

LAND DEVELOPMENT REGULATIONS

25 Attachment 1

**Schedule A
Bulk Requirements - Residential Zones**

Zone	Minimum Requirements								Maximum Permitted			
	Lot Area (Sq. Ft.)	Lot Width	Lot Depth	Front Yard Setback	Principal		Accessory		Lot Coverage (1) Building Impervious		Density du/acre	Height Feet/Stories
					Side Yard Setback	Rear Yard Setback	Side Yard Setback	Rear Yard Setback				
R-7.5(1 family)	7,500	60'	100'	30'(1)	8'/30%	30'	(2)	(2)	25%	55%	NA	35'/2
R-7.5(2 family)	10,000	75'	100'	30'(1)	8'/30%	30'	(2)	(2)	25%	55%	NA	35'/2
R-7.5(3 family)	15,000	100'	100'	30'(1)	8'/30%	30'	(2)	(2)	25%	55%	NA	35'/2
R-10 (1 family)	10,000	75'	100'	30'(1)	10'/30%	30'	(2)	(2)	20%	50%	NA	35'/2
R-10 (2 family)	12,000	100'	100'	30'(1)	10'/30%	30'	(2)	(2)	20%	50%	NA	35'/2
R-10 (3 family)	18,000	125'	100'	30'(1)	10'/30%	30'	(2)	(2)	20%	50%	NA	35'/2
R-15	15,000	100'	150'	30'(1)	15'/40%	40'	(2)	(2)	20%	45%	NA	35'/2
R-40	40,000	150'	150'	50'	20'/40'	40'	(2)	(2)	20%	45%	NA	35'/2
R-40(Cluster)	30,000	125'(3)	150'	50'	20'/40'	40'	(2)	(2)	20%	45%	1.0	35'/2

NOTES:

- (1) If there is an established front yard setback, the required front yard setback shall be in line with existing setbacks of residences on the same block and on the same side of the street - where no established setback exists the required setback shall be as indicated
- (2) See Ordinance text for required accessory building and structure setbacks
- (3) Minimum lot width on corner lots shall be 150 feet
- (4) See Ordinance text for required minimum gross floor area