

Section 12-4

Yard, Area and Height Requirements

Table 12-4 AREA, YARD & HEIGHT REQUIREMENTS

District	Minimum Lot Size, (Sq. ft.)	Min. Lot Width at Bldg. Line (ft.)	Min. Front Yard Setback (ft.)	Min. Side Yard Setback (ft.)	Min. Rear Yard Setback (ft.)	Max Height (ft.)
RA Residential Agricultural Single Family Two Family	2.5 acres	100 100	40 40	10 ^(a) 10 ^(a)	25 ^{(e)(g)} 25 ^{(e)(g)}	35 35
R-40 Residential Single-Family Two-Family	40,000 50,000	100 100	40 40	10 ^(a) 10 ^(a)	25 ^{(e)(g)} 25 ^{(e)(g)}	35 35
R-20 Residential Single-Family	20,000	80	30	10 ^(a)	25 ^{(e)(g)}	35
R-12 Residential (3 units/acre) Single-Family	12,000	75	30	10 ^(a)	25 ^{(e)(g)}	35
R-10 Residential (4 units/acre) Single-Family	10,000	60	30	10 ^(a)	25 ^{(e)(g)}	35
RM Mixed Residential Single Family	10,000 (4 units/acre) 20,000	60	30	10 ^(a)	25 ^{(e)(g)}	35
Two Family(1) Multi Family (Special use)(1)	12,000+ 3,000 for each unit over 2	80 N/A	30 ^(d) N/A	10 ^(a) 10 ^(a)	25 ^{(e)(g)} 25 ^{(e)(g)}	35 35
Townhomes	Same as multi-family	N/A	15	10' between buildings	25 ^{(e)(g)}	35
RM-U Mixed Residential Urban Single Family	10,000 (4 units/acre) 20,000	N/A	10	10 ^(a)	25 ^{(e)(g)}	35
Two Family(1) Multi Family (Special use)(1)	12,000+ 3,000 for each unit over 2			10 ^(a) 10 ^(a)	25 ^{(e)(g)} 25 ^{(e)(g)}	35 35
Townhomes	Same as multi-family		15	10' between buildings	25 ^{(e)(g)}	35
Non-Residential	N/A					