

ZONING

300 Attachment 2

City of Beverly

Table of Dimensional Requirements

A comparative Table of Dimensional Requirements for each of the zoning districts described in §§ 300-30 through 300-46 of Chapter 300 is presented below. This table is presented for comparative purposes and shall not replace or supersede any requirements specifically set forth or referenced in §§ 300-30 through 300-46.

District	Minimum Lot Area	Frontage (feet)	Minimum Yards			Maximum Height (feet)
			Front (feet)	Sides (feet)	Rear (feet)	
R-90	90,000 square feet	225	30	20	25	35
R-45	45,000 square feet	175	30	20	25	35
R-22	22,000 square feet	150	30	15	25	35
R-15	15,000 square feet	125	30	15	25	35
R-10	10,000 square feet	100	20	15	25	35
R-6	6,000 square feet plus 1,000 square feet for one additional dwelling unit (d.u.)	65	20	10	25	35
RMD	8,000 square feet plus 4,000 square feet for additional d.u. over two	65	20	10	20	35
RHD	6,000 square feet plus 3,000 square feet for additional d.u. over two	50	15	10; 15 if over 3 stories	20	55
RSD	See § 300-38D.					
CN	Same as least restrictive adjacent residential district					
CC ¹	None	None	None	None	None	55
CG ²	10,000 square feet	80	30	15	15	35
IR	2 acres	225	30	20	25	60
IG	None	None	None	None	None	35; 70 if building is set back 400 feet
HD	10 acres	225	30	20	25	65
BHD	See § 300-45	None	5	25	20	35
WDR	See § 300-46	65	5	25	20	See § 300-46

NOTES:

¹ For CC-zoned lots with side and/or rear lot lines abutting residentially-zoned lots, setback and height requirements are the same as that abutting residential zone.

² See § 300-41D.