

## ARTICLE XX SCHEDULE OF REGULATIONS

<b>SECTION 20.01 SCHEDULE OF REGULATIONS FOR PRINCIPAL BUILDINGS - RESIDENTIAL</b>										
DISTRICT	MINIMUM LOT SIZE PER DWELLING UNIT (D.U.)		MAXIMUM BUILDING HEIGHT (5)		PRINCIPAL STRUCTURE MINIMUM YARD SETBACK (in feet) (3)(4)			MAX LOT COVERAGE BY ALL BLDGS. PERCENT	MINIMUM FLOOR AREA (PER UNIT, sq. ft.)	
	MIN. LOT AREA (sq. ft.)	WIDTH (feet)	STORIES	FEET	FRONT (6)	SIDE	REAR			
PP Public Park	NA	NA	2	30	10**	10**	10**	30%	--	
R-1A One Family Residential Large Lot	12,000 sq. ft.	75	2.5	35	25	15	35	25%	1,000	
R-1B One Family Residential Small Lot	7,800 sq. ft.	60	2.5	35	15	10	25	30%	1,000	
VR Village Residential - Single Family Detached Dwelling	7,800 sq. ft.	60	2.5	35	15	10	25	30%	1,000	
Two Family Dwelling	4,500 sq. ft. per D.U.	60	2.5	35	15	min <u>one</u> 7	min <u>both</u> 17	25	50%	700
Multiple Family Dwellings	9,800 sq. ft.	--	2.5	35	15	10	20	25	60%	--
R-3 Multiple Family Residential	45,560 (1)	200 feet	2.5	35	40 for 1 story 50 for over 1 story	25	50	50 for 1 story; 80 for over 1 story	30	--
MHP Mobile Home Park Residential	20 Acres	200			SEE ARTICLE XIII					--

\* All residential lots fronting a residential street with a 66-foot right-of-way shall provide a minimum 25-foot front setback.

\*\* Exemptions include: access for pedestrians, boating, fishing.

**Article XX  
SCHEDULE OF REGULATIONS**

<b>Section 20.01 SCHEDULE OF REGULATIONS FOR PRINCIPAL BUILDINGS - NON-RESIDENTIAL</b>										
DISTRICT	MINIMUM LOT SIZE PER DWELLING UNIT (D.U.)		MAXIMUM BUILDING HEIGHT		PRINCIPAL STRUCTURE, MINIMUM YARD SETBACK IN FEET				MAX LOT COVERAGE BY ALL BLDGS. PERCENT	MINIMUM LOT FOOTPRINT (sq. ft.)
	MIN. LOT AREA (sq. ft.)	WIDTH (feet)	STORIES	FEET	FRONT	SIDE		REAR		
						Min. One	Min. Both			
C-1 General Business and PB Professional Business	2 acre	200	2.5	35	25	10	20	25 (2)	--	--
VC Village Commercial (See Note 6)	--	--	3.0	45	15 max.	5	10	10 ft.	80%	See Note 1--
CBD Central Business District (See Note 6)	--	--	3.0max and 2.0 min.	45	1 max.--	--	--	--	100%	See Note 1--
I-1 Limited Industrial	21,780	150	2	35	50	50	100	35 (2)	25	--
RD Research & Development	43,560	150	2	40	50	22.5	45	35	35	--

**Note 1: Min Lot Footprint = Frontage (in feet) x 40 feet (For corner lots, the frontage shall be determined by the location of the street number)**

**FOOTNOTES:** The notes below are part of Section 20.01

1)

Multiple Family Residential District: Density and Lot Area Regulations for Dwelling Units (DU) in Multiple Family District		Minimum Lot Area (Square foot Per D.U.)
DISTRICT	NO. OF BR/D.U	MULTIPLE FAMILY
R-3	studio and 1	3,630
	2	4,840
	3 or more	7,260

2) Landscaped buffer per section 6.05.

3) Yard requirements

All front, side and rear yards shall be the minimum perpendicular distance measured from the principal structure, excluding all projections three (3) feet in length from the structure wall.

4) Yard requirements - Where lot adjoins more restricted zone

Where lot adjoins a lot of parcel in a more restricted zone, any adjoining front, side or rear yard of such lot shall have a minimum width equal to the required yard in the more restricted zone.

5) Height of building or structures

The limitations affecting the height of the structures shall not apply to the following appurtenant and structures provided they comply with all other provisions of this or any other applicable Ordinances: Parapet walls, chimneys, smokestacks, church spires, flag poles, penthouses for mechanical equipment and watertanks.

6) Corner Lots

A corner lot shall maintain front yard requirements for each street frontage, except in the VC and CBD District.