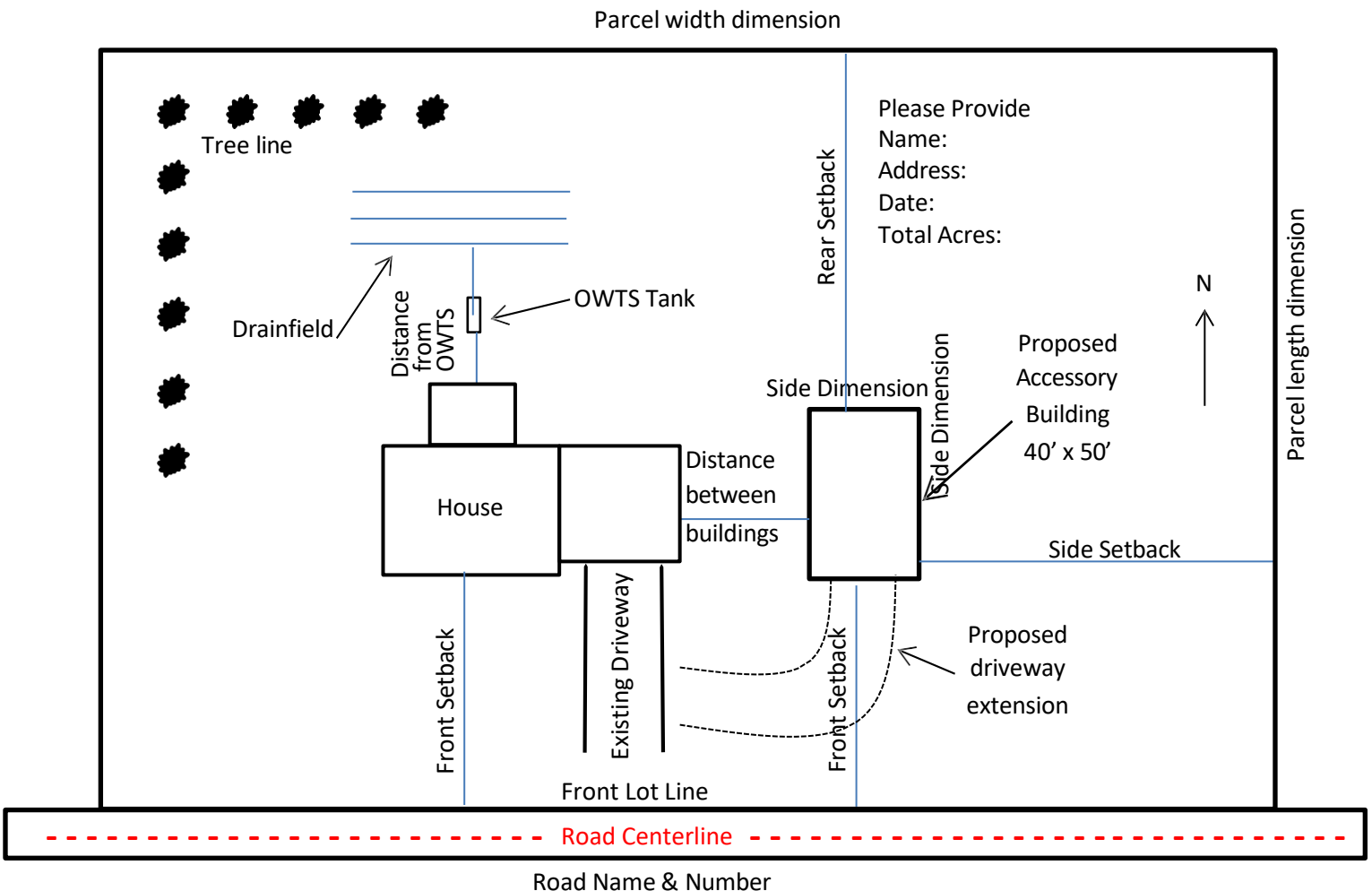


SITE PLAN REQUIREMENTS

When submitting an application, please attach an accurate site plan of your property drawn to scale that includes the following:

- Dimensions of the parcel.
- North arrow.
- Locations and dimensions of all **existing** and **proposed** buildings on the parcel (including attached garages). Indicate if you plan to demolish any of the existing buildings by placing an "X" thru the building(s).
- Distances of the proposed building(s) to the following:
 - Lot/property lines.
 - All existing buildings.
 - Onsite Wastewater System (OWTS).
- Location and name of road(s) abutting the parcel.
- Location of **existing** and **proposed** driveway and driveway access.
- Location of all known easements and right-of-way (public and private).
- Any additional information requested by Planning and Zoning Staff.

***Information Note:** A Site Plan completed by a registered land surveyor may be required for your submission if proposed works are occurring in close proximity to setbacks – check with planning staff to confirm.



ZONING DISTRICTS SETBACK REQUIREMENTS

Lincoln County Unincorporated/Rural Area

A-1 Agricultural: Front Yard: 30 feet* 50 feet (major arterial street or section line road)* Side Yard: 7 feet Rear Yard: 30 feet	RR Rural Residential: Front Yard: 30 feet* 50 feet (major arterial street or section line road)* Side Yard: 15 feet Rear Yard: 30 feet	C Commercial & I-1 Light Industrial: Front Yard: 30 feet* 50 feet (major arterial street or section line road)* Side Yard: 10 feet Rear Yard: 20 feet
RC Recreation/ Conservation: Front Yard: 30 feet* 50 feet (major arterial street or section line road)* Side Yard: 7 feet Rear Yard: 30 feet	I-2 General Industrial: Front Yard: 30 feet* 50 feet (major arterial street or section line road)* Side Yard: 10 feet Rear Yard: 20 feet	Height Regulations: A-1, RR, C, and RC: 35 feet I-1: 45 feet I-2: 55 feet <i>Additional restrictions may apply</i>

*Front yard setbacks are measured from the front lot line (public right-of-way is not considered part of the lot area).

Lincoln County and Sioux Falls Joint Zoning Area

A-1 Agricultural: Front Yard: 30 feet* 50 feet (major arterial street or section line road)* Side Yard: 7 feet Rear Yard: 30 feet	RR Rural Residential: Front Yard: 30 feet* 50 feet (major arterial street or section line road)* Side Yard: 7 feet Rear Yard: 30 feet	C Commercial & I-1 Light Industrial: Front Yard: 30 feet* Side Yard: 10 feet Rear Yard: 20 feet
RC Recreation/ Conservation: Front Yard: 30 feet* 50 feet (major arterial street or section line road)* Side Yard: 7 feet Rear Yard: 30 feet	I-2 General Industrial: Front Yard: 30 feet* Side Yard: 10 feet Rear Yard: 20 feet	Height Regulations: A-1, RR, C, and RC: 35 feet I-1: 45 feet I-2: 55 feet <i>Additional restrictions may apply</i>

*Front yard setbacks are measured from the front lot line (public right-of-way is not considered part of the lot area).