

# RMD-A Zoning

## *Residential Medium Density-A (RMD-A), Residential Medium Density-B (RMD-B), Residential Medium Density-C (RMD-C), and Residential Medium Density-D (RMD-D)*

### (a) **Permitted uses and structures.**

- (1) Single-family dwellings
- (2) Multiple-family dwellings (RMD-B, RMD-C, and RMD-D Districts only).
- (3) Townhomes, subject to Section 656.414.
- (4) Housing for the elderly.
- (5) Family day care homes meeting the performance standards and development criteria set forth in Part 4.
- (6) Foster care homes.
- (7) Community residential homes of six or fewer residents meeting the performance standards and development criteria set forth in Part 4.
- (8) Essential services, including water, sewer, gas, telephone, radio, television and electric, meeting the performance standards and development criteria set forth in Part 4.
- (9) Churches, including a rectory or similar use, meeting the performance standards and development criteria set forth in Part 4.
- (10) Golf courses meeting the performance standards and development criteria set forth in Part 4.
- (11) Parks, playgrounds and playfields or recreational or community structures meeting the performance standards and development criteria set forth in Part 4.
- (12) Country clubs meeting the performance standards and development criteria set forth in Part 4.
- (13) Home occupations meeting the performance standards and development criteria set forth in Part 4.

### (b) **Permitted accessory uses and structures.**

- (1) See § 656.403.
- (2) In connection with multiple-family dwellings, including housing for the elderly, coin-operated Laundromats and other vending machine facilities, day care centers, establishments for sale of convenience goods, personal and professional service establishments; provided, however, that these establishments shall be designed and scaled to meet only the requirements of the occupants of these multi-family dwellings or housing for the elderly and their guests with no signs or other external evidence of the existence of these establishments.
- (3) In connection with the housing for the elderly, in projects with a minimum of one hundred and fifty bedrooms, facilities for the sale of alcoholic beverages to occupants and their guests in accordance with (i) a Special Restaurant Exception beverage license issued, pursuant to Chapter 561, *Florida Statutes*, as may be amended from time to time, and (ii) Part 8 of the City's Zoning Code; provided, that there are no signs or other external evidence of the existence of these facilities.

### (c) **Permissible uses by exception.**

- (1) Cemeteries and mausoleums but not funeral home or mortuaries.
- (2) Schools meeting the performance standards and development criteria set forth in Part 4.
- (3) Borrow pits subject to the regulations contained in Part 9.
- (4) Bed & breakfast establishments meeting the performance standards & development criteria set forth in Part 4.
- (5) Essential services, including water, sewer, gas telephone, radio, television and electric, meeting the performance standards and development criteria set forth in Part 4.
- (6) Day care centers meeting the performance standards and development criteria set forth in Part 4.
- (7) Nursing homes.
- (8) Residential treatment facilities.
- (9) Private clubs.
- (10) Commercial Neighborhood Retail Sales and Service or Professional Office structurally integrated with a multi-family use, not exceeding 25% of the structure which it is a part.
- (11) Churches, including a rectory or similar use, meeting the performance standards and development criteria set forth in Part 4.
- (12) Home occupations meeting the performance standards and development criteria set forth in Part 4.
- (13) Emergency shelter homes (RMD-C and RMD-D Districts only).
- (14) Community residential homes of seven (7) to fourteen (14) residents meeting the performance standards and development criteria set forth in Part 4.
- (15) Golf driving ranges.
- (16) Boarding houses (RMD-D District only).
- (17) Group care homes (RMD-B, RMD-C, and RMD-D Districts only).