

**ARTICLE VII**

**TABLE OF DIMENSIONAL VALUES**

**Revision 02/24/2006**

ZONING DISTRICT	MINIMUM LOT SIZE (See Notes 1, 5 & 6)			MINIMUM FRONTAGE (feet) (See Note #3)	MINIMUM LOT SETBACKS (ft) (SEE NOTE 2 & 8 )			MAXIMUM LOT COVERAGE (See Note #4)	MAXIMUM STRUCTURE (HEIGHT) (See Note #9)	MAXIMUM RESIDENTIAL DENSITY
	W/SEWER	W/O SEWER (See Note #1)	BACKLAND (See Note #7)		FRONT	REAR	SIDE			Dwelling Units Per Lot
MU	20,000 sq ft	1 Acre	2 Acres	100/200	20	20	20	50%	35 ft	2
VR	15,000 sq ft	30,000 sf	60,000 sf	100	20	20	20	60%	35 ft	2 see note 10
MR	1 Acre	2 Acres	2 Acres	100/200	20	20	20	50%	35 ft	1
RA	3 Acres	3 Acres	6 Acres	250	40	40	40	40%	60 ft	1
DN	n/a	30,000 sf	60,000 sf	0	n/a	n/a	n/a	100%	50 ft	4
RG	1 Acre	1 Acre	2 Acres	0	30	20	50	75%	50 ft	NO RESIDENTIAL PERMITTED
RC	1 Acre	1 Acre	2 Acres	150	30	20	20	60%	40 ft	1
GC	20,000 sq ft	1 Acre	2 Acres	100/200	30	20	20	75%	40 ft	NO RESIDENTIAL PERMITTED
IN	1 Acre	2 Acres	4 Acres	0	30	20	20	75%	50 ft	NO RESIDENTIAL PERMITTED

MU MIXED USE

MU II MIXED USE II

VR VILLAGE RESIDENTIAL

MR MEDIUM RESIDENTIAL

RA RURAL AGRICULTURAL

DN DOWNTOWN

RG REGIONAL COMM

RC RESORT COMMERCIAL

GC GENERAL COMMERCIAL

IN INDUSTRIAL

- (1) Or as required by NHWSPCC, whichever is the larger.
- (2) Accessory buildings may not occupy more than ten percent (10%) of the area required for the side or rear setbacks, and are not permitted in front setbacks.
- (3) 100 ft of frontage with municipal sewer,; 200 ft of frontage without municipal sewer.
- (4) Lot coverage includes building footprint, pavements, and parking areas.
- (5) No part of a wetland may be considered as part of the minimum size requirement of any lot.
- (6) NH State Shoreland Protection Act shall govern waterfront properties.
- (7) A backland lot used for a residential purpose shall have a minimum of 50 foot of road frontage or have an easement of similar width such that each backland has private access to a class V (five) or better road. No two easements shall be closer together than the minimum frontage required for a standard lot as per the above Table of Dimensional Values. In a subdivision, the width of an easement or access shall not be a part of the minimum frontage required for any individual lot. No more than two (2) backland lots can be accessed through any one (1) easement.
- (8) No storage of manure or odor/dust producing substance shall be permitted within 100 feet of an abutting lot line.
- (9) EXCEPTION: Telecommunications Towers.
- (10) Zoning Article #5 tied 203 to 203 and passed 206 to 203 at re-count held March 23, 2006.

**APPENDIX C**