

Article 6.5

SITE DEVELOPMENT STANDARDS

6.5.1. Purpose.

The lot development standards are provided to illustrate the acceptable building types and site configurations with respect to the individual zoning districts.

The presence of alleys in the illustrations are required where shown.

6.5.2 Lot Development Standards:

A. Residential Building Types.

- Page: R-1. Type 1, Small Detached House
R-2. Type 2, Large Detached House
R-3. Type 3, Large Detached House
R-4. Type 4, City Villa
R-5. Type 5, Large Detached House
R-6. Type 6, Sideyard House
R-7. Type 7, Attached House
R-8. Type 8, Suburban Attached House
R-9. Type 9, Suburban Townhouse
R-10. Type 10, Small Townhouse
R-11. Type 11, Large Townhouse
R-12. Type 12, Apartment House
R-13. Type 13, Courtyard Apartment Building

B. Commercial Building Types.

- Page: C-1. Type 1, Commercial Shop
C-2. Type 2, Small Office
C-3. Type 3, Large Office
C-4. Type 4, Suburban Office

C. Industrial Building Types.

- Page: I-1. Type 1, Workshop
I-2. Type 2, Workshop
I-3. Type 3, Industrial Building
I-4. Type 4, Industrial Building
I-5. Type 5, Suburban Office

Illustrations for the Lot Development Standards are shown on the following pages.

6.5.2. Lot Development Standards

- CITY RESIDENTIAL DISTRICT
- HAMLET RESIDENTIAL DISTRICT

A. Type 1 (Small Detached House).

1. LOT DEVELOPMENT STANDARDS.

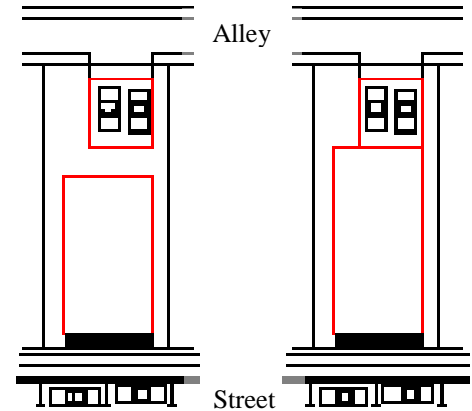
- Lot Width: 50 feet Minimum
- Lot Depth: 140 feet Minimum
- Front Setback: 15 feet Minimum
- Rear Setback: 20 feet Minimum
- Side Setback: 6 feet Minimum
- Outbuilding Setback: 5 Feet Minimum
- Building Frontage: 76% Maximum
- Lot Coverage: 80% Maximum
- Porch Width: 50% Maximum
- Porch Depth: 8 Feet Minimum
- Fence/Wall Frontage: refer to Fence Standards

2. VERTICAL STANDARDS.

- Building Height: Maximum 35 feet
- Height at Entry Floor: Maximum 3 feet
- Height of Street Wall: Maximum 3 feet
- Height of Street Fence: Maximum 4 feet
- Height of Side and Rear Fence/Wall: Maximum 6 feet

3. BUILDING USE STANDARDS.

- Ground Floor: Residential
- Upper Floor(s): Residential
- Parking: refer to Parking Standards
- Cover Parking: Optional
- Alley: Optional
- Frontage Type: Porch, Fence



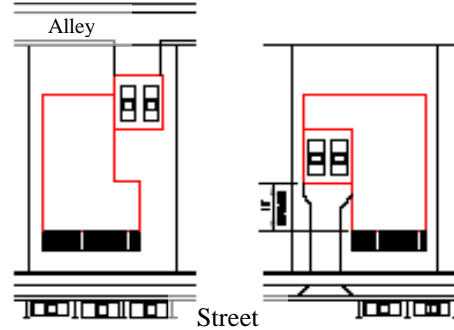
6.5.2. Lot Development Standards

- CITY RESIDENTIAL DISTRICT
- HAMLET RESIDENTIAL DISTRICT

A. Type 2 (Large Detached House).

1. LOT DEVELOPMENT STANDARDS.

- Lot Width: 65 feet Minimum
- Lot Depth: 140 feet Minimum
- Front Setback: 20 feet Minimum
- Rear Setback: 20 feet Minimum
- Side Setback: 7.5 feet Minimum
- Outbuilding Setback: 5 Feet Minimum
- Building Frontage: 78% Maximum
- Lot Coverage: 50% Maximum
- Porch Width: 40% Maximum
- Porch Depth: 8 Feet Minimum
- Fence/Wall Frontage: Refer to Fence Standards



2. VERTICAL STANDARDS.

- Building Height: Maximum 35 feet
- Height at Entry Floor: Maximum 1 foot
- Height of Street Wall: Maximum 3 feet
- Height of Street Fence: Maximum 4 feet
- Height of Side and Rear Fence/Wall: Maximum 6 feet

3. BUILDING USE STANDARDS.

- Ground Floor: Residential
- Upper Floor(s): Residential
- Parking: refer to Parking Standards
- Cover Parking: Optional
- Alley: Optional
- Frontage Type: Porch, Fence, Front Lawn, Dooryard

