

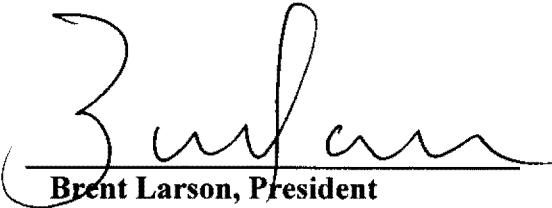
**ORDER: AUTHORIZE AMENDING ARTICLE X SECTION 1002 B OF THE  
LAFAYETTE COUNTY ZONING ORDINANCE BY ADDING TWO, THREE OR  
FOUR-UNIT TOWNHOMES**


Motion was made by Greg Bynum, duly seconded by Scott Allen, to authorize amending Article X Section 1002 B of the Lafayette County Zoning Ordinance by adding two, three or four-unit townhomes.

The vote on the motion was as follows:

Supervisor Brent Larson, voted yes  
Supervisor John Morgan, voted yes  
Supervisor Tim Gordon, voted yes  
Supervisor Scott Allen, voted yes  
Supervisor Greg Bynum, voted yes

After the vote, President Larson, declared the motion carried, this the 18<sup>th</sup> day of November, 2024.

  
Brent Larson, President  
Board of Supervisors

  
Mike Roberts, Chancery Clerk

## **ARTICLE X: RESIDENTIAL MEDIUM DENSITY DISTRICT (R-2)**

### **SECTION 1000 – PURPOSE OF THIS DISTRICT**

The purpose of this district is to provide areas for the development of medium density residential uses in relatively spacious surroundings. Any area zoned R-2 Residential Medium Density shall have public or any other approved sewerage. The clustering of development is allowed in this district, with the provision that land be set aside for open space.

### **SECTION 1001 – LAND USES PERMITTED**

- A. Single-family detached dwellings with only one dwelling per lot.
- B. Accessory uses and structures associated with the use of the land for residential purposes.
- C. Public or private recreational or open space facilities, excluding country clubs and the like which shall be regulated as public/quasi-public facilities and utilities subject to the provisions of Section 402 of this Code. All lakes associated with this or any other usage shall comply with Lafayette County Land Development Standards and Regulations.

### **SECTION 1002 – CONDITIONAL USES AND STRUCTURES AS PROVIDED IN SECTION 2105**

- A. Modular homes with only one dwelling per lot.
- B. Duplexes.
- C. Public or quasi-public facilities and utilities in compliance with Section 402 and other regulations of this Code.
- D. Extraction of minerals, including sand and gravel, provided that when “open-pit” operations are conducted, the operator must obtain required permits and approvals from other governmental entities and provide Lafayette County Board of Supervisors with written proof of the same.

### **SECTION 1003 – DIMENSIONAL REQUIREMENTS**

**1003.01 Maximum Building Height:** 35 feet.

**1003.02 Minimum Lot Area:**

**With Clustering:** 7,500 square feet, 15% open space required.  
**Without Clustering:** 13,000 square feet.

**1003.03 Maximum Overall Density:** 3.3 units per gross acre.

**1003.03 Minimum Lot Width:** 60 feet.

**1003.04 Minimum Yards/Setback:**