



## **ZONING DISTRICT NARRATIVE SUMMARIES**

(For a complete description refer to Chapter 24, South Tucson Code)

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### **SR-1 RESIDENTIAL - SINGLE FAMILY**

Primarily for the use of single-family residences. Schools, churches and public buildings are permitted. Restricted home occupations and private automobile parking is permissible. Second dwelling on lots over 10, 000 sq. ft.

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### **SR-2 LOW DENSITY RESIDENTIAL - MULTIPLE DWELLING**

Multifamily residences are permitted with the primary restriction that there will be at least 3,000 sq. ft. of lot area for each dwelling unit. Single detached residences can be built on a minimum of 5,000 sq. ft. of lot area. SR-1 uses are permitted.

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### **SR-3 HIGH DENSITY RESIDENTIAL - MULTIPLE DWELLING**

Primarily for apartment houses and dwelling courts. Social, welfare and SR-2 uses are permitted.

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### **SMH MOBILE HOMES**

Mobile (trailer) homes will only be permitted in an "SMH" district. SR-1 uses are permitted. On individual lots there must be at least 7,000 sq. ft. per trailer and within mobile home courts there must be at least 2,000 sq. ft. per mobile home.

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### **SPR PARKING RESIDENTIAL ZONE**

The purpose of this zone is to provide off-site off-street parking at or below grade to areas in residential zones to serve buildings and uses that cannot feasibly provide on-site parking.

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### **SB-1 LOCAL BUSINESS**

The most restrictive of the commercial zones. Limited to retail sales. Items that are produced on the premises must be sold on the premises. SR-3 uses are permitted.

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### **SB-2, SB-2A GENERAL & INTENSIVE BUSINESS**

Retail business with wholesale, warehousing, repairing and amusement enterprises are permitted. Limited manufacturing is permitted. Restricted residential uses are permitted.

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### **SP-I PARK INDUSTRIAL**

The most restrictive of the industrial zones. Intended to be used as a buffer between the industrial and residential area. Administrative, manufacturing and wholesale activities that can be carried on in an unobtrusive manner are permitted. Limited retail sales are permitted when incidental to primary use.

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### **SI-I LIGHT INDUSTRIAL**

Commercial, industrial and manufacturing uses. Dwelling uses are not permitted except for caretaker's residences.