

§ 152.044 TABLE OF DIMENSIONS.

Zoning District	Minimum Lot Area	Minimum Lot Width (In Feet)	Minimum Front Yard/ Setback (In Feet)	Minimum Side Yard/ Setback (In Feet)	Minimum Rear Yard/ Setback (In Feet)	Maximum Lot Coverage	Maximum Building Height
R1	0.75 acres./ 0.5 acres ¹	85	30	8	30	30%	2.5 stories/35 feet
R2	12,000 square feet	66	30	6	30	30%	2.5 stories/35 feet
R3	8,712 square feet	66	30	6	20	40%	2.5 stories/35 feet
R4	8,712 square feet ²	66	20	6	20	40%	2.5 stories/35 feet
ROB	8,712 square feet	66	20	6	20	40%	2.5 stories/35 feet
CBD	None	None	N/A ³	None ⁴	None ⁵	None	3 stories/40 feet
SBD	5,000 square feet	66	25	None ⁶	20	50%	2.5 stories/35 feet
RTO	1 acre	200	507	258	409	40%	2.5 stories/35 feet

O	8,712 square feet	66	20	6	20	40%	2.5 stories/35 feet
PL	11,000 square feet	66	30	N/A ¹⁰	N/A ¹⁰	35%	2.5 stories/35 feet
Zoning District	Minimum Lot Area	Minimum Lot Width (In Feet)	Minimum Front Yard/ Setback (In Feet)	Minimum Side Yard/ Setback (In Feet)	Minimum Rear Yard/ Setback (In Feet)	Maximum Lot Coverage	Maximum Building Height
¹ 0.75 acres without public sewer; 0.5 acres with public sewer.							
² Single-family dwellings only. Lots occupied by two-family dwellings shall be 10,000 square feet. Lots occupied by multiple-family dwellings shall comply with § 152.123(D).							
³ The front setback line shall be established by the existing building line within 200 feet on both sides of the lot.							
⁴ When abutting a residential district, the side yard shall be the same as the required side yard in the residential district.							
⁵ When abutting a residential district or use, the rear yard shall be at least 20 feet.							
⁶ The principal building may be constructed on the side lot line; however, the total minimum side yard shall be 15 feet. When abutting a residential district or use, the side yard shall be at least 20 feet.							
⁷ Where parking spaces are located in the front yard the front setback shall be at least 75 feet.							
⁸ When abutting a residential district or use, the side yard shall be at least 50 feet.							
⁹ When abutting a residential district or use, the rear yard shall be at least 70 feet.							
¹⁰ Side and rear yards shall conform to the requirements of the abutting zoning district.							

(Ord. 37, passed 8-28-2005; Ord. 82, passed 5-12-2008; Ord. 98, passed 3-28-2011)