

ZONING

280 Attachment 1

Township of Little Falls Schedule of Use, Area and Bulk Regulations R-1A District

Principal Permitted Uses	Conditional Uses	Accessory Uses	Min. Lot Dimensions			Min. Yard Dimensions				Max. Building Cvg.	Max. FAR	Max. Bldg. Height (ft.)	Minimum Ground Floor Area (sq. ft.)	Maximum Improved Coverage
			Area (sq. ft.) (ac)	Width (ft.)	Mean Depth (ft.)	Front (ft.)	Minimum Side Yard One/Total (ft.)	Corner (ft.)	Rear (ft.)					
Single-family detached dwelling	Home occupations (4) Resident doctors' or dentists' office (1) Essential public utility substations and pumping stations (5) Private schools of general instruction (6)	Customarily incidental to principal permitted use	15,000 sq. ft.	100	150	30	10/25	20	35	25%		2 1/2 Stories or 35 feet	700	55%
Churches and places of worship Public and parochial schools of general instruction		Customarily incidental to principal permitted use	2 ac	250	200	80	30	60	35	25%	25%	35		

LITTLE FALLS CODE

Principal Permitted Uses	Conditional Uses	Accessory Uses	Min. Lot Dimensions			Min. Yard Dimensions				Max. Percent Cvg.	Max. FAR	Max. Bldg. Height	Min. Dwelling Sizes (sq. ft.)			Max. Dwelling Size (sq. ft.)
			Area (sq. ft.) (ac)	Width (ft.)	Mean Depth (ft.)	Front (ft.)	Side (ft.)	Corner (ft.)	Rear (ft.)				Over One-Story Foundation	Usable Floor Area	One-Story Usable Floor Area	
Public libraries, museums, and parks Playgrounds and community facilities Governmental administration and services, such as offices, fire houses, police, first aid, and civil defense (2) Enclosed storage of not more than one commercial vehicle, such as a panel truck, extended cab, pickup truck with twin rear wheels having a capacity of 3/4 ton or less. (3)		Customarily incidental to principal permitted use	1 ac	200	200	50	25	40	40	25%	25%	35 ft.				

Notes:

- (1) With conditions specified in § 280-13B.
- (2) Shall not be interpreted to permit such uses as warehousing, indoor or outdoor storage of vehicles, road building equipment and supplies, and the like.
- (3) Shall not be construed to allow outside storage of commercial vehicles in driveways or lawn areas.
- (4) With conditions specified in § 280-13A.
- (5) With conditions specified in § 280-13C.
- (6) See § 280-13D.