

**ZONING SUMMARY TABLE
RESIDENTIAL ZONES**

			MIN. LOT SIZE	MINIMUM SET BACKS			MIN.	MIN.	MIN.	ACCESSORY BLDG.
			S.F./ACRES	PRINCIPAL BLDG. **			LOT	LOT	DRIVE.	MIN. SIDE REAR
				FRONT	2 SIDE	REAR	WIDTH	CIRCLE	SET BK	SET BACK
R-1	RESIDENCE DISTRICT *		218,750/5.02	125'	75'	100'	50'	350'	10'	40'
R-1-10	RESIDENCE DISTRICT *		435,600/10	125'	75'	100'	50'	475'	10'	40'
R-1A	RESIDENCE DISTRICT *		137,500/3.16	100'	50'	100'	50'	275'	10'	40'
R-2	RESIDENCE DISTRICT *		50,000/1.15	75'	30'	50'	50'	170'	10'	30'
R-3	RESIDENCE DISTRICT *		20,000/0.46	50'	15'	50'	50'	100'	10'	15'
R-4	RESIDENCE DISTRICT *		11,250/0.258	40'	10'	40'	50'	75'	8'	10'
R-5	RESIDENCE DISTRICT *		5,000/0.115	30'	7'	25'	50'	50'	-	7'
R-8	ATTACHED RESIDENCE DISTRICT *		7 UNITS/ACRE	25/50/100	35'	35'	-	-	-	-
Affordable Housing ONLY			Max density	FRONT	SIDES	REAR	Max Build Coverage	Parking	Max # of units per bldg	
R-10A	<i>(Entirely Low & Moderate)</i>		10 Units per acre	35'	35'	35'	35%		See 9-10	8
			<i>Townhouses/aparments only</i>	35'	35'	35'				
R-10B	LD 13-2.1b.		76 Townhouses/15 units for low/moderate	35'R 15'C	35'R 15'C	35'R 15'C	35%		See 9-10	8
	LD 13-2.1c.		50 Residential Units/35 can be SF detached/15 for low/moderate							
See LD Chapter 13 Affordable Housing for additional Specific Requirements										
NOTES:										
*	ALL RESIDENCE DISTRICTS ARE FOR SINGLE FAMILY DETACHED HOMES, EXCEPT THE R-8 WHICH PERMITS SINGLE FAMILY ATTACHED. ALSO MAXIMUM									
**	BUILDING HEIGHT FOR ALL RESIDENCE IS 35' OR 2-1/2 STORIES.									
***	SEE ORDINANCE FOR ADDITIONS TO HOMES WHICH MET FORMER SIDE SETBACK REQUIREMENTS									
****	ALL ACCESSORY BUILDINGS OVER TWENTY(20) FEET IN HEIGHT AS DEFINED IN 12-23.1 AND LOCATED IN THE R-1 , R-1-10 AND R-1A ZONES SHALL BE SETBACK A DISTANCE EQUAL TO TWO (2) TIMES THE BUILDING HEIGHT									
1	SLOPE DISTURBANCE RESTRICTIONS APPLY TO ALL ZONES.									
2	COMPLIANCE WITH SLOPE REGULATIONS MUST BE PROVIDED PRIOR TO LAND DISTURBANCE.									
3	NEW BUILDINGS/ADDITIONS MORE THAN 500 SF MUST COMPLY WITH STORMWATER MANAGEMENT REGULATION-SECTION 12-29.									
4	COMPLIANCE WITH TREE & DRIVE WAY ORDINANCES ALSO REQUIRED.									