

ZONING

115 Attachment 2

Sussex County

Table II

**Table of Height, Area and Bulk Requirements for Multifamily Structures  
When Permitted in MR, GR, UR, UB, M and C-1 Districts<sup>1</sup>  
[Amended 10-31-1995 by Ord. No. 1062; 8-22-2006 by Ord. No. 1870]**

**(See Table I for detached  
single-family dwellings.)**

<b>Stories</b>	<b>Maximum Height (feet)<sup>2</sup></b>	<b>Lot Area (square feet per dwelling unit)</b>	<b>2 Side Yards<sup>3,4</sup> (feet) (each)</b>	<b>Depth Front Yard (feet)<sup>5,6</sup></b>	<b>Depth of Rear Yard (feet)<sup>3,4,5</sup></b>
--	--	3,630	10	40	10
--	42	3,630	10	40	10

NOTES:

<sup>1</sup> See § 115-156B.

<sup>2</sup> For lots fronting Delaware Bay and the Atlantic Ocean, see § 115-189E.

<sup>3</sup> No rear or side yard shall be required for that rear or side yard of a lot which adjoins a waterway, if approved by the Commission.

<sup>4</sup> See § 115-188 for regulations pertaining to multifamily dwellings.

<sup>5</sup> For buildings located on lots adjacent to waterways, golf courses and similar special situations, the front of such lots may be determined by the Commission. In the event that a Commission ruling makes a rear yard adjacent to the street line, an additional depth of rear yard may be required by the Commission and an additional setback of accessory buildings from the street line may be required.

<sup>6</sup> A lot fronting on a numbered road shown on the General Highway Map for Sussex County, as revised January 1979, shall have a front setback of not less than forty (40) feet, measured from the front property line.

See also Table I.