

# ZONING

## 210 Attachment 2

### Borough of Schuylkill Haven

**Table of Lot and Setback Requirements by District**

District	Minimum Lot Area (Square Feet) <sup>2</sup>	Minimum Lot Area Per Dwelling Unit (Square Feet)	Minimum Lot Width (Feet)	Minimum Lot Depth (Feet)	Minimum Front Yard (Feet)	Minimum Side Yard* Total One Side/Both Sides (Feet)	Minimum Rear Yard (Feet)	Maximum Building Height (Feet/Stories)	Maximum Lot Coverage (%)
R-1	7,500	7,500	75	100	35	6/16	30	30/2.5	40
R-2									
Single-family	3,000	3,000	30	100	8	6/16	25	35/2.5	50
Two-family	3,000	1,500	30	100	8	6/16	25	35/2.5	50
Multifamily									
3-4 units	7,500	2,500	75	100	8	6/16	25	35/2.5	50
5-8 units	9,000	1,800	90	100	8	10/20	25	35/2.5	50
9 or more	15,000	1,666	150	100	25	10/20	40	150/12	50
R-3									
Single-family	3,000	3,000	30	100	8	6/16	25	35/2.5	50
Two-family	3,000	1,500	30	100	8	6/16	25	35/2.5	50
Multifamily									
3-4 units	7,500	2,500	75	100	8	6/16	25	35/2.5	50
5-8 units	9,000	1,800	90	100	8	10/20	25	35/2.5	50
9 or more	15,000	1,666	150	100	25	10/20	40	150/12	50
Mobile home park	see S 402								
C-1	5,000	—	50	100	8	—	#d	50/4	50

\* Where buildings are semiattached, then there shall be required only one minimum side yard of at least 10 feet.

1. 50 feet from any R-District.
2. Where no central water service or central sewer service exists, minimum lot size shall be 20,000 square feet per dwelling unit.

## SCHUYLKILL HAVEN CODE

<b>District</b>	<b>Minimum Lot Area (Square Feet)<sup>2</sup></b>	<b>Minimum Lot Area Per Dwelling Unit (Square Feet)</b>	<b>Minimum Lot Width (Feet)</b>	<b>Minimum Lot Depth (Feet)</b>	<b>Minimum Front Yard (Feet)</b>	<b>Minimum Side Yard* Total One Side/Both Sides (Feet)</b>	<b>Minimum Rear Yard (Feet)</b>	<b>Maximum Building Height (Feet/Stories)</b>	<b>Maximum Lot Coverage (%)</b>
C-2	6,000	—	60	100	25	8/20	20	40/3	70
P-C	5,000	—	50	100	20	10/10	15	35/25	50
I-1	20,000	—	100	200	40	20/201	50	50/4	40

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