

TABLE 2 - DIMENSIONAL REQUIREMENTS

| District Zone | Net Lot Area | Min. Lot Width | Min. Principal Building Setback | | | | Min. Accessory Bldg. Setback | | | Max. % Lot Coverage | Max. Bldg. Height | Min. Floor Area Per Unit | | | Notes |
|---------------|----------------|----------------|---------------------------------|----------|-------------------|------|------------------------------|-----------|------|---------------------|-------------------|--------------------------|--------------------|-------------------|--|
| | | | Front | One Side | Sum Of Both Sides | Rear | Front | Each Side | Rear | | | Single Family | Two-To-Four Family | Avg. Multi-Family | |
| R | 5 acre | 300 | 100 | 50 | 125 | 100 | 150 | 20 | 20 | 10 | 35 | 1300 | ---- | ---- | The minimum residential building floor area requirements for Districts R thru R-6, inclusive, shall be subject to the following additional requirement: For residential buildings having more than 1 story, the first or ground floor story shall contain a minimum of 700 sq. ft. of residential building floor area. |
| SER | 1 acre | 150 | 50 | 20 | 50 | 75 | 125 | 10 | 10 | 10 | 35 | 1500 | ---- | ---- | |
| R-2 | 20,000 | 100 | 40 | 10 | 25 | 50 | 100 | 5 | 5 | 15 | 35 | 1500 | ---- | ---- | |
| R-4 | 10,000 | 80 | 30 | 5 | 15 | 40 | 80 | 5 | 5 | 25 | 35 | 1300 | ---- | ---- | |
| R-6 | 7,200 | 60 | 30 | 5 | 15 | 30 | 75 | 5 | 5 | 30 | 35 | 1200 | ---- | ---- | |
| R-8 | 10,000 | 80 | 30 | 10 | 20 | 40 | 80 | 5 | 5 | 35 | 35 | ---- | 900 | ---- | |
| MFR-12 | See Note | 80 | 30 | 10 | 25 | 25 | ---- | 5 | 5 | 33 | 35 | ---- | ---- | 650 | 8,700 sq. ft. minimum for the first 3 units. 2,900 sq. ft. for each additional unit over 3. |
| RMH | See Article 14 | | | | | | | | | | | | | | |
| SO | ---- | 100 | 50 | 15 | 30 | 25 | See Note | 5 | 5 | ---- | ---- | ---- | ---- | ---- | It shall be located behind the principal building. |
| LB | ---- | 100 | 50 | 5 | 20 | 25 | See Note | 5 | 5 | ---- | ---- | ---- | ---- | ---- | It shall be located behind the principal building. |
| GB | ---- | 100 | 75 | See Note | | 25 | See Note #2 | 5 | 5 | ---- | ---- | ---- | ---- | ---- | 1. If a side yard is provided, it shall not be less than 5 ft. 2. It shall be located behind the principal building. |
| AB | ---- | 100 | 75 | 25 | 50 | 25 | See Note | 5 | 5 | ---- | ---- | ---- | ---- | ---- | It shall be located behind the principal building. |
| M-1 | ---- | 100 | 75 | 25 | 50 | 25 | See Note | 25 | 25 | 50 | ---- | ---- | ---- | ---- | It shall be located behind the principal building. |
| M-2 | ---- | 300 | 100 | 50 | 100 | 75 | See Note | 50 | 50 | 60 | ---- | ---- | ---- | ---- | It shall be located behind the principal building. |
| OS | ---- | 300 | 100 | 50 | 100 | ---- | See Note | 50 | 50 | 5 | ---- | ---- | ---- | ---- | It shall be located behind the principal building. |
| EU | ---- | 100 | 75 | See Note | | 25 | Not Permitted | | | ---- | ---- | ---- | ---- | ---- | Unless otherwise permitted and shown as part of an approved Development Plan, the Development Standards required shall be those of the General Business District as well as all other general development standards and supplementary district regulations generally applicable to the General Business District. |