

### Comparison of Current and Proposed Village Rules and SLC Rules

Item	Village Now	Village Proposed	St. Lucie County RS-2
<b><u>Accessory Structures, Small Lot</u></b>			
Maximum size	Storage sheds 10% of main struct. Other - 25% of main structure	Storage sheds 10% of main struct. Other - 25% of main structure	< 100% of the main structure
Height limitation	Zoning district max or main struct. max, whichever is less	Zoning district max or main struct. max, whichever is less	Zoning district maximum (35' for RS-2) (can be higher than main structure)
Number allowed	One storage shed, no limit on other structures up to allowable lot coverage	Three, including pool (2 w/o pool)	No limit, but aggregate total less than 35% of the 20% lot coverage
Setbacks for small structures	3 feet side and back, behind front building line, 25' on corner lots	5' side and back in back yard, full side setbacks adj. to main struct., behind front building line, 25' on corner lots	5' rear setback, full side setbacks adj. to main struct. (10'), behind front building line, 20' on corner lots
Setbacks for large structures	3 feet side and back, behind front building line, 25' on corner lots (Same as for small structures)	10' rear setback, full side setbacks adj. to main struct., behind front building line, 25' on corner lots	10' rear setback, full side setbacks adj. to main struct. (10'), behind front building line, 20' on corner lots
<b><u>Accessory Structures, Large Lot</u></b>			
Maximum size	Storage sheds 10% of main struct. Other - 25% of main structure	___% of main structure	Same as for small lots
Height limitation	Zoning district max or main struct. max, whichever is less	Zoning district max or main struct. max, whichever is less	Same as for small lots
Number allowed	One storage shed, no limit on other structures up to allowable	No limit on numbers up to allowable lot coverage	Same as for small lots

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	lot coverage		
Setbacks for small structures	3 feet side and back, behind front building line, 25' on corner lots	10' rear setback, full side setbacks adj. to main struct., behind front building line, 25' on corner lots	Same as for small lots
Setbacks for large structures	3 feet side and back, behind front building line, 25' on corner lots (Same as for small structures)	Same as for small structures	Same as for small lots
<b><u>Outdoor Storage, General</u></b>			
Commercial allowed	No	No	No
Current registrations required	No	Yes	Yes
Temporary RV residence allowed	No	Under discussion	Yes, for guest-owned RVs, 3 days/mo.
<b><u>Outdoor Storage, Small Lots</u></b>			
Number allowed	No limits	3 maximum	2 maximum
Locations allowed	Back yard and unrequired side yard with screening, behind front building line	One in front yard on pavement or maintained yard, anywhere else on lot behind front building line, 25' setback on corner lots	One in front yard on pavement (13' height limit), anywhere else on lot behind front bldg. line, 25' setback on corner lots
<b><u>Outdoor Storage, Large Lots</u></b>			
Number allowed	Same as for small lots	One per full quarter Acre	No limit, but must be 100' from public street or R/W
Locations allowed	Same as for small lots	Same as for small lots	100' from public street or R/W

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