

ZONING

209 Attachment 5

Township of Falls

Table 3
MHC Manufactured Home Community District

Principal Buildings	
Minimum tract area (acres)	15
Minimum perimeter yard (feet)	25
Minimum lot area (square feet)	2,800
Minimum lot width (feet)	40
Minimum lot depth (feet)	70
Minimum front yard (feet)	10
Minimum side yard (feet)	5
Aggregate minimum side yard (feet)	25
Minimum rear yard (feet)	10
Minimum distance between manufactured homes (feet)	25 ¹
Minimum distance between manufactured homes and accessory buildings/structures (feet)	3
Maximum building coverage	40%
Maximum impervious surface	50%
Accessory Building/Structure/Use	
Minimum distance to side line (feet)	5
Minimum distance to rear line (feet)	5

NOTES:

1. The minimum distance shall not apply to roofed and/or screened patios, covers or decks as described in §§ 209-18H, I.