

**TABLE OF REQUIREMENTS FOR:
HEIGHT AND AREA, & FRONT, SIDE AND REAR YARDS
AS OF MARCH , 2003**

District	Maximum Height	Minimum Lot Area Per Structure	Minimum Lot Width/Frontage	Maximum Buildable Area
Agriculture	(Deleted)			
Rur. Residence	2 ½ stories 35 Feet	60,000 40,000 30,000	150 150 150	25% 25% 25%
Other Uses		60,000	150	
	MINIMUM SETBACK	40 Feet		
	MINIMUM SIDEYARD	20 Feet		
	MINIMUM REARYARD	50 Feet		
Res. A	2 ½ stories 35 Feet	40,000 30,000 20,000	125 125 125	25% 25% 25%
Other Uses		40,000	125	
	MINIMUM SETBACK	35 Feet		
	MINIMUM SIDEYARDS	15 Feet		
	MINIMUM REARYARDS	30 Feet		
Res. B	2 ½ stories 35 Feet			
1 st . Dwelling Unit		10,000	100	25%
Each additional dwelling unit		5,000	100	25%
Other Uses		10,000	100	
	MINIMUM SETBACK	30 Feet		
	MINIMUM SIDEYARDS	15 Feet		
	MINIMUM REARYARD	30 Feet		
Res. C	2 ½ stories 35 Feet			
Single Family		10,000	75	25%
Two Family		15,000	100	25%
Multi-Family		10,000 plus TB-1	80	25%

- for each dwelling unit				
- 1 bedroom		1,500	100	25%
- 2 or more bedrooms		2,000	100	25%
- elderly units		1,000	80	25%
Other Uses		10,000		

Industrial A	60 feet	1 Acre	150	50%
	MINIMUM SETBACK	20 Feet		
	MINIMUM SIDEYARD	15 Feet		
	MINIMUM REARYARD	25 Feet		

Industrial Park	60 feet	2 Acres	100	40%
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For Front, Side and Rearyard requirements see Sec. 1403-1404

*******SIZE OF LOT DEPENDS UPON SERVICES AVAILABLE**

NOTE: This is only a summary, for official and complete requirements see the full City of Westfield Zoning Ordinance.