

ZONING

180 Attachment 1

Town of Agawam

**Table of Creative Development Dimensional Requirements
[Added 12-4-2006 by TOR-2006-9]**

| Development Type | Zoning District | Minimum Lot Size (per dwelling unit) | Minimum Required Open Space | Minimum Lot Frontage (continuous in feet) | Minimum Frontage for Total Development Parcel (feet) | Minimum Front Yard (feet) | Minimum Side Yard (feet) | Minimum Rear Yard (feet) | Maximum Building Height (feet) |
|---|--|---|------------------------------------|--|---|----------------------------------|--|--|---------------------------------------|
| Standard Subdivision or ANR Development | Residence A-1 | 17,000 square feet | None | 125 | N/A | 35 | 15 | 25 | 35 |
| | Residence A-2 | 15,000 square feet | None | 110 | N/A | 30 | 15 | 20 | 35 |
| | Agricultural | 20,000 square feet | None | 120 | N/A | 35 | Requirements of nearest residential district | Requirements of nearest residential district | 35 |
| OSRD Development | Residence A-1 Town water/sewer Individual systems | 1 acre | 50% | 60 | 100 | 35 | 15 | 25 | 35 |
| | Residence A-2 Town water/sewer Individual systems | 1 acre | 35% | 60 | 100 | 30 | 15 | 20 | 35 |
| | Agricultural Town water/sewer Individual systems | 1 acre | 50% | 60 | 100 | 35 | Requirements of nearest residential district | Requirements of nearest residential district | 35 |