

Table B.3.2  
Nonresidential Districts General Dimensional Requirements <sup>1,2</sup>

Zoning District	Minimum Zoning Lot		Minimum Contiguous Site Area (ac)	Minimum Setbacks <sup>5</sup>				Maximum Impervious Surface Cover (%)	Maximum Height (ft)
	Area (sf)	Width (ft)		Front (ft)	Rear (ft)	Side			
						Interior Side (ft)	Street (ft)		
NO	6,000	65	--	20	25	7	20	60	40
LO	10,000	100	--	20	20	5	20	75	40
CPO	--	250 <sup>4</sup>	10	60	40	40	40	80	60/unlimited <sup>3</sup>
GO	10,000	75	--	20	--	--	20	80 <sup>5</sup>	60/unlimited <sup>3</sup>
NB	6,000	65	--	10	25	7	20	60	40
PB	--	--	--	--	--	0.5/12 <sup>6</sup>	--	--	60
LB	10,000	100	--	20	5	0.5/12 <sup>6</sup>	20	75	40
NSB	--	250 <sup>4</sup>	4	40	40	40	20	75	40
HB	20,000	100	--	40	20	0.5/12 <sup>6</sup>	20	85	60
GB	10,000	75	--	20	--	--	20	--	60/unlimited <sup>3</sup>
CB	--	--	--	--	--	--	--	--	--
MRB-S <sup>9</sup>	--	--	10	40	20	0.5/12 <sup>6</sup>	20	85	60
LI	10,000	100	--	20	20	0.5/12 <sup>6</sup>	20	90	70/unlimited <sup>3</sup>
CPI	--	150 <sup>4</sup>	30	40	20	20	20	70	70
GI	43,560	150	5	40	20	0.5/12 <sup>6</sup>	20	--	70/unlimited <sup>3</sup>
CI	--	--	--	--	--	--	--	--	--
IP	10,000	65	--	25	10	5	20	60	60
C	20,000	100	20	20	20	20	20	70 <sup>7</sup>	40/75 or 60/unlimited <sup>3</sup>
MU-S	5,000	30	30	10	--	--	10	--	60/unlimited <sup>3</sup>

1. These dimensional requirements are subject to additional provisions in Section B.3-1.2; Section B.2-5; Section B.2-1; Section B.3-4; Section B.3-5; and Section B.3-8.
2. Larger lot width, depth, or area may be required by the Public Health Department for the installation of septic systems.
3. Certain districts have an option for height (e.g., 60/unlimited). The first number indicates the maximum height allowed at the minimum setback required adjacent to property zoned RS, RM (except RM-U), YR, AG, or H. Heights may be increased according to the provisions of Sections B.3-1.2(D) and (E). Height limits for the C District vary per Growth Management Areas; see Section B.2-1.5(B)(2).
4. Minimum area and width requirements may be reduced for the CPO, NSB, and CPI Districts under the respective subsections of Section B.2-1.
5. The eighty percent (80%) limit applies only in Growth Management Area 3, per Section B.2-1.3(D).
6. Side yards are not required, however any side yard provided adjacent to an interior lot line shall be not less than twelve (12) feet in width. A space less than six (6) inches in width between an interior lot line and a building wall shall not be regarded as a side yard.
7. The seventy percent (70%) limit does not apply to Growth Management Areas 1 and 2, per Section B.2-1.5(B)(2).
8. Whenever a lot in a nonresidential district other than the NB or NO Districts shares a common boundary line with a lot in a residential district (except RM-U), YR, AG, or H District with no intervening street or highway, the lot in the nonresidential district shall have a required setback along the shared boundary line of not less than forty (40) feet or shall have the required setback for the nonresidential district, whichever is greater.
9. **(W)** Section B.3-12.1 shall apply to all development done within the MRB-S District and shall be reflected in the site plan required as part of the rezoning application.