

LAND USE AND DEVELOPMENT

215 Attachment 5

Township of Ewing

**Table 2**  
**[§ 215-29B(5)]**  
**Standards for Height, Bulk and Setbacks for Planned Developments**

Building Type	Height of Principal Building	Height of Accessory Buildings and Structures (feet)	Building Setback from Tract Perimeter (feet)	Building Setback from Public Street (feet)	Minimum Separation Between Buildings (feet)	Maximum Tract Coverage	Maximum Tract Building Coverage	Maximum FAR	Minimum Tract Open Space Ratio
	3-story and 45 feet	40	100	50	50	50%	25%	0.22	0.50
Office	4-story and 60 feet <sup>1</sup>								
Industrial warehousing	40 feet	25	100	75	50	70%	35%	N/A	0.30
Quasi-public/institutional	2-story and 50 feet	25	50	50	20	50%	25%	N/A	N/A
Other	40 feet	40	Buffer width in Table 1 [see § 215-29B(3)(c)]	50	50	70%	35%	N/A	0.30

**NOTE:**

<sup>1</sup> Four-storied buildings shall not be permitted within a designated area adjacent to an R-1 Residential District as described in § 215-29B(5)(c)[3].