

26. SCHEDULE OF AREA, YARD AND BUILDING REQUIREMENTS

| ZONE | MINIMUM SIZE OF LOT |             |                        |                             | MINIMUM REQUIRED YARDS (a) |                   |                         |           |                     |           | MAXIMUM LOT COVERAGE IN PERCENT | MAXIMUM HEIGHT (Must Comply with Both) |    | MINIMUM GROSS FLOOR AREA IN SQUARE FEET FOR PRINCIPAL BUILDING | MAXIMUM FLOOR AREA RATIO (FAR) IN PERCENT |
|------|---------------------|-------------|------------------------|-----------------------------|----------------------------|-------------------|-------------------------|-----------|---------------------|-----------|---------------------------------|--|----|--|---|
|      | AREA                |             | FRONTAGE WIDTH IN FEET | LOT CIRCLE DIAMETER IN FEET | PRINCIPAL BUILDING         |                   |                         |           | ACCESSORY STRUCTURE |           |                                 |  |    |  |   |
|      | ACRES               | SQUARE FEET |                        |                             | FRONT YARD FROM R.O.W.     | ANY ONE SIDE YARD | TOTAL OF TWO SIDE YARDS | REAR YARD | SIDE YARD           | REAR YARD |                                 |  |    |  |   |
| R-1  | 2.41                | 105,000     | 50                     | 200                         | 60                         | 50                | 100                     | 45        | 20                  | 20        | 15                              | 2.5                                    | 35 | -  | -   |
| R-2  | 1.49                | 65,000      | 50                     | 200                         | 45                         | 30                | 60                      | 30        | 15                  | 15        | 15                              | 2.5                                    | 35 | -  | -   |
| R-3  | 0.34                | 15,000      | 50                     | 100                         | 35                         | 20                | 40                      | 25        | 10                  | 10        | 25                              | 2.5                                    | 35 | -  | -   |
| R-4  | 0.17                | 7,500       | 50                     | 75                          | 15                         | 15                | 30                      | 25        | 10(b)               | 10(b)     | 35                              | 2.5                                    | 35 | -  | -   |
| DB   | 0.12                | 5,000       | 50                     | 100                         | -                          | (c)               | (c)                     | 15        | (c)                 | (c)       | 85                              | 3                                      | 40 | 1000   | 50  |
| C    | 0.92                | 40,000      | 140                    | 150                         | 40                         | 30                | 50                      | 30        | 10                  | 10        | 70                              | 3                                      | 30 | 1500   | 35  |
| ROM  | 1.60                | 70,000      | 175                    | 175                         | 35                         | 30                | 75                      | 30        | 20                  | 20        | 70                              | -                                      | 40 | 3500   | 35  |

FOOTNOTES:

- (a) IN ZONES R-1, R-2, R-3 AND R-4, THE REQUIRED YARDS SHALL BE MEASURED FROM THE SPECIFIED LOT LINE OR THE BOUNDARY OF A CRITICAL AREA WHERE THE CRITICAL AREA IS LOCATED BETWEEN THE STRUCTURE AND THE LOT LINE.
- (b) REFER TO ARTICLE 4, SECTION 404.E FOR YARD AREAS REQUIRED IN BLOCK 39 (SOLITUDE VILLAGE).
- (c) NO SIDE YARD SHALL BE REQUIRED EXCEPT A FIVE (5) FOOT BUFFER AREA SHALL BE REQUIRED WHERE A DB ZONE ABUTS AND IS ADJACENT TO AN R-4 ZONE.

