

ZONING

267 Attachment 6

County of Harford

**Table 55-3
Design Requirements for Specific Uses
R3 Urban Residential District**

Use Classification	Minimum Lot Area (square feet)	Maximum Lot Area (acres)	Maximum Average Lot Area (acres)	Minimum Lot Area Per Dwelling or Family Unit (square feet)	Minimum Building or Use Setback from Adjacent Residential Lot (feet)	Minimum Lot Width at Building Line (feet)	Minimum Front Yard Depth (feet)	Minimum Side Yard Width (each) (feet)	Minimum Rear Yard Depth (feet)	Maximum Building Height (stories)
Amusements	5 acres				100	200	50	40	80	3
Institutional	2 acres				50	100	50	40	80	3
Natural resources	2 acres				50 (bldg.)					3
RESIDENTIAL: CONVENTIONAL										
Single-family detached	7,500					50	25	6 (total of 20)	22	3
RESIDENTIAL: CONVENTIONAL DEVELOPMENT WITH OPEN SPACE (COS) and PLANNED RESIDENTIAL DEVELOPMENT (PRD)										
Single-family detached	6,000					45	25	6 (total of 20)	22	3
Lot line	5,000					50	25	0 to 5 (total of 15)	22	3
Semi-detached	5,000					50	25	0 and 15	22	3
Duplex	9,000			4,500		70	25	15	22	3
Multiplex (interior units)	1,800					45	20	25	0	3
Multiplex (end units)	1,800					45	20	25	0	3

NOTE:

General requirements shall apply to all permitted uses in the classification. Some uses may have additional requirements specifically cited in Article IX, Special Exceptions.

HARFORD COUNTY CODE

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(Continued)**

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RESIDENTIAL: CONVENTIONAL DEVELOPMENT WITH OPEN SPACE (COS) and PLANNED RESIDENTIAL DEVELOPMENT (PRD) (continued)										
Patio/court/atrium	4,000					40	25	0	22	1 1/2
Cluster townhouse dwelling	1,800					18	0	10	22	3
Townhouse	1,800					18	25	0	22	3
Row duplex	6,000			3,000		22	25	0	22	3
Garden apartment	9,600			2,400		120	30	20	40	3 with loft
Mid-rise apartments (PRD only)	16,000			2,000		120	30	20	40	5
Mobile home park	10 acres			5,000	50	200	20	10 (total of 20)	20	1
Transient housing	15,000			3,000		100	30	10	30	3
Transportation, communications and utilities	5 acres				200	200	100	80	80	3
Public utility facilities					25		25	25	25	3
Sewage pumping stations					200		25	25	25	3
Rubble landfills	100 acres									See § 267-90

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