

# ZONING

## 100 Attachment 9

### Borough of Port Allegany

**Table 9**  
**Lot, Yard and Height Requirements**  
**Borough of Port Allegany, Pennsylvania**

<b>Description</b>	<b>R-1</b>	<b>R-2</b>	<b>R-LB</b>	<b>CC</b>	<b>HC</b>	<b>I</b>	<b>AC</b>
Minimum lot area	16,500 square feet	6,000 square feet	6,000 square feet	none	30,000 square feet	30,000 square feet	16,500 square feet
Each additional family	—	2,500 square feet	2,500 square feet	—	—	—	—
Minimum lot width							
Corner lot	120 feet	60 feet	60 feet	none	150 feet	150 feet	120 feet
Interior lot	100 feet	60 feet	60 feet	50 feet	150 feet	—	100 feet
Minimum front yard	35 feet	20 feet	20 feet	14.5 feet from curb	30 feet	14 feet	35 feet
Minimum rear yard	—	—	—	—	10 feet	20 feet	—
Principal building	20 feet	20 feet	20 feet	—	—	—	20 feet
Accessory building	10 feet	5 feet	5 feet	—	—	—	10 feet
Minimum side yard	—	—	—	10 feet <sup>1</sup> from curb	15 feet <sup>1</sup>	15 feet <sup>1</sup>	—
Total of both sides	30 feet	15 feet	15 feet	—	—	—	30 feet
One side							
Principal use interior lot line	12 feet	5 feet	5 feet	—	—	—	12 feet
Street side on corner lot	35 feet	20 feet	20 feet	—	—	—	35 feet
Accessory use							
Interior lot line	12 feet	5 feet	5 feet	—	—	—	12 feet
Street side on corner lot	35 feet	20 feet	20 feet	—	—	—	35 feet

PORT ALLEGANY CODE

<b>Description</b>	<b>R-1</b>	<b>R-2</b>	<b>R-LB</b>	<b>CC</b>	<b>HC</b>	<b>I</b>	<b>AC</b>
Maximum structure height	—	—	—	30 feet	30 feet	N/A <sup>2</sup>	—
Principal building	30 feet	30 feet	30 feet	—	—	—	30 feet
Accessory building	20 feet	20 feet	20 feet	—	—	—	20 feet
Maximum lot coverage	25%	35%	35%	—	50%	75%	25%

NOTES:

<sup>1</sup> However, common or on-lot line walls in accordance with the requirements of the BOCA Code are permitted.

<sup>2</sup> Fire protection suitable to the BOCA Code and local Fire Marshall shall be provided.