6.5.2. Lot Development Standards

- **SUBURBAN RESIDENTIAL DISTRICT**

- A. Type 3 (Large Detached House).**

- 1. LOT DEVELOPMENT STANDARDS.**

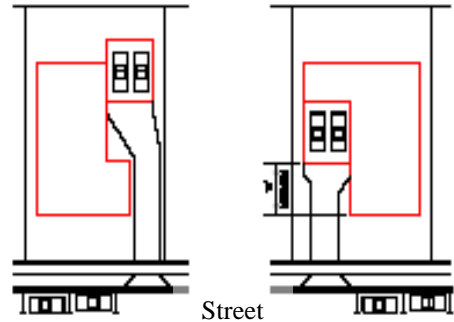
- a. Lot Width: 75 feet Minimum
- b. Lot Depth: 140 feet Minimum
- c. Front Setback: 25 feet Minimum
- d. Rear Setback: 30 feet Minimum
- e. Side Setback: 7.5 feet Minimum
- f. Outbuilding Setback: 5 Feet Minimum
- g. Building Frontage: N/A
- h. Lot Coverage: 30% Maximum
- i. Porch Width: N/A
- j. Porch Depth: N/A
- k. Fence/Wall Frontage: N/A

- 2. VERTICAL STANDARDS.**

- a. Building Height: Maximum 35 feet
- b. Height at Entry Floor: Maximum 1 foot
- c. Height of Street Wall: N/A
- d. Height of Street Fence: N/A
- e. Height of Side and Rear Fence/Wall: Maximum 6 feet

- 3. BUILDING USE STANDARDS.**

- a. Ground Floor: Residential
- b. Upper Floor(s): Residential
- c. Parking: Residential
- d. Cover Parking: Optional
- e. Alley: N/A
- f. Frontage Type: Front Lawn



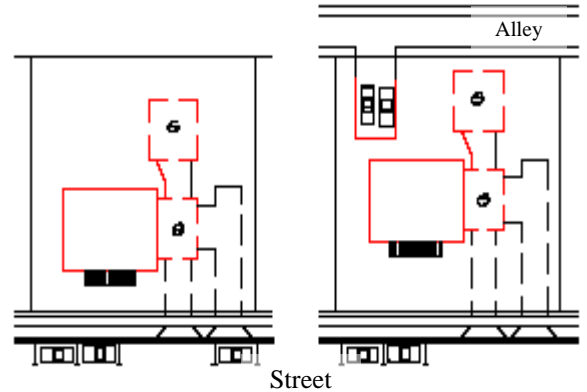
6.5.2. Lot Development Standards

- CITY RESIDENTIAL DISTRICT
- HAMLET RESIDENTIAL DISTRICT

A. Type 4 (City Villa).

1. LOT DEVELOPMENT STANDARDS.

- Lot Width: 75 feet Minimum
- Lot Depth: 140 feet Minimum
- Front Setback: 20 feet Minimum
- Rear Setback: 30 feet Minimum
- Side Setback: 8 feet Minimum
- Outbuilding Setback: 5 Feet Minimum
- Building Frontage: 75% Maximum
- Lot Coverage: 30% Maximum
- Porch Width: 40% Maximum
- Porch Depth: 8 Feet Minimum
- Fence/Wall Frontage: Refer to Fence Standards



2. VERTICAL STANDARDS.

- Building Height: Maximum 35 feet
- Height at Entry Floor: Maximum 1 foot
- Height of Street Wall: Maximum 3 feet
- Height of Street Fence: Maximum 4 feet
- Height of Side and Rear Fence/Wall: Maximum 6 feet

3. BUILDING USE STANDARDS.

- Ground Floor: Residential
- Upper Floor(s): Residential
- Parking: refer to Parking Standards
- Cover Parking: Optional
- Alley: Optional
- Frontage Type: Porch, Fence, Front Lawn, Dooryard, Stoop

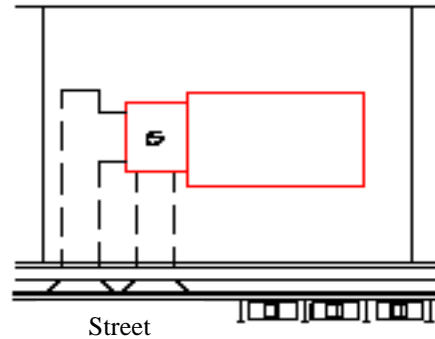
6.5.2. Lot Development Standards

- **COUNTRYSIDE RESIDENTIAL DISTRICT**

A. Type 5 (Large Detached House).

1. LOT DEVELOPMENT STANDARDS.

- Width: 110 feet Minimum
- Depth: 200 feet Minimum
- Front Setback: 30 feet Minimum
- Rear Setback: 30 feet Minimum
- Side Setback: 10 feet Minimum
- Outbuilding Setback: 5 Feet Minimum
- Building Frontage: N/A
- Lot Coverage: 30% Maximum
- Porch Width: N/A
- Porch Depth: N/A
- Fence/Wall Frontage: N/A



