

ZONING

150 Attachment 1

Township of Washington

Lot Area and Size, Height and Yard Requirements

[Amended 7-2-2002 by Ord. No. 3-02; 2-7-2006 by Ord. No. 5-05; 11-8-2006 by Ord. No. 6-06;
5-16-2007 by Ord. No. 2-07; 5-6-2008 by Ord. No. 2-08; 9-1-2009 by Ord. No. 2-09; 6-16-2015 by Ord. No. 2-15]

KEY:

Numbers in parentheses () refer to text in Article IV.

No W or S = No central water supply or sewage disposal

Either W or S = Either central water supply or sewage disposal

Both W and S = Both central water and sewage available

Central = Public or private community systems

Zone	Use	Minimum Lot Area (square feet)	Minimum Area Per Family Unit (§ 150-22.1A) (square feet)	Minimum Lot Width (§ 150-22.1H) (feet)	Minimum Front Yard (§ 150-22.1B and C) (feet)	Minimum Side Yard (§ 150-22.1B) (feet)	Minimum Rear Yard (§ 150-22.1B) (feet)	Maximum Lot Coverage (§ 150-22.1G)	Maximum Height (§ 150-22.1F) (feet)	Minimum Heated Living Area Per Family Unit (square feet)
A-1	Single-family	80,000	80,000	200	50	20	50	10%	30	720
	Two-family	80,000	80,000	225	50	20	50	10%	35	720
	Intensive agricultural use	80,000	----	350	50	150	150	10%	45	----
	Other uses (§ 150-22.1E)	43,560	----	225	50	20	50	10%	45	----
RC-1	Single-family, no W or S	43,560	43,560	150	50	20	20	10%	35	720
	Two-family, no W or S	43,560	43,560	150	50	20	20	10%	35	720
	Other uses (§ 150-22.1E)	43,560	----	150	50	20	20	10%	35	----
R-1	Single-family, no W or S	30,000	30,000	100	50	15	40	10%	30	1,200
	Single-family, either W or S	20,000	20,000	90	50	15	40	10%	30	1,200
	Single-family, both W and S	15,000	15,000	80	50	15	40	10%	30	1,200
	Intensive agricultural use	43,560	----	225	50	150	150	10%	45	----
	Other uses (§ 150-22.1E)	21,780	----	90	50	15	40	10%	30	----

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R-2	Single-family no W or S	20,000	20,000	90	35	15	35	20%	30	720
	Single-family, either W or S	15,000	15,000	80	35	15	35	20%	30	720
	Single-family, both W and S	10,000	10,000	70	35	15	35	20%	30	720
	Two-family, no W or S	24,000	12,000	95	35	15	35	20%	35	720
R-2	Two-family, either W or S	22,000	11,000	85	35	15	35	20%	35	720
	Two-family, both W and S	20,000	10,000	75	35	15	35	20%	35	720
	Multifamily, no W or S	30,000	10,000	100	35	15	35	20%	35	720
	Multifamily, either W or S	27,000	9,000	85	35	15	35	20%	35	720
	Multifamily, both W and S	24,000	8,000	75	35	15	35	20%	35	720
	Modular home park	15 acres	8,000	70	35	15	20	50%	20	720
	Intensive agricultural use	43,560	----	225	50	150	150	10%	45	----
	Other uses (§ 150-22.1E)	20,000	---	70	35	15	35	20%	35	----

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R-3	Single-family, no W or S	10,000	10,000	100	25	7	20	30%	30	720
	Single-family, either W or S	5,000	5,000	50	25	7	20	50%	30	720
	Single-family, both W and S	5,000	5,000	50	25	7	20	50%	30	720
	Two-family, no W and S	20,000	10,000	100	25	7	20	30%	35	720

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R-3	Two-family, either W or S	10,000	5,000	60	25	10	20	30%	35	720
	Two-family, both W and S	8,000	4,000	60	25	10	20	50%	35	720
	Other uses (§ 150-22.1E)	7,500	----	60	25	10	20	50%	35	----
C-1	All uses, both W or S	40,000	----	200	50	20	20	25%	45	----
C-1	Intensive agricultural use	43,560	----	225	75	150	150	50%	45	----
B-1	Single-family	43,560	43,560	100	50	15	40	20	30	720
	Two-family	63,888	31,944	150	50	15	40	20	35	720
	Other uses	43,560	—	200	50	20	20	25	40	—
I-1	All uses (§ 150-22.1E)	43,560	----	225	75	35	50	50%	50	----
	Intensive agricultural use	43,560	----	225	75	150	150	50%	45	----