	None
Height, maximum (ft.)	50 ¹
Front yard setback, minimum (ft.)	50 ²
Side corner yard setback, minimum (ft.)	50 ⁴
Interior side yard setback, minimum (ft.)	35 ³
Rear yard setback, minimum (ft.)	50 ⁴
Accessory Use Development Standards	See Chapter 28 Article VII

Typical Lot Pattern





NOTES:

¹ Any structure which exceeds fifty (50) feet in height shall provide one (1) additional foot of setback in all required setbacks for each foot above fifty (50) feet.

² Parking permitted in the front setback must be set back a minimum of twenty-five (25) feet.

³ Parking permitted in the side setback must be setback a minimum of fifteen (15) feet.

⁴ Parking permitted in the side corner and rear setback must be set back a minimum of twenty-five (25) feet.

No portion of any building or structure and no activity related to any use within the PID shall be located any closer than one hundred (100) feet to any PID perimeter boundary. Where a PID district abuts property zoned residential, greater setbacks may be imposed by City Council.

Typical Development Configuration (For illustrative purposes only)

Deemed reliable but not guaranteed. Please consult City of Titusville Planning Department (321) 567-3782