2. VERTICAL STANDARDS.

- Building Height: Maximum 35 feet
- Height at Entry Floor: Maximum 1 foot
- Height of Street Wall: N/A
- Height of Street Fence: N/A
- Height of Rear Fence/Wall: Maximum 6 feet

3. BUILDING USE STANDARDS.

- Ground Floor: Residential
- Upper Floor(s): Residential
- Parking: Optional
- Cover Parking: Optional
- Alley: N/A
- Frontage Type: Front Lawn

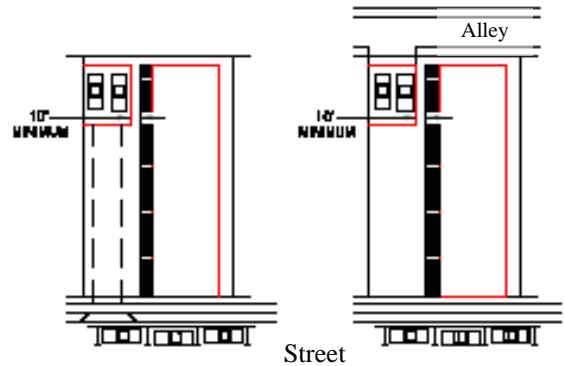
6.5.2. Lot Development Standards

- CITY RESIDENTIAL DISTRICT
- HAMLET RESIDENTIAL DISTRICT

A. Type 6 (Mobile Home Standard ONLY)

1. LOT DEVELOPMENT STANDARDS.

- Lot Width: 50 feet Minimum
- Lot Depth: 140 feet Minimum
- Front Setback: 3 feet Minimum
- Rear Setback: 10 feet Minimum
- Side Setback: 6 feet Minimum, One Side
- Outbuilding Setback: 5 Feet Minimum
- Building Frontage: 70% Maximum
- Lot Coverage: 80% Maximum
- Porch Width: 100% Maximum
- Porch Depth: 10 feet Minimum
- Fence/Wall Frontage: refer to Fence Standards



2. VERTICAL STANDARDS.

- Building Height: Maximum 35 feet
- Height at Entry Floor: Maximum 3 feet
- Height of Street Wall: Maximum 3 feet
- Height of Street Fence: Maximum 4 feet
- Height of Rear Fence/Wall: Maximum 6 feet

3. BUILDING USE STANDARDS.

- Ground Floor: Residential
- Upper Floor(s): Residential
- Parking: refer to Parking Standards
- Cover Parking: Optional
- Alley: Optional
- Frontage Type: Porch, Fence, Stoop

6.5.2. Lot Development Standards

- CITY RESIDENTIAL DISTRICT
- HAMLET RESIDENTIAL DISTRICT

A. Type 7 (Attached House).

1. LOT DEVELOPMENT STANDARDS.

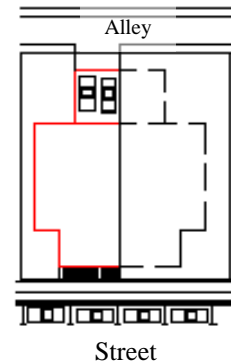
- Lot Width: 40 feet Minimum
- Lot Depth: 140 feet Minimum
- Front Setback: 10 feet Minimum, One Side
- Rear Setback: 30 feet Minimum
- Side Setback: 6 feet Minimum
- Outbuilding Setback: 5 Feet Minimum
- Building Frontage: 85% Maximum
- Lot Coverage: 80% Maximum
- Porch Width: 40% Maximum
- Porch Depth: 6 feet Minimum
- Fence/Wall Frontage: refer to Fence Standards

2. VERTICAL STANDARDS.

- Building Height: Maximum 35 feet
- Height at Entry Floor: Maximum 3 feet
- Height of Street Wall: N/A
- Height of Street Fence: N/A
- Height of Rear Fence/Wall: refer to Fence Standards

3. BUILDING USE STANDARDS.

- Ground Floor: Residential
- Upper Floor(s): Residential
- Parking: refer to Parking Standards
- Cover Parking: Required
- Alley: Required
- Frontage Type: Forecourt, Porch, Fence, Dooryard



6.5.2. Lot Development Standards

- **SUBURBAN RESIDENTIAL DISTRICT**

A. Type 8 (Suburban Attached House).

1. LOT DEVELOPMENT STANDARDS.

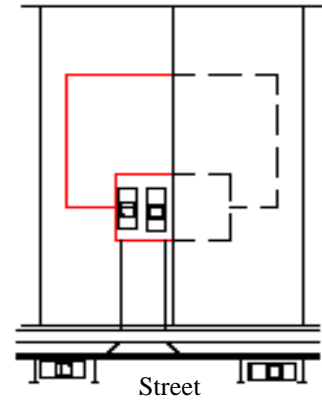
- Lot Width: 50 feet Minimum
- Lot Depth: 140 feet Minimum
- Front Setback: 12 feet Minimum, One Side
- Rear Setback: 30 feet Minimum
- Side Setback: 6 feet Minimum
- Outbuilding Setback: 5 Feet Minimum
- Building Frontage: N/A
- Lot Coverage: 40% Maximum
- Porch Width: N/A
- Porch Depth: 6 feet Minimum
- Fence/Wall Frontage: N/A

