

4.30 Dimensional regulations

4.31 Standards for residence districts

Minimum Dimensions	AAA	AA	AA*	A	B****	C****	WM
Lot area – square feet	88,000	44,000**	30,000	15,000	40,000	44,000	88,000
Lot frontage – feet	200	175	150	100	250	100	200
Lot depth – feet	250	200	175	120	150	150	250
Front yard – feet	50	40	50	25	50	15	50
Side yard – feet							
Main building	30	20	20	20	30	10	30
Accessory building ** (Effective 11/15/03)	30	20	20	12	30	10	30
Parking area	10	5	5	2	5	5	10
Rear yard – Feet							
Main building	50	35	35	35	50	25	50
Accessory building ** (Effective 11/15/03)	50	35	35	35	50	25	50
Parking area	10	5	5	2	5	5	10
Maximum height							
Main building – stories	2½	2½	2½	2½	2½	3	2½
Main building – feet	30	30	30	30	35	35	30
Accessory building – stories** (Effective 11/15/03)	30	30	30	30	35	35	30
Lot area/dwelling unit							
Square feet	88,000	30,000	30,000	15,000	11,000	7,330	88,000
Lot coverage – all buildings							
Percentage	10	15	20	20	20	20	10

* Denotes AA District within the former Borough of Stafford Springs

** Effective 11/15/03 Accessory buildings attached to the main building or in excess of fifteen (15) feet in height shall observe requirements for a main building.

Detached accessory buildings fifteen (15) feet or less in height shall comply with Section 3.11.

*** Minimum of 30,000 square feet needed per unit for 2-family dwelling

**** Multi-family dwellings shall not exceed four (4) units/acre in Zone B and six (6) units/acre in Zone C.