

ZONING

625 Attachment 1

Town of Phillipsburg

**Schedule of Area, Lot and Bulk Requirements (§ 625-80)
[Amended 5-20-2014 by Ord. No. O:2014-13]**

Zones	Minimum Lot Area (square feet)	Minimum Lot Frontage (feet)	Minimum Front Yard (feet)	Minimum Side Yard (feet)	Minimum Rear Yard (feet)	Minimum Floor Area (square feet)	Maximum Density	Maximum Height (feet)	Maximum Coverage (percentage)
R-75	7,500	75	25	10	25	1,200	1	35	30%
R-50	5,000	50	25	5	25	1,200	1	35	40%
R-MF	See text of ARTICLE XA								
B-1	10,000	100	25	15	25		NA	50	NA
B 2	10,000	100	25	15	NA	NA	NA	50	NA
B-3	NA	NA	NA	NA	25		NA	NA	NA
B-4	NA	NA	NA	NA	NA	NA	NA	NA	NA
B-5	10,000	100	25	15	NA	NA	NA	50	NA
B-6	10,000	100	NA	15	NA	NA	NA	35	NA
I-1 (Light)	15,000	100	35	30	35	NA	NA	50	
I-2 (Heavy)	40,000	200	35	30	35	NA	NA	50	NA
RRA-1; RRA-2; RRA-3; RRA-4; RRA-5; RRA-6; PCPRA; SMRA	See applicable redevelopment plan								