Appendix 2 - Table of Dimensional Requirements

	CR	RU	R-20	R-15	R-10	R-8	R-6	R-MH [5]	R-MF	NB	GB	LI	HI
Minimum lot area (sf)													
single-family detached dwelling [1]	-	30,000	20,000	15,000	10,000	8,000	6,000	6,000	6,000	6,000	-	-	-
two-family dwelling	-	-	-	20,000	15,000	10,000	8,500	-	8,500	6,000	-	-	-
multifamily dwelling and townhouses	-	-	-	-	-	-	-	-	5,000 [2]	5,000 [2]	-	-	-
other principal use	30,000	30,000	22,000	20,000	15,000	10,000	8,000	4 ac.	14,000	6,000	10,000	30,000	40,000
Minimum lot width (ft)													
single-family detached dwelling [1]	-	80	80	80	50	50	50	50	50	60	-	-	-
two-family dwelling	-	-	-	100	90	80	70	-	70	60	-	-	-
multifamily dwelling and townhouses[2]	-	-	-	-	-	-	-	-	-	-	-	-	-
other principal use	100	100	80	80	80	70	60	150	90	60	80	150	150
Minimum lot depth (ft)	150	150	140	130	120	100	100	100	120	100	100	150	150
Minimum front yard (ft)	30	30 [3]	30 [3]	30 [3]	30 [3]	25 [3]	20 [3]	25	20 [2]	20	30	35	35
Minimum side yards (ft), Interior Lot													
single-family detached dwelling [1]	-	15	14	11	10	8	5	5	8	5	-	-	-
two-family dwelling	-	-	-	13	12	10	8	-	10	5	-	-	-
multifamily dwelling and townhouses	-	-	-	-	-	-	-	-	20 [2]	20 [2]	-	-	-
other principal use	15	15	14	13	12	10	8	15	15	5	10	20	25
Corner lot: additional side yard	10	10	5	5	5	5	4	10	10	5	5	10	10
Minimum rear yards (ft)	30	30	30	25	25	20	20	25	20 [2]	20	25	30	30
Maximum lot coverage (%)	10	25	25	25	35	40	50	70	70	70	70	-	-
Maximum permitted height (ft)	35	35	35	35	35	35	35	35	35	35	35	50 [4]	50 [4]

Footnotes

1 – Single-family detached dwellings include single-family homes, manufactured homes (class A and B on individual lots), and modular homes.

2 - See Sections 9.2(16) and 9.2(17)

3 - See Section 8.14

4 - Fifty (50) feet provided that the minimum front, side, and rear yards shall be increased by one (1) foot for each additional two (2) feet, or fraction of two (2) feet, in height in excess of thirty-five (35) feet. A principle structure in excess of fifty (50) feet in height may be permitted as a conditional use.

5 - For a Manufactured Home Park see section 9.2(27) for details.

Note - Measurement: ft = feet; sf = square feet; % = percentage; ac. = acres