

ZONING DISTRICT

CRITERIA	C-1	C-2	C-3	C-4	C-5	C-6	C-7
(a x b) Minimum Lot Area (square feet) Residential (see code for restrictions) Use other than residential	5,000 none	Table 2 none	5,000 none	5,000 none	Table 3 none	n/a 20,000	n/a 20 acres
(a) Minimum Lot Width (feet)	n/a	n/a	n/a	n/a	n/a	100	500
(c) Front Yard Setback (feet)	25	20	20	20	20	50	100
(d,e) Side Yard Setback (feet)	none*	none*	none*	none*	none*	10	50
(d + e) Minimum Sum of the Side Yards (feet)	n/a	n/a	n/a	n/a	n/a	25	n/a
(f) Rear Yard Setback (feet)	20	none**	10**	10**	20	50	50
Maximum Height of House (feet)	25	100	45	45	35	45	75
(stories)	2	10	3	3	2.5	3	n/a
Max. Height of Accessory Bldg (feet)	15	15	15	15	15	15	15
(stories)	1	1	1	1	1	1	1
Floor Area Ratio (not to exceed)	1.0	4.0	2.0	2.0	1.5	1.0	1.0

* In the C-1, C-2, and C-5 districts, if a side yard is provided, it must be at least five (5) feet. In the C-3 and C-4 districts, if a side yard is provided, it must be at least ten (10) feet. Also, if the side yard adjoins a residential district, a side yard equal to the adjacent required yard in the abutting district shall be provided. In the C-5 district, a side yard of not less than six (6) feet shall be provided if adjacent to an existing residential use in a C-5 district.

** In the C-2, C-3, and C-4 district, if the rear yard adjoins a residential district, a rear yard equal to the adjacent required yard in the abutting district shall be provided. In the C-3 and C-4 district, the required rear yard shall be ten (10) percent of the lot depth or ten (10) feet, whichever is less.

