

ZONING

§ 420-6: Schedule of Area, Yard and Building Requirements  
Zoning Ordinance of the Borough of Middlesex  
Middlesex County, New Jersey

1	2	3	4	5	6	7	8	9	10	11	12	13	14	15
Zone	Minimum Lot Requirements			Minimum Required Yard Depth						Maximum Percentage of Lot Coverage by Principal Building	Maximum Height of Principal Building		Maximum Percentage of Lot Coverage by All Impervious Surfaces	Minimum Gross Habitable Floor Area per Residential Unit (square feet)
	Interior Lot and Corner Lot		Lot Depth (feet)	Principal Building			Accessory Building and Structures		Stories		Feet			
	Lot Area (square feet)	Lot Width (feet)		Front Yard (feet)	One Side Yard (feet)	Total of Both Side Yards (feet)	Rear Yard (feet)	Side Yard (feet)				Rear Yard (feet)		
R-100	20,000	100	100	50	10	25	30	5	4	20	2½	35	50	600
R-75	7,500	75	80	30	8 <sup>1</sup>	20 <sup>1</sup>	20	5 <sup>1</sup>	4	25	2½	35	60	600
R-60A	6,000	60	70	25	6 <sup>2</sup>	15 <sup>2</sup>	20	3 <sup>2</sup>	3	25	2½	35	75	600
R-60B	6,000	60	70	25	6 <sup>3</sup>	15 <sup>3</sup>	20	3 <sup>3</sup>	3	25	2½	35	75	600
R-50 <sup>13</sup>	5,000	50	70	25	6	15	20	3	3	25	2½	35	75	600
RC-1 <sup>4</sup>	7,500	75	80	30	8 <sup>1</sup>	20 <sup>1</sup>	20 <sup>12</sup>	5 <sup>1</sup>	4	25	2½	35	60	600
RC-2 <sup>5</sup>	7,500	75	80	30	8 <sup>1</sup>	20 <sup>1</sup>	20	5 <sup>1</sup>	4	25	2½	35	60	600
R-4	80,000	200	200	50	50	100	50	50	50	20	3	35	75	600
R-T	7,500	75	80	25	10	25	25	10	25	20	2½	35	80	600
AR-1 <sup>6, 14</sup>	5,000	55	80	20	5 <sup>1</sup>	15 <sup>1</sup>	20	5 <sup>1</sup>	4	40	2½	35	75	900
AR-2 <sup>7</sup>	Not applicable												600	
AR-3 <sup>8</sup>	Not applicable												600	
SCR <sup>9</sup>	Not applicable												600	
G-B	10,000	100	80	15 <sup>10</sup>	6	15	30	5	30	25	3	35	95	—
CLW <sup>11</sup>	20,000	100	100	15	5	20	30	5	30	50	3	35	95	—
IND <sup>11</sup>	40,000	200	150	30	15	30	30	5	30	40	3	35	95	—
HI	40,000	200	150	30	15	30	30	5	30	40	3	35	95	—
M <sup>13</sup>	See ordinance												—	

NOTES:

- <sup>1</sup> See § 420-42D(1) for exceptions.
- <sup>2</sup> See § 420-43D(1) for exceptions.
- <sup>3</sup> See § 420-44D(1) for exceptions.
- <sup>4</sup> See § 420-46D for cluster development provisions.
- <sup>5</sup> See § 420-47D for attached housing cluster development provisions.
- <sup>6</sup> See § 420-50D for townhouse and apartment-style condominium development provisions.
- <sup>7</sup> As specified in § 420-51D.

- <sup>8</sup> As specified in § 420-52D.
- <sup>9</sup> As specified in § 420-53D.
- <sup>10</sup> See § 420-54D(1) for exceptions.
- <sup>11</sup> Permitted modifications are set forth by zone in Chapter 420, Zoning.
- <sup>12</sup> See § 420-46D(1)(a)[4].
- <sup>13</sup> [Amended 2-13-1996 by Ord. No. 1362]
- <sup>14</sup> [Amended 3-12-1996 by Ord. No. 1366]