2. VERTICAL STANDARDS.

- Building Height: Maximum 35 feet
- Height at Entry Floor: Maximum 1 foot
- Height of Street Wall: N/A
- Height of Street Fence: N/A
- Height of Rear Fence/Wall: N/A

3. BUILDING USE STANDARDS.

- Ground Floor: Residential
- Upper Floor(s): Residential
- Parking: refer to Parking Standards
- Cover Parking: Required
- Alley: N/A
- Frontage Type: Front Lawn



6.5 2. Lot Development Standards

- **SUBURBAN RESIDENTIAL DISTRICT**

A. Type 9 (Suburban Townhouse).

1. LOT DEVELOPMENT STANDARDS.

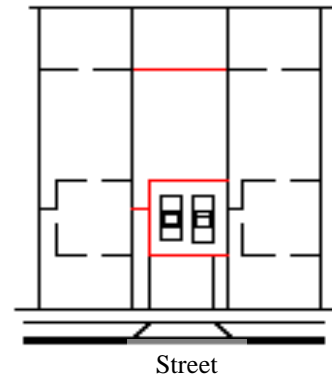
- Lot Width: 26 feet Minimum
- Lot Depth: 140 feet Minimum
- Front Setback: 25 feet Minimum
- Rear Setback: 20 feet Minimum
- Side Setback: 0 feet Minimum
- Outbuilding Setback: N/A
- Building Frontage: 100% Maximum
- Lot Coverage: 80% Maximum
- Porch Width: N/A
- Porch Depth: N/A
- Fence/Wall Frontage: refer to Fence Standards

2. VERTICAL STANDARDS.

- Building Height: Maximum 35 feet
- Height at Entry Floor: -
- Height of Street Wall: N/A
- Height of Street Fence: N/A
- Height of Rear Fence/Wall: refer to Fence Standards

3. BUILDING USE STANDARDS.

- Ground Floor: Residential
- Upper Floor(s): Residential
- Parking: refer to Parking Standards
- Cover Parking: Required
- Alley: N/A
- Frontage Type: Front Lawn



6.5 2. Lot Development Standards

- CITY RESIDENTIAL DISTRICT
- HAMLET RESIDENTIAL DISTRICT

A. Type 10 (Small Townhouse).

1. LOT DEVELOPMENT STANDARDS.

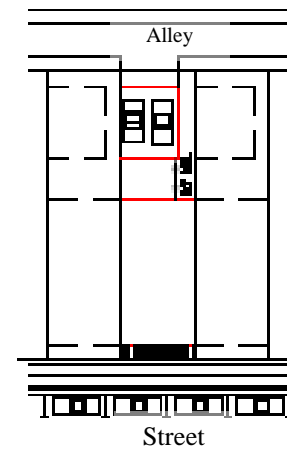
- Lot Width: 26 feet Minimum
- Lot Depth: 140 feet Minimum
- Front Setback: 6 feet Minimum
- Rear Setback: 30 feet Minimum
- Side Setback: 0 feet Minimum
- Outbuilding Setback: N/A
- Building Frontage: 100% Maximum
- Lot Coverage: 80% Maximum
- Porch Width: 30% Maximum
- Porch Depth: 6 feet Minimum
- Fence/Wall Frontage: N/A

2. VERTICAL STANDARDS.

- Building Height: Maximum 35 feet
- Height at Entry Floor: Maximum 3 feet
- Height of Street Wall: N/A
- Height of Street Fence: N/A
- Height of Rear Fence/Wall: Maximum 6 feet

3. BUILDING USE STANDARDS.

- Ground Floor: Residential
- Upper Floor(s): Residential
- Parking: refer to Parking Standards
- Cover Parking: Required
- Alley: Required
- Frontage Type: Forecourt, Porch, Fence, Dooryard, Stoop



6.5 2. Lot Development Standards

- CITY RESIDENTIAL DISTRICT
- HAMLET RESIDENTIAL DISTRICT

A. Type 11 (Large Townhouse).

1. LOT DEVELOPMENT STANDARDS.

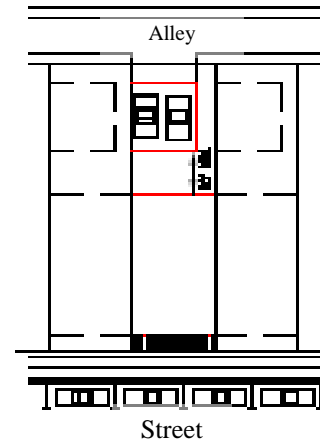
- Lot Width: 32 feet Minimum
- Lot Depth: 140 feet Minimum
- Front Setback: 6 feet Minimum
- Rear Setback: 20 feet Minimum
- Side Setback: 0 feet Minimum
- Outbuilding Setback: N/A
- Building Frontage: 100% Maximum
- Lot Coverage: 80% Maximum
- Porch Width: 30% Maximum
- Porch Depth: 6 feet Minimum
- Fence/Wall Frontage: N/A

