

ZONING AND LAND USE

415 Attachment 3

**Borough of Totowa**

**Area and Bulk Schedule for Industrial Districts**

District	Minimum Lot Size			Minimum Yard Dimensions (feet)				Maximum Floor Area Ratio	Maximum Coverage (percent)	Maximum Height (feet)
	Area (acres)	Width (feet)	Depth (feet)	Front Depth	Side Abutting a Lot	Side Abutting a Street	Rear Depth			
I-1	3	300	300	100	30 or 100 <sup>1</sup>	30 or 100 <sup>1</sup>	50 or 100 <sup>1</sup>	0.50	35%	40
I-2	1	150	200	40	30 or 100 <sup>1</sup>	30 or 100 <sup>1</sup>	50 or 100 <sup>1</sup>	0.50	25%	40
I-3	3	300	300	50 or 100 <sup>1</sup>	30 or 100 <sup>1</sup>	30 or 100 <sup>1</sup>	25 or 100 <sup>1</sup>	0.55	45%	40

**NOTES:**

<sup>1</sup> Where a residential district abuts the side or rear lot line or is across the street, the one-hundred-foot setback is required.