

ARTICLE V – DIMENSION REQUIREMENTS IN DISTRICTS

The dimension requirements in the following table and the listed notes and exceptions to those requirements shall apply for all uses of land in those districts specifically stated otherwise is these regulations:

SECTION 1 – Table of Dimensional Requirements

	RA-80	R-40	R-20	C	I	TC-80	NC
Minimum Lot Area in Square Feet <i>See Notes: 1</i>	80,000	40,000	20,000	15,000	40,000	80,000	40,000
Minimum Lot Frontage on a Public Street <i>See Notes: 1, 2, 3, 8</i>	150'	150'	100'	75'	150'	150'	150'
Minimum Setback from Public Street or Right of Way <i>See Notes: 2</i>	50'	50'	30'	20'	20'	50'	20'
Minimum Setback from Property Lines not Bounding a Public Street <i>See Notes: 3, 4</i>	25'	25'	12'	12' <i>Note: 5</i>	12' <i>Note: 6</i>	25'	12' <i>Note: 5</i>
Maximum Height of Building Above Ground <i>See Notes: 7</i>	35'	35'	35'	35'	35'	35'	35'
Net Buildable Area Effective 9/25/07	40,000	40,000	20,000			40,000	40,000
Maximum Impervious Surface <i>See Notes: 9, 10</i>	20%	20%	20%	60%	60%	20%	60% 20%

NOTES:

- (1) Numbers are minimums required for any use of land on the lot. For example, two dwelling units on one lot in the RA-80 district would require a total of at least 160,000 square feet of lot area, not 80,000 square feet and three hundred (300) feet of frontage, not one hundred fifty (150) feet. Interior Lots require 150% of area for the underlying zone. Exceptions are that home occupations and outbuildings or structures accessory to a dwelling unit shall not require any area or frontage in addition to the minimums required for their related dwelling unit, nor