2. VERTICAL STANDARDS.

- Building Height: Maximum 35 feet
- Height at Entry Floor: Maximum 3 feet
- Height of Street Wall: N/A
- Height of Street Fence: N/A
- Height of Rear Fence/Wall: Maximum 6 feet

3. BUILDING USE STANDARDS.

- Ground Floor: Residential
- Upper Floor(s): Residential
- Parking: refer to Parking Standards
- Cover Parking: Required
- Alley: Required
- Frontage Type: Forecourt, Porch, Fence, Dooryard, Stoop



6.5. 2. Lot Development Standards

- CITY RESIDENTIAL DISTRICT
- HAMLET RESIDENTIAL DISTRICT

A. Type 12 (Apartment House).

1. LOT DEVELOPMENT STANDARDS.

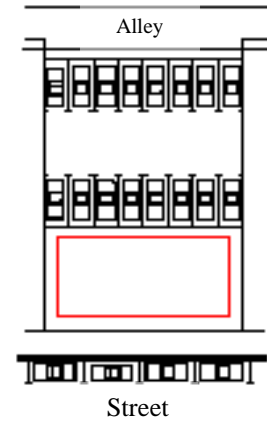
- Lot Width: 75 feet Minimum 125 feet Maximum
- Lot Depth: 140 feet Minimum
- Front Setback: 8 feet Minimum
- Rear Setback: 60 feet Minimum
- Side Setback: 10 feet Minimum
- Outbuilding Setback: N/A
- Building Frontage: N/A
- Lot Coverage: 80% Maximum
- Porch Width: N/A
- Porch Depth: N/A
- Fence/Wall Frontage: N/A

2. VERTICAL STANDARDS.

- Building Height: Maximum 35 feet
- Height at Entry Floor: Maximum 3 feet
- Height of Street Wall: N/A
- Height of Street Fence: N/A
- Height of Rear Fence/Wall: Maximum 6 feet

3. BUILDING USE STANDARDS.

- Ground Floor: Residential
- Upper Floor(s): Residential
- Parking: refer to Parking Standards
- Cover Parking: Optional
- Alley: Required
- Frontage Type: Forecourt, Dooryard



6.5.2. Lot Development Standards

- CITY RESIDENTIAL DISTRICT
- HAMLET RESIDENTIAL DISTRICT

A. Type 13 (Courtyard Apartment Building).

1. LOT DEVELOPMENT STANDARDS.

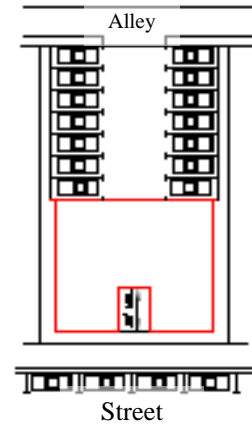
- Lot Width: 125 feet Minimum, 175 feet Maximum
- Lot Depth: 140 feet Minimum
- Front Setback: 8 feet Minimum
- Rear Setback: 60 feet Minimum
- Side Setback: 10 feet Minimum
- Outbuilding Setback: N/A
- Building Frontage: N/A
- Lot Coverage: 80% Maximum
- Porch Width: N/A
- Porch Depth: N/A
- Fence/Wall Frontage: N/A

2. VERTICAL STANDARDS.

- Building Height: Maximum 35 feet
- Height at Entry Floor: Maximum 3 feet
- Height of Street Wall: N/A
- Height of Street Fence: N/A
- Height of Rear Fence/Wall: Maximum 6 feet

3. BUILDING USE STANDARDS.

- Ground Floor: Residential
- Upper Floor(s): Residential
- Parking: refer to Parking Standards
- Cover Parking: Optional
- Alley: Required
- Frontage Type: Forecourt, Dooryard



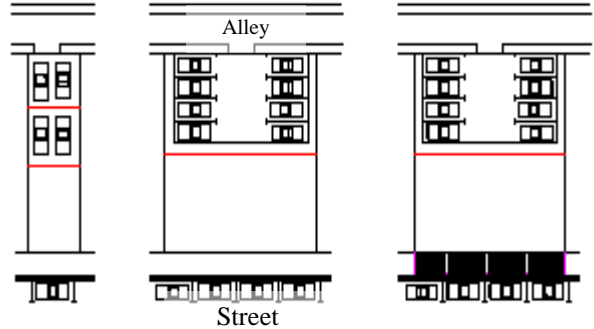
6.5.2. Lot Development Standards

- CITY COMMERCIAL DISTRICT
- HAMLET COMMERCIAL DISTRICT
- CENTRAL BUSINESS & CIVIC DISTRICT

B. Type 1 (Commercial Shop).

1. LOT DEVELOPMENT STANDARDS.

- Lot Width: 150 feet Maximum
- Lot Depth: 140 feet Minimum
- Front Setback: 0 feet Minimum
- Rear Setback: 20 feet Minimum
- Side Setback: 0 feet Minimum, 10 feet if Residential is Adjacent
- Outbuilding Setback: N/A
- Building Frontage: 90% Maximum
- Lot Coverage: 90% Maximum
- Porch Width: N/A
- Porch Depth: N/A
- Fence/Wall Frontage: N/A



