

12.11 Schedule of Regulations

Effective 04/09/2017

Zones	Minimum Lot Width (at front yard setback line)	Minimum Lot Area (in square feet, unbroken by any road street or thoroughfare)	Front Yard	Side Yards	Rear Yard	Maximum Structure Height	Maximum Structural Coverage of Lot (building footprint)	Minimum Width:Maximum Depth ratio regulating lot shape	Land Use Regulated in Setbacks (see applicable zone regulations)
R-1	100'	20,000	30'	15'	30'	35'(*)		1:4	
R-2 Single Family	100'	12,000	30'	15'	30'	35'(*)		1:4	
R-2 Two Family	120'	22,000	30'	15'	30'	35'(*)		1:4	
R-3 Single Family	100'	12,000	30'	15'	30'	35'(*)		1:4	
R-3 Multi Family	120'	11,000 per dwelling	30'	15'	30'	35'(*)		1:4	
A-1	200'	40,000	30'	15'	30'	35'(*)		1:4	
RC-1	300'	5 acres	30'	15'	30'	35'(*)		1:4	
C-1	100'		50'	10'	30'	35'(*)	40%	1:4	Yes
N	100'		50'	Total 30% of width but not less than 15'	30'	35'(*)	40%	1:4	Yes
MHP	300'	17 acres	50'	30'	30'	35'(*)		1:4	
SPECIAL SITUATIONS:	(except for the specific requirement stated, the regulations for the underlying zone shall remain unchanged)								
Frontage on Boardman River and tributaries. See note 2	200'		100' from water's edge. Notes 3, 4						Yes
Frontage on all other Lakes and Streams			50' from water's edge. Note 3						Yes
M-72 in A-1 Zone			100'						
Supply Road			150'						
Old M-72 in C-1 Zone			30'	0					Yes
Enclosures/structures for livestock, domestic animals (except house pets)		2-1/2 acres	100'	100'	100'				
M-72 in C-1, R-3 & N Zones (*) or 2-1/2 stories above grade	100'		75'		30'		33%	1:4	Yes