

# INDEX OF ZONING DISTRICTS

111 N Front Street, Columbus, Ohio 43215  
Phone: 614-645-8637 • Email: ZoningInfo@columbus.gov • www.bzs.columbus.gov

DEPARTMENT OF BUILDING  
AND ZONING SERVICES

DISTRICT	USE	NET	DENSITY	NOTES
R	Rural	Single Family	5 Acre Minimum	
LRR	Limited Rural Residential	Single Family	1 Acre Minimum	100' minimum lot width
RRR	Restricted Rural Residential	Single Family	20,000 sq. ft.	100' minimum lot width
RR	Rural Residential	Single Family	10,000 sq. ft.	80' minimum lot width
SR	Suburban Residential	Single Family	7,200 sq. ft.	60' minimum lot width
R1	Residential	Single Family	7,200 sq. ft.	50' minimum lot width
R2	Residential	Single Family	5,000 sq. ft.	50' minimum lot width
R3	Residential	Single Family	5,000 sq. ft.	50' minimum lot width
R2F	Residential	1-2 Family	12-14.5 d.u./acre	3,000 sq. ft. lot area unit 2-story 3,600 sq. ft. lot area unit 1-story
R4	Residential	1-4 Family	17.4 d.u./acre	4 units/bldg. max.
AR12	Apartment Residential	Apartments	12.1 units/acre	
ARLD	Apartment Res. Low-Density	Apartments	17.4 units/acre	
AR1	Apartment Residential	Apartments	36.3 units/acre	
AR2	Apartment Residential	Apartments	54.4 units/acre	
AR3	Apartment Residential	Apartments & Institutions	Unlimited	
AR4	Apartment Residential	Apartments & Group Quarters	36.3 units/acre	Fraternities, Dorms & Rooming Houses
ARO	Apartment Office	Apartments & Offices	Unlimited	
MHD	Manufactured Home Development	Single Family	7,200 sq. ft.	Specific Design Standards
MHP	Manufactured Home Park	Manufactured Home	6/acre gross area	10-100 acres/park
PC	Planned Community	Mixed	14 units/gross acre	200 acre min. size Registered Site Plan
PUD	Planned Unit Development	Single & Multi-Family	2-8 d.u./acre	Registered Site Plan
I	Institutional	Medical Bldgs & Quasi-Public Uses		Limited Commercial Schools, Day Care Ctr., Housing for Elderly
C1	Commercial	Neighborhood Uses, Limited		
C2	Commercial	Offices		
C3	Commercial	General Commercial, Limited		
C4	Commercial	General Commercial		
C5	Commercial	Drive-In & Automobile Oriented		
CPD	Commercial Planned Development	All Commercial		Registered Text & Site Plan
DD	Downtown District	Residential, Retail, Office, Parking, Institutional, Industrial w/Certificate of Appropriateness		Certain Uses are Subject to Design Review, Commission Approval
EFD	East Franklinton District	Residential, Retail, Office, Parking, Institutional, Industrial w/Certificate of Appropriateness		Certain Uses are Subject to Design Review, Board Approval
M	Manufacturing	General Industrial & Commercial		
M1	Manufacturing	General Industrial Only		
M2	Manufacturing	Limited Industrial & Office Only		
EQ	Excavation & Quarrying	Quarrying & Agriculture		
P1	Private Parking	Parking		No Structures, No Charge
P2	Public Parking	Parking		No Structures, Pay Parking
UCRPD	University-College Research Park Dev			
NG	Neighborhood General	Mixed Use		Traditional Neighborhood Development
NC	Neighborhood Center	Mixed Use		Traditional Neighborhood Development
TC	Town Center	Mixed Use		Traditional Neighborhood Development
NE	Neighborhood Edge	Mixed Use		Traditional Neighborhood Development

**L-The Limited designation establishes use restrictions and/or additional development standards above the base zoning districts.**

**NOTE: Not all inclusive. Refer to Columbus Zoning Code for complete explanation.**