2. VERTICAL STANDARDS.

- Building Height: Maximum 35 feet
- Height at Entry Floor: Maximum 1 foot
- Height of Street Wall: N/A
- Height of Street Fence: N/A
- Height of Rear Fence/Wall: Maximum 6 feet

3. BUILDING USE STANDARDS.

- Ground Floor: Retail/Office
- Upper Floor(s): Residential, Office
- Parking: refer to Parking Standards
- Cover Parking: Optional
- Alley: Required
- Frontage Type: Arcade, Shop Front

6.5.2. Lot Development Standards

- CITY COMMERCIAL DISTRICT
- HAMLET COMMERCIAL DISTRICT
- CENTRAL BUSINESS & CIVIC DISTRICT

B. Type 2 (Small Office).

1. LOT DEVELOPMENT STANDARDS.

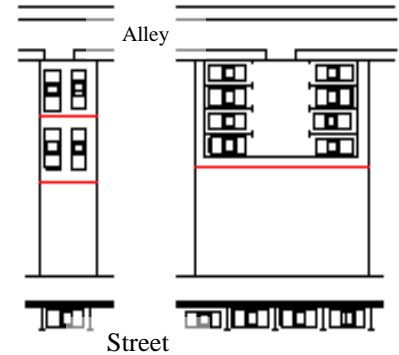
- Lot Width: 25 feet Minimum, 100 feet Maximum
- Lot Depth: 140 feet Minimum
- Front Setback: 0 feet Minimum
- Rear Setback: 20 feet Minimum
- Side Setback: 0 feet Minimum, 10 feet if Residential is Adjacent
- Outbuilding Setback: N/A
- Building Frontage: 90% Maximum
- Lot Coverage: 90% Maximum
- Porch Width: N/A
- Porch Depth: N/A
- Fence/Wall Frontage: N/A

2. VERTICAL STANDARDS.

- Building Height: Maximum 35 feet
- Height at Entry Floor: Maximum 1 foot
- Height of Street Wall: N/A
- Height of Street Fence: N/A
- Height of Rear Fence/Wall: Maximum 6 feet

3. BUILDING USE STANDARDS.

- Ground Floor: Retail/Office
- Upper Floor(s): Residential, Office
- Parking: refer to Parking Standards
- Cover Parking: Optional
- Alley: Required
- Frontage Type: Arcade, Shop Front



6.5.2. Lot Development Standards

- CITY COMMERCIAL DISTRICT
- HAMLET COMMERCIAL DISTRICT

B. Type 3 (Large Office).

1. LOT DEVELOPMENT STANDARDS.

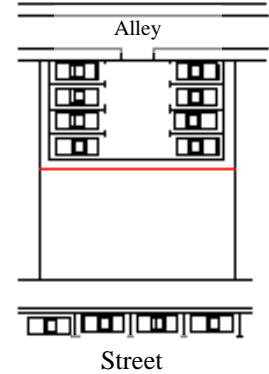
- Lot Width: 100 feet Minimum, 250 feet Maximum
- Lot Depth: 140 feet Minimum
- Front Setback: 0 feet Minimum
- Rear Setback: 20 feet Minimum
- Side Setback: 0 feet Minimum, 10 feet if Residential is Adjacent
- Outbuilding Setback: N/A
- Building Frontage: 90% Maximum
- Lot Coverage: 90% Maximum
- Porch Width: N/A
- Porch Depth: N/A
- Fence/Wall Frontage: N/A

2. VERTICAL STANDARDS.

- Building Height: Maximum 35 feet
- Height at Entry Floor: Maximum 1 foot
- Height of Street Wall: N/A
- Height of Street Fence: N/A
- Height of Rear Fence/Wall: Maximum 6 feet

3. BUILDING USE STANDARDS.

- Ground Floor: Retail/Office
- Upper Floor(s): Residential, Office
- Parking: refer to Parking Standards
- Cover Parking: Optional
- Alley: Required
- Frontage Type: Shop Front



6.5.2. Lot Development Standards

- **SUBURBAN COMMERCIAL DISTRICT**

B. Type 4 (Suburban Commercial or Office District).

1. LOT DEVELOPMENT STANDARDS.

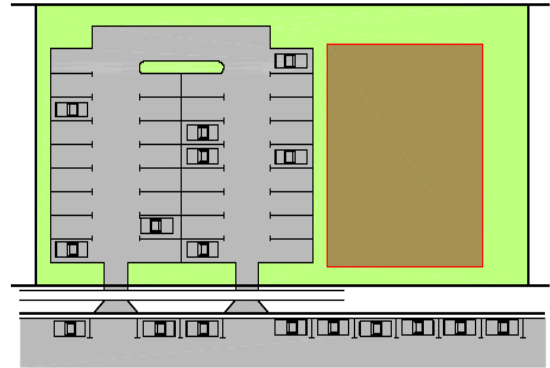
- a. Lot Width: 128 feet Minimum
- b. Lot Depth: 150 feet Minimum
- c. Front Setback: 15 feet Minimum
- d. Rear Setback: 20 feet Minimum
- e. Side Setback: 15 feet Minimum
- f. Outbuilding Setback: N/A
- g. Building Frontage: 50% Maximum
- h. Lot Coverage: 70% Maximum
- i. Porch Width: N/A
- j. Porch Depth: N/A
- k. Fence/Wall Frontage: N/A

