

LAND DEVELOPMENT

109 Attachment 2

**Schedule Two
Nonresidential Zones
Schedule of Area, Height and Building Requirements
Township of West Amwell
[Amended by Ord. No. 01-03; Ord. No. 01-11; 9-2-2004 by Ord. No. 15-2004]**

Zone	Minimum Lot Size (acres)	Minimum Lot Frontage	Minimum Buildable Area (acres)	Minimum Yard Area (feet)			Maximum Building Height		Maximum Lot Coverage	Maximum FAR
				Front	Side	Rear	Stories	Feet		
HC	2	250	1	100	30	100	2.5	35	50%	15%*
LHC	1.5	200	1	75	20	75	2.5	35	50%	15%*
NC	1	150	0.5	25	15	25	2.5	35	60%	20%*
LI	5	250	3	100	25	100	2.5	35	50%	15%

NOTE:

* Where adjacent land uses within the same zone establish a shared parking arrangement and/or shared vehicular access, approved by the Planning or Zoning Board, the maximum permitted floor area ratio can be increased by 5 % for one or both properties.