

ZONING

143 Attachment 1

Township of Springfield

Summary of Zoning District Regulations

Zoning District	Tract Size		Minimum								Coverage		Height
	Area (acres)	Open Space Area (%)	Lot			Yard (feet)					Impervious Surfaces (%)	Building(s) (%)	Building(s) (feet)
			Area (square feet)	Width at Building Line (feet)	Width at Street Line (feet)	Front	Rear	Side	Aggregate Side	Side Abutting Street			
A ^{1,2,4,5}	15	35	8,500	70	70	40	25	10	30	20	40	30	35
Open space option			5,500	50	50	25	20	8	20	15	45	35	35
S.F. detached													
Semidetached													
B ^{1,4}			7,200	55	55	30	20	8	20	15	40	30	35
C ^{1,2}													
S.F. detached			5,100	45	45	25	20	8	20	15	45	35	35
S.F. semidetached			5,100	30	30	25	20	10	—	15	45	35	35
D ^{1,2,4}	5	50	8,500	70	70	40	25	10	30	20	40	30	35
S.F. detached			217,800										
Apartment													
E ^{1,4}			50,000	150	175	25	50	15	40	25	70	40	35
SU ^{1,3,4,6}	10		435,600	300	300	50	50	50	100	50	50	25	35
SC-1 ^{1,4,7}	10		435,600		500	150	100	100	200	150	75	20	50
SC-2 ^{1,4,7}	5		217,800		250	25	50	50	100	25	75	20	35
F ^{1,4}	3		130,680	200	200	100	100	100	200	100	75	40	45

NOTES:

- ¹ See text for complete details for all districts.
- ² S.F. = Single-family.
- ³ Regulations for retirement residence communities and manufactured home parks in the SU District are as set forth in Article VIII.
- ⁴ See text for TND Overlay District impact on underlying district regulations.
- ⁵ See § 143-15C and D for area and bulk regulations for attached single-family dwellings.
- ⁶ See § 143-71B for additional setback requirements.
- ⁷ See text for additional regulations for height and setbacks.