2. VERTICAL STANDARDS.

- a. Building Height: Maximum 35 feet
- b. Height at Entry Floor: Maximum 1 foot
- c. Height of Street Wall: refer to Fence Standards
- d. Height of Street Fence: refer to Fence Standards
- e. Height of Rear Fence/Wall: refer to Fence Standard

3. BUILDING USE STANDARDS.

- a. Ground Floor: Office
- b. Upper Floor(s): Office
- c. Parking: refer to Parking Standards
- d. Cover Parking: Optional
- e. Alley: N/A
- f. Frontage Type: Front Lawn



Street

6.5.2. Lot Development Standards

- **CITY INDUSTRIAL DISTRICT**

C. Type 1 (Workshop).

1. LOT DEVELOPMENT STANDARDS.

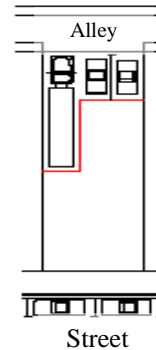
- Lot Width: 32 feet Minimum, 72 feet Maximum
- Lot Depth: 190 feet Minimum
- Front Setback: 0 feet Minimum
- Rear Setback: 10 feet Minimum
- Side Setback: 0 feet Min., 15 ft. Adjacent Residential/Office/Commercial
- Outbuilding Setback: N/A
- Building Frontage: 90% Maximum
- Lot Coverage: 90% Maximum
- Porch Width: N/A
- Porch Depth: N/A
- Fence/Wall Frontage: N/A

2. VERTICAL STANDARDS.

- Building Height: Maximum 35 feet
- Height at Entry Floor: Maximum 1 foot
- Height of Street Wall: N/A
- Height of Street Fence: N/A
- Height of Rear Fence/Wall: 6 feet Maximum

3. BUILDING USE STANDARDS.

- Ground Floor: Office/Industrial, Office must be toward street side of Bldg.
- Upper Floor(s): Office, Industrial
- Parking: refer to Parking Standards
- Cover Parking: Optional
- Alley: Required
- Frontage Type: Shop Front, Dooryard



6.5.2. Lot Development Standards

- **CITY INDUSTRIAL DISTRICT**

C. Type 2 (Workshop).

1. LOT DEVELOPMENT STANDARDS.

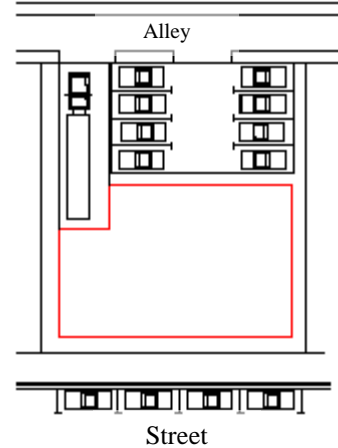
- Lot Width: 32 feet Minimum, 72 feet Maximum
- Lot Depth: 190 feet Minimum
- Front Setback: 0 feet Minimum
- Rear Setback: 10 feet Minimum
- Side Setback: 12 feet Minimum
- Outbuilding Setback: N/A
- Building Frontage: 90% Maximum
- Lot Coverage: 90% Maximum
- Porch Width: N/A
- Porch Depth: N/A
- Fence/Wall Frontage: N/A

2. VERTICAL STANDARDS.

- Building Height: Maximum 35 feet
- Height at Entry Floor: Maximum 1 foot
- Height of Street Wall: N/A
- Height of Street Fence: N/A
- Height of Rear Fence/Wall: 6 feet Maximum

3. BUILDING USE STANDARDS.

- Ground Floor: Office/Industrial, Office must be toward street side of Bldg.
- Upper Floor(s): Office, Industrial
- Parking: refer to Parking Standards
- Cover Parking: Optional
- Alley: Required
- Frontage Type: Shop Front, Dooryard



6.5.2. Lot Development Standards

- CITY INDUSTRIAL DISTRICT
- HAMLET INDUSTRIAL DISTRICT
- SUBURBAN INDUSTRIAL DISTRICT

C. Type 3 (Industrial Building).

1. LOT DEVELOPMENT STANDARDS.

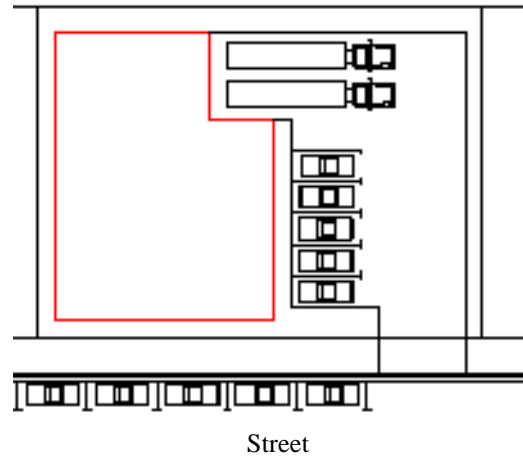
- Lot Width: 72 feet Minimum
- Lot Depth: 140 feet Minimum
- Front Setback: 10 feet Minimum
- Rear Setback: 20 feet Minimum
- Side Setback: 12 feet Minimum
- Outbuilding Setback: N/A
- Building Frontage: 90% Maximum
- Lot Coverage: 90% Maximum
- Porch Width: N/A
- Porch Depth: N/A
- Fence/Wall Frontage: N/A

