

BULK MATRIX

		A	RR	SF	HISTORIC	TF		MF			RMH	Downtown Business		Planned Business		PI	ROS
		Agriculture	One Family Detached Dwelling	One Family Detached Dwelling	One Family Detached Dwelling	One Family attached Dwelling	Two Family Dwelling	Low Density	Medium Density	High Density		Residential Uses (2nd floor)	Other Uses	Residential Uses	Other Uses		
<b>Minimum Lot Area</b> (in case of residential uses, minimum is per dwelling unit)	<i>with public water &amp; sewer</i>	40 acres	2 acres	14,375	7,200	7,200	6,000	7,200	5,000	3,000	5 acre district; 4,000 per unit	7,200	9,000		20,000	5 acres	
	<i>with well &amp; public sewer</i>	40 acres	2 acres														
	<i>with approved septic system</i>	40 acres	5 acres														1 acre (43,560 sq ft)
<b>Minimum Lot Width</b>	<i>with public water &amp; sewer</i>	500 ft	250 ft	100 ft	50 ft	60 ft	60 ft	60 ft			50 ft	60			120 ft	500 ft	150 ft
	<i>with well &amp; public sewer</i>	500 ft	250 ft														
	<i>with approved septic system</i>	500 ft	500 ft														
<b>Maximum Building Height</b>		30 ft	25 ft	25 ft	30ft	25 ft	35 ft	35 ft			20 ft	45			45 ft	60 ft	30 ft
<b>Minimum Yards</b>	<i>Front</i>	75 ft	40 ft/75 ft on arterials	40 ft/75 ft on arterials	25 ft/75 ft on arterials	25 ft/75 ft on arterials	25 ft/75 ft on arterials	25 ft/75 ft on arterials			25 ft/75 ft on arterials	0 ft/25 ft when opposite residential districts			50 ft/75 ft on arterials	100 ft	50 ft
	<i>Side (each)</i>	75 ft	10%	10%	10%	10%	10%	10%			10%	0 ft/5 ft when adjoining a residential district			20 ft	50 ft	25 ft
	<i>Rear</i>	75 ft	100 ft	30 ft	15 ft	15 ft		15 ft			15 ft	10 ft			20 ft	50 ft	30 ft
<b>Livable Floorspace on Ground Level (per dwelling unit)</b>		1600 sq ft	1600 sq ft	1600 sq ft	1200 sq ft	720 sq ft		720 sq ft			600 sq ft						
<b>Maximum Lot Coverage</b>			10%	30%	50%	35%	35%	35%	40%	50%	35%				75%	85%	
<b>Maximum Density (dwelling units per acre)</b>			1	2	6	6	8	5	8	15	8	15					