

Sec. 8-3215. Civic & Institutional (CIV).

(1) **Purpose.**

The CIV District is intended to provide for civic and institutional district uses that serve a large area or produce intensive activities not readily assimilated into other districts.

(2) **Principal Uses.**

(a) The following principal uses are permitted by right, or permitted as a special use by the Board of Appeals in accordance with Special Use Review.

CIV District		Standards
Key: ✓ = Permitted * = Subject to Special Use Review		
RESIDENTIAL USES		
Accessory dwelling, garage apartment, carriage house, caretaker's quarters	✓	8-3217(4)
Upper-story residential	✓	
CIVIC USES		
Adult day care center (over 18 people)	✓	8-3218(1)
Ambulance service, rescue squad	✓	8-3218(2)
College, university	✓	
Congregate care home (over 15 people)	✓	8-3218(3)
Convent, monastery	✓	
Day care center (over 18 children)	✓	8-3218(4)
Eleemosynary or philanthropic institution	✓	
Food service center for homeless	✓	
Homeless shelter (emergency)	✓	8-3218(6)
Hospital	✓	
Institutional group care	✓	8-3218(7)
Museum, library	✓	
Place of worship	✓	
Public uses, including recreation sites	✓	
School, public or private (K-12)	✓	
Single room occupancy residence	✓	8-3218(8)
Special needs housing	✓	8-3218(9)
Technical, trade or business school	✓	
Utility, major	✓	
Utility, minor	✓	
COMMERCIAL USES		
Indoor recreation (commercial)	✓	
Office, General	✓	
Office, Medical	✓	
Outdoor recreation (commercial)	✓	
Shooting range, indoor	✓	

(b) All commercial uses listed in the table above shall be permitted only when associated with a public or civic facility.

(c) Telecommunication towers and antennas shall be permitted in accordance with Division II, Article J City of Savannah Code of Ordinances.

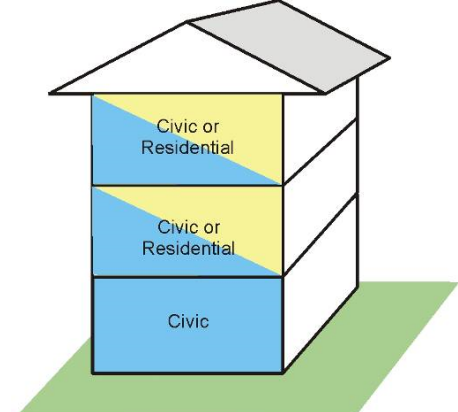
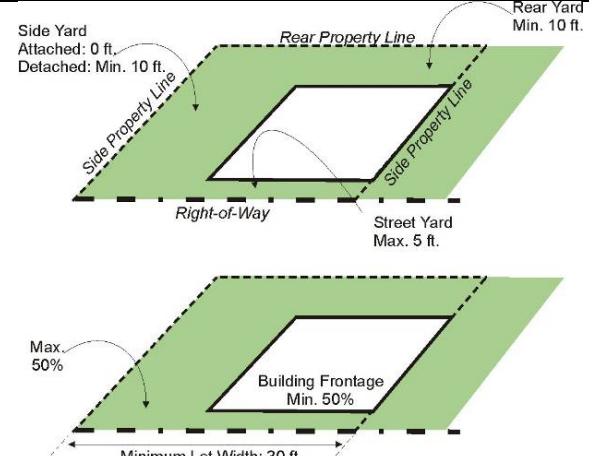
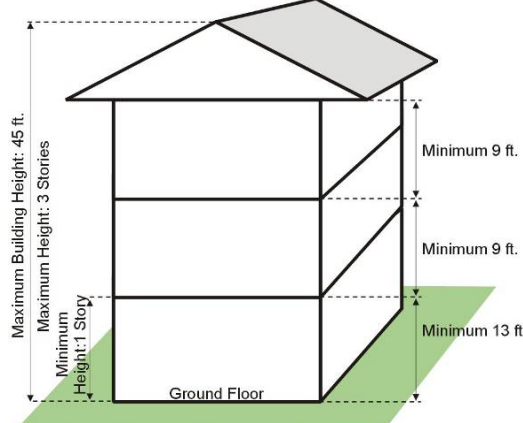
(3) **Design Standards.**

All uses are subject to the design standards set forth in 0, Neighborhood Design Standards.

(4) **General Development Standards.**

All uses are subject to the general standards set forth in Article 8.0, General Development Standards.

(5) **CIV District Development Standards.**

Use		<p>All Floors See use table in 8-3215(2)(a)</p>
Site		<p>Lot Area: 3,000 square feet minimum</p> <p>Lot Width: 30 feet minimum</p> <p>Street Yard: Average street yard for all contributing structures on the block face; Blocks without contributing structures 10 feet maximum</p> <p>Building Frontage: 50% of lot width minimum</p> <p>Rear Yard: 10 feet minimum</p> <p>Side Yard: 0 feet on any attached side; all other sides, 10 feet minimum</p>
Height		<p>Building Height: 3 stories maximum, 1 story minimum, 45 feet maximum</p> <p>Floor Height: Ground floor: 13 feet minimum Upper floors: 9 feet minimum</p> <p>Ground Floor Elevation: No minimum</p>