2. VERTICAL STANDARDS.

- Building Height: Maximum 40 feet
- Height at Entry Floor: Maximum 1 foot
- Height of Street Wall: N/A
- Height of Street Fence: N/A
- Height of Rear Fence/Wall: 6 feet Maximum

3. BUILDING USE STANDARDS.

- Ground Floor: Office, Industrial
- Upper Floor(s): Office, Industrial
- Parking: refer to Parking Standards
- Cover Parking: Optional
- Alley: Optional
- Frontage Type: Dooryard, Front Yard



6.5.2. Lot Development Standards

- CITY INDUSTRIAL DISTRICT
- HAMLET INDUSTRIAL DISTRICT

C. Type 4 (Industrial Building).

1. LOT DEVELOPMENT STANDARDS.

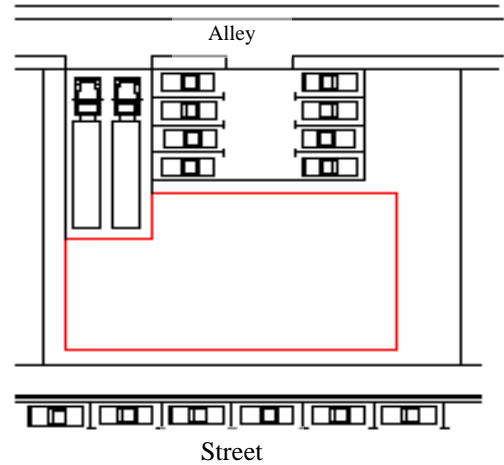
- Lot Width: 72 feet Minimum
- Lot Depth: 140 feet Minimum
- Front Setback: 10 feet Minimum
- Rear Setback: 20 feet Minimum
- Side Setback: 12 feet Minimum
- Outbuilding Setback: N/A
- Building Frontage: 90% Maximum
- Lot Coverage: 90% Maximum
- Porch Width: N/A
- Porch Depth: N/A
- Fence/Wall Frontage: N/A

2. VERTICAL STANDARDS.

- Building Height: Maximum 40 feet
- Height at Entry Floor: Maximum 1 foot
- Height of Street Wall: N/A
- Height of Street Fence: N/A
- Height of Rear Fence/Wall: 6 feet Maximum

3. BUILDING USE STANDARDS.

- Ground Floor: Office/Industrial, Office must be toward street side of Bldg.
- Upper Floor(s): Office, Industrial
- Parking: refer to Parking Standards
- Cover Parking: Optional
- Alley: Optional
- Frontage Type: Dooryard, Front Yard



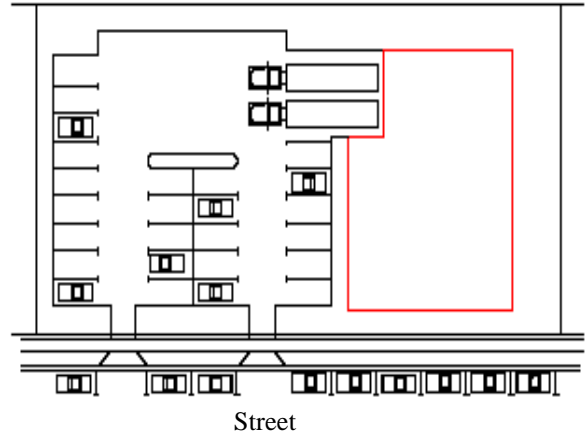
6.5.2. Lot Development Standards

- **SUBURBAN INDUSTRIAL DISTRICT**

C. Type 5 (Suburban Office).

1. LOT DEVELOPMENT STANDARDS.

- Lot Width: 100 feet Minimum
- Lot Depth: 200 feet Minimum
- Front Setback: 20 feet Minimum
- Rear Setback: 20 feet Minimum
- Side Setback: 15 feet Minimum
- Outbuilding Setback: 5 feet Minimum
- Building Frontage: 90% Maximum
- Lot Coverage: 90% Maximum
- Porch Width: N/A
- Porch Depth: N/A
- Fence/Wall Frontage: N/A



2. VERTICAL STANDARDS.

- Building Height: Maximum 50 feet
- Height at Entry Floor: Maximum 1 foot
- Height of Street Wall: N/A
- Height of Street Fence: N/A
- Height of Rear Fence/Wall: 6 feet Maximum

3. BUILDING USE STANDARDS.

- Ground Floor: Office/Industrial, Office must be toward street side of Bldg.
- Upper Floor(s): Office, Industrial
- Parking: refer to Parking Standards
- Cover Parking: Optional
- Alley: Optional
- Frontage Type: Front Lawn