

Summary Table - Residential Site & Structure Requirements																	
Zoning District	Lot Area (Sq. Ft.)	Lot Width	Lot Depth	Maximum	Maximum Lot Coverage	Minimum Landscape	F.A.R.	Building Height	Setbacks:								
									Front	Side	Corner Side	Rear	1 BR (Sq. Ft.)	2 BR	3 BR	4 BR	5 BR
E-R, Estate Residential	43,560	200'	210'	40%	50%	50%	0.60	2-1/2 stories or 30 ft	50'	20'	50'	40'	N/A	1,800	2,000	2,400	2,800
R-1, Single Family Residential	20,000	125'	160'	40%	50%	50%	0.60	2-1/2 stories or 30 ft	40'	15'	40'	35'	N/A	1,600	1,825	2,000	2,200
R-2, Single Family Residential	15,000	100'	150'	40%	50%	50%	0.60	2-1/2 stories or 30 ft	35'	15'	35'	30'	N/A	1,375	1,600	1,825	2,000
R-3, Single Family Residential	10,000	80'	125'	40%	50%	50%	0.60	2-1/2 stories or 30 ft	30'	10'	30'	25'	N/A	1,200	1,500	1,800	2,000
R-4, Single Family Residential	8,000	75'	105'	40%	50%	50%	0.60	2-1/2 stories or 30 ft	25'	10'	25'	25'	N/A	1,200	1,375	1,600	1,800
R-5, Single Family Residential	6,500	65'	100'	40%	50%	50%	0.65	2-1/2 stories or 30 ft	25'	5'/15'	25'	20'	N/A	1,100	1,200	1,300	N/A
R-5A, Single Family Residential	6,500	65'	100'	40%	50%	50%	0.65	2-1/2 stories or 30 ft	25'	5'	25'	20'	N/A	1,100	1,200	1,300	N/A
R-6, Attached Single Family Residential	5,500	55'	90'	40%	50%	50%	0.65	2-1/2 stories or 30 ft	25'	5'/15 det.	20'	20'	N/A	det. 2,000	det. 2,000	det. 2,000	det. 2,000
										10' att.			N/A	att. 1,600	att. 1,700	att. 1,800	att. 1,800

R-7, Multiple Family Residential	4,000	50'	80'	40%	50%	50%	0.65	3-1/2 stories or 40 ft	25'	10'	20'	20'	700	900	1,100	N/A	N/A
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All numbers reflect minimum requirements; except building coverage, lot coverage, and building heights, which are maximum requirements.
LAND USE CHART