

ZONING

425 Attachment 4

Manor Township

Design Standards
RM1 Medium-Density Residential Flex Zone

Use	Minimum Lot Area (square feet)	Maximum Density	Minimum Lot Width ¹ (feet)	Maximum Lot Coverage	Minimum Yard Setbacks			
					Front ^{2,3} (feet) (Subject to § 425-33 of this chapter)	One Side ⁴ (feet)	Total Both Sides (feet)	Rear (feet)
Single-family detached dwellings	None	4.35	None	45	10 ^{2,3}	10	20	25
Duplexes	None	6	None	50	10 ^{2,3}	10	N/A	25
Other uses	20,000	N/A	100	45	10 ^{2,3}	20	40	25
Accessory uses	N/A	N/A	N/A	N/A	Not permitted in front yard (except permitted signs)	—	—	—
15 feet or less in height						5	10	5
Up to 30 feet in height						10	20	25

NOTES:

- ¹ Minimum lot width shall be measured at the building setback line.
- ² Those properties abutting an arterial road as identified on the Official Zoning Map shall provide a minimum front yard setback of 40 feet from the right-of-way line of an arterial and a minimum front yard setback of 30 feet from the right-of-way line of a collector.
- ³ Steps and unenclosed porches are permitted to extend into the front yard.
- ⁴ Accessory buildings constructed at the same time may be located in pairs or groups on contiguous lots along common side lot lines.