

ZONING

200 Attachment 3

Township of Mount Pleasant

Area and Bulk Regulations – Residential Principal Uses  
[Amended 8-24-2022 by Ord. No. 159]

		Maximum Requirements					Minimum Requirements							
		Lot Coverage	Site Coverage (PRD only)	Height <sup>a</sup> (stories, feet)	Dwelling Unit Density (units/acre)	Lot Area (acres)	Site Area (PRD only) (contiguous acres)	Lot Width (feet)	Front Yard Setback (feet)	Rear Yard Setback (feet) <sup>d</sup>	Side Yard Setback (feet) <sup>d</sup>	Setback from Site Boundary (PRD only)	Site Common Open Space (PRD only)	Distance Between Buildings (2+ on 1 Lot) (feet)
A-1	Single-family dwelling, with public sewer	35%		2.5, 35	—	1		100	30	35	20			—
	Single-family dwelling, without public sewer				—	1		150						—
	All others	30%		2.5, 35	—	1		150	50	50	20			—
PRD	Single-family dwelling	—	70%	—	4	0.344	10	—	25	15	10	50	30%	20
	Two-family dwelling	—		—				—						
	Townhouses and garden apartments	—		—				no min						—
R-L	Single-family dwelling, with public sewer	50%		2.5, 35	—	1		85	30	20	20			—
	Single-family dwelling, without public sewer				—	1								—
PRD	Single-family dwelling	—	70%	—	4	0.230	10	—	25	15	10	50	30%	20
	Two-family dwelling	—		—				—						
	Townhouses and garden apartments	—		—				no min						—
R-H	Single-family dwelling	40%		3, 45	—	0.298		75	25	25	15			20
	Two-family dwelling				—	0.413		90						
	Townhouses and garden apartments				5	1		100						50 <sup>b</sup> /25
PRD	Single-family dwelling	—	70%	—	6	0.230	10	—	25	15	10	50	30%	20
	Two-family dwelling	—		—				—						
	Townhouses and garden apartments	—		—				no min						—
MU	Single-family dwelling	50%		3, 45	—	0.25		75	25	25	15			20
	Two-family dwelling				—	0.35		90						
	Townhouses and garden apartments				5	1		100						50 <sup>b</sup> /25
B-1	Single-family dwelling	50%		3, 45	—	1		100	35	40 <sup>c</sup> /20	40 <sup>c</sup> /15			—

<sup>a</sup> Excludes height exceptions specified in this Ordinance.

<sup>b</sup> When adjoining any A-1 or R-L District.

<sup>c</sup> When adjoining any R District.

<sup>d</sup> If an accessory structure is less than 150 square feet, the minimum setback may be 10 feet.