

ZONING

200 Attachment 6

Township of College

Criteria and Standards for the Single-Family Residential District (R-1)

[Amended 6-23-1994 by Ord. No. O-94-03; 1-23-2003 by Ord. No. O-03-09; 9-7-2006 by Ord. No. O-06-15; 7-5-2007 by Ord. No. O-17-12; 12-3-2009 by Ord. No. O-09-17; 7-15-2010 by Ord. No. O-10-04; 2-20-2014 by Ord. No. O-14-01; 2-18-2016 by Ord. No. O-16-02; 9-15-2016 by Ord. No. O-16-05; 7-21-2022 by Ord. No. O-22-02]

Permitted Uses	Lot Requirements The following lot requirements shall be met for each primary use:			Yard Setback Requirements The following yard requirements shall be met:			Maximum Height (feet)
	Minimum Size	Minimum Width (feet)	Maximum Coverage	Front Yard (feet)	Side Yard (feet)	Rear Yard (feet)	
Land and structures may be used for only the following:							
Primary Uses	8,500 square feet	80 at the building setback line; 50 at the street line	40%	20 on local and collector streets; 50 on arterial streets	10	30	35
(1) Model homes							
(2) Single-family detached dwellings							
(3) Patio houses (See supplemental regulations.)	7,000 square feet	70 at the building setback line; 45 at the street line			20; one side		
(4) Duplexes (a)	8,500 square feet per dwelling unit	85 at the building setback line per dwelling unit; 50 at the street line per dwelling unit			10; 0 at common wall		
(5) Child and adult day-care centers: See § 200-11E	1 acre	150 at the building setback line; 50 at the street line		50	50	75	
(6) Places of assembly: See § 200-11F							
(7) Public and private nursery, kindergarten, elementary and secondary schools: See § 200-11M							
(8) Farm uses; such as the tilling of land	10 acres	300	10%		100		
(9) Public park and recreational areas	--	--	--	--	--	--	--
10) Utility facility pursuant to Chapter 87, Conditional Uses	See Chapter 87, Conditional Uses, for requirements						
(11) Planned residential developments	See Chapter 145, Planned Residential Development, for requirements						
(12) Wireless communications facility	See § 200-39.1, Wireless communications facilities (WCFs), for requirements						
Accessory Uses							
(13) Home occupations	See primary use above to which it is accessory.						
(14) Customary uses accessory to the above; essential services							
(15) Wireless communications facility	See § 200-39.1, Wireless communications facilities (WCFs), for requirements						

NOTES:

(a) See § 200-19C for additional regulations.