

## SECTION 508 AREA, BULK AND DENSITY REGULATIONS

ZONING DISTRICT	LOT SIZE acres	WIDTH feet	DEPTH feet	MINIMUM <sup>1</sup>			MAXIMUM		
				FRONT YARD SETBACK feet	REAR YARD SETBACK feet	SIDE YARD SETBACK feet per side	LOT COVERAGE	BLDG. HEIGHT	
C-1	2½ acres	200	300	75	50	40	10%	40 feet	
A-1	2 acres	200	300	75	50	40	15%	40 feet	
R-1	2 acres <sup>2</sup>	150	200	50	25	20	20%	35 ft or 2½ stories	
R-2	2 acres <sup>2</sup>	150	200	50	25	20	20%	35 ft or 2½ stories	
B-1	2 acres	150	200	50	25	20	20%	35 ft or 2½ stories	
B-2	2 acres	150	200	50	25	20	20%	35 ft or 2½ stories	
I-1	4 acres	300	300	75	75	50	30%	55 feet	

1. The minimum requirements may be increased for certain uses as provided for under Article 7, Conditional Uses, Article 8, Supplemental Standards or as otherwise set forth in this Ordinance.
2. The lot size for a single family detached dwelling may be reduced to one and one half (1½) acres when serviced by public sewers.