

District	Minimum Lot Size (See Article VI)			Minimum Yards (feet) (see Article VIII)			Maximum Average Height of Principal Buildings (stories/feet) (see §240-56)	Maximum Average Height Of Accessory Buildings (feet) (see Article VI)	Minimum Floor Area of first floor (Square feet) (see Article VI)	Maximum Lot Coverage (percentage)	Maximum Floor Area
	Lot area	Frontage	Lot	Front	Side	Rear					
		And Lot	Depth								
		Width (Feet)	Depth (Feet)								
R-50	50,000	150	150	50	35, but not less than total of 70 for both side yards	50	2.5/35 ¹	15 ²	1 story: 2,100 1.5 stories: 1,800 2.5 stories: 1,500	35%	See §240-59.1
R-30	30,000	125	150	50	20, but not less than total of 50 for both Side yards	50	2.5/35 ¹	15 ²	1 story: 2,100 1.5 stories: 1,800 2.5 stories: 1,500	35%	See §240-59.1
R-20	20,000	100	125	40	15, but not less than total of 40 for both Side yards	40	2.5/35 ¹	15 ²	1 story: 1,900 1.5 stories: 1,700 2.5 stories: 1,400	35%	See §240-59.1
R-15	15,000	100	100	40	10, but not less than total of 30 for both Side yards	25	2.5/35 ¹	15 ²	1 story: 1,600 1.5 stories: 1,300 2.5 stories: 1,000	35%	See §240-59.1
R-10	10,000	85	100	30	10, but not less than total of 30 for both Side yards	25	2.5/35 ¹	15 ²	1 story: 1,400 1.5 stories: 1,100 2.5 stories: 900	35%	See §240-59.1
R-7.5	7,500	75	100	30	10, but not less than total of 20 for both Side yards	25	2.5/35 ¹	15 ²	1 story: 1,200 1.5 stories: 1,000 2.5 stories: 800	35%	See §240-59.1
R-6	6,000	60	100	30	8, but not less than total of 18 for both Side yards	25	2.5/35 ¹	15 ²	1 story: 1,000 1.5 stories: 800 2.5 stories: 700	35%	See §240-59.1
R-2F	5,000	50	100	30	8, but not less than total of 18 for both Side yards	25	2.5/35 ¹	15 ²	1 story: 1,000 1.5 stories: 800 2.5 stories: 700	35%	See §240-59.1

1. Exceptions under §240-56, Height exceptions.

2. In the rear 1/3 for the lot one story permitted within 5' of the rear and side lot lines