

Table 6 - D Dimensional Regulations

Development Standards	Mixed Use Development	Commercial Development	Multi-family Residential	Single-family Attached
LOT DIMENSIONS				
Lot Size, Max (square feet)	85,000	85,000	85,000	5,000
Lot Width, Min per Chapter 2 (feet)	25	25	25	20
Gross Area per Floor, Max (square feet)*	15,000	15,000	15,000	15,000
LOT COVERAGE:				
Lot Coverage, Max (percent)	100	95	90	95
BUILDING HEIGHT:				
Building Height, Max (feet)*	35	35	35	35
Building Height, Max (stories)*	3	3	3	3
DENSITY/INTENSITY:				
Density, Min-Max (units per acre)	5-20	n/a**	5-20	5-20
Floor Area Ratio (FAR)	2.5	2.5	n/a	n/a
BUILDING PLACEMENT:				
Front Setback, Min (feet)	0	0	0	0
Front Setback, Max (feet)	5	5	5	5
Side Setback, Min (feet)***	0	0	5	0
Rear Setback, Min (feet) Principal ****	5	5	10	10
Rear Setback, Min (feet) Accessory	5	5	5	5

*Option for Green and Sustainable Development gross area per floor and height increase (Sec 3-6.8.)

** Except for Hotels, where density range is 5-20 units per acre.

***Where a side setback is on a right-of-way, the Min setback is 5 feet.

**** Min rear setback adjacent to residential uses is 10 feet.

Principal and accessory setbacks are the same, except as otherwise noted.