

ZONING

315 Attachment 3

**City of Burlington**  
**Table 1**  
**TN-R Traditional Neighborhood Residential District**  
**Development Standards**  
 (See § 315-19)

Type of Standard	One-Family Detached Dwelling Structures	Two Attached Dwelling Units (Two-Family Structures)	Multiple-Family Attached Dwelling Units with More Than Two Dwelling Units per Structure
<b>Minimum Open Space Ratio and Maximum Density</b>			
Open space ratio (OSR)	0.40	0.40	0.40
Gross density (GD)	1.76	5.00	8.00
Net density (ND)	3.068	5.00	8.00
<b>Lot Dimensional Requirements</b>			
Minimum lot area (square feet)	10,000 per dwelling unit (a)	6,000 per dwelling unit (a)	43,560 (a)
Minimum lot width at setback line (feet)	70; 90 corner	60; 75 corner	150
Minimum front yard (feet)	25	25	30
Minimum side yard (feet)	10	10	20
Minimum side yard on corner lot (feet)	20	15	30
Minimum rear yard (feet)	25 dwelling unit; 10 garage	25 dwelling unit; 10 garage	50
Minimum shore yard (feet)	75	75	75
Maximum lot coverage (maximum percent of lot area)	0.20	0.35	N/A
<b>Maximum Building Height</b>			
Principal structure (stories/feet)	2.5/30	2.5/30	3.0/45
Accessory structure (stories/feet)	Not permitted (attached garages required)	Not permitted (attached garages required)	1.0/15

NOTES:

N/A = Not applicable

- (a) Any subdividing of land which occurs within the TN-R District shall follow a general grid or cluster subdivision pattern of lot and street layout and shall be in general conformance with the lot layout generally described in this plan or other element of the City's Comprehensive Master Plan.