EXHIBIT B

Section 20 – Summary of Uses & Bulk Regulations for Residential Districts

TABLE 1. SUMMARY SCHEDULE OF PERMITTED USES IN RESIDENCE DISTRICTS

Note— This summary schedule is for convenience in use of the ordinance. In case of conflict, the District Regulations shall prevail.

Key: R: As-of-Right SP: Special Permit SE: Special Exception X: Not Permitted

		Zonin	ng Distri	ct					
Use Category		RS-1	RS-2	RS-	RM-	RM-	RH-	RH-	RO
D '1 ('17T	0 A : 1, 1			3	1	2	1	2	
Residential, Tempo	orary & Agricultural:		T		1		1	1	
	Single-family detached dwellings	R	R	R	R	R	R	R	R
	Other single-family dwellings	X	X	R	R	R	R	R	R
	Two-family and multi-family dwellings	X	X	R	R	R	R	R	R
	Limited conversion of dwellings by variance	see	text	X	X	X	X	X	X
	Residential accessory buildings structures and uses	R	R	R	R	R	R	R	R
	Zero lot line developments	X	X	X	X	X	X	R	X
	Rooming, boarding and lodging houses	X	X	X	X	X	X	R	X
	Automobile trailer camps	X	X	X	X	X	X	SE	X
	Temporary uses and structures	SE	SE	SE	SE	SE	SE	SE	SE
	Live-work loft conversions (§ 18A)	SP	SP	SP	SP	SP	SP	SP	SP
	Agriculture	X	R	R	R	R	X	R	R
Parking & Rights-o	of-Way:								
	Accessory parking for permitted uses on separate lots: non-residential	SE	SE	SE	SE	SE	SE	SE	SE
	Accessory parking on separate lots: residential	X	X	SE	SE	SE	SE	SE	SE
	Transition parking	X	X	X	SE	SE	X	SE	SE
	Railroads and other rights-of-way	X	SE	SE	SE	SE	X	SE	SE
Government & Ins	stitutional:								
	Parks, playgrounds	R	R	R	R	R	R	R	R

	Reservoirs, Dams, Public utility substations and pumping stations, Telephone exchanges, Police and Fire stations, Post offices	R	R	R	R	R	R	R	R
	Charitable and philanthropic organizations	X	X	X	X	X	X	R	X
	Non-profit recreation facilities, community centers, clubs	X	SE	SE	SE	SE	X	SE	SE
	Non-profit cultural activities	X	R	R	R	R	X	R	R
	Other non-profit social organizations	X	X	X	X	X	X	SE	X
	Antenna or wireless site, subject to § 49, standards	SP							
	Custodial care facilities, with six or less residents, (See section 19)	X	X	X	SE	SE	X	X	X
Medical & Religious:									
	Convalescent homes, rest homes, nursing homes, sanitariums, homes for the aged and handicapped, orphanages	X	X	R	SE	SE	X	SE	SE
	General and special hospitals	X	R	R	R	R	X	R	R
	Limited expansion of religious uses	SE	X	X	X	X	SE	X	X
	Religious institutions	X	R	R	R	R	X	R	R
Educational, Fraternitie	es & Sororities:								
Eddeddonai, Fraterindo	Elementary and secondary schools	X	R	R	R	R	X	R	R
	Colleges and universities	X	R	R	R	R	X	R	R
	Fraternities & sororities on land owned by an educational institution	X	X	X	SE	SE	X	SE	SE
	Fraternities & sororities not on land owned by an educational institution	X	X	X	X	X	X	SE	X
	Limited expansion of educational uses	SE	X	X	X	X	SE	X	X
Daycare:									
	Family daycare home	R	R	R	R	R	R	R	R
	Group daycare home	R	R	R	R	R	R	R	R
	Child daycare center	R	R	R	R	R	R	R	R

Retail & Office:									
	Convenience goods & services See Section 31 Standards)	X	X	X	R	R	X	R	R
	customary home occupations and rofessional home offices	X	X	R	R	R	X	R	R
R	etail (15% of floor area)	X	X	X	X	X	X	R	X
	rofessional offices (15% of floor rea) 2	X	X	X	X	X	X	R	X
	rofessional, Government and ervice offices (no floor area limit)	X	X	X	X	X	X	X	R

Section 20 – Summary of Uses & Bulk Regulations for Residential Districts

RESIDENTIAL DISTRICTS:

TABLE 2. SUMMARY OF DENSITY, BULK, PARKING AND LOADING REGULATIONS

Note— This Summary Schedule is for convenience in use of the ordinance. In case of conflict, the District Regulations shall prevail. Terms in boldface italics are defined in Section 1 of this Ordinance.

		Residential Districts								
MINIMUM STANDARDS		RS1	RS2	RS3	RM1	RM2	RH1	RH2	RO	
Lot Area (Square Feet)		4000	4000	4000	4000	4000	7500 ⁷	5400	7500	
Lot Area per Dwelling Unit	1 Standard	4000	4000	4000	3500	2000	NA	NA	NA	
(Square Feet)	Efficiency	NA	NA	3000	2500	1400	NA	NA	NA	
	Elderly	NA	NA	2250	1750	1000	NA	NA	NA	
Yards (In Feet)	Front	25	25	20	20	17	25	5	25	
	Rear	25	25	15	25	2	25	10	25	
	Side	8,12	8,12	6	8,12	8,10	10,10 7	0	10	
	2 Corner	8	8	6	8	8	10	0	10	
Usable Open Spa Dwelling Unit (S		X	X	X	X	X	125	125	125	
Elderly Housing	Units						100	100	100	
Average Lot Wick Feet) 3	Average Lot Width (In		50	50	50	50	60	40	60	
MAXIMUM STANDARDS										
Total Building Coverage (%)		30	30	50	30	30	25 4	50 4	25 4	
		All bu	iildings		1	1	Principal			

1	•		i		i						
								Building	Buildings		
Building height, Lesser of:	3	3		3		3	4	No Direct Limit			
Number of Stories			<u></u>								
Average Height (In Feet)	35	35		40		35	45	No Dire	No Direct Limit		
Floor Area Ratio (FAR)	NA	NA	NA		NA		NA	.5-1.7	2	.5-1.7	
PARKING AND											
LOADING											
Per Dwelling	NA	NA	NA		1/2		1/2	1/2	1/3	1/2	
Unit: Elderly											
Standard	See note	5. below				1	1	1	0.75		1
For Public Housing	NA	NA	NA		NA		NA	NA	1/2	NA	
Authority Lots											
For Commercial or		,									
Industrial Use:											
General Office, Per 600	NA	NA	NA		NA		NA	1	0		1
N.S.F.											
6 Retail, Per 200 N.S.F.	NA	NA	NA		NA		NA	1	0	NA	
Sales/Service Area											
Per Medical Practitioner	NA	NA	NA		NA		NA	NA	0		3
Other Uses	NA	See § 31 and non-residential uses listed in Section of the relevant									
		<u>zone</u>									
Commercial or Industrial	See § 45(a)(1)(b) Ordinance Text - Depends On Whether Use Is Concerned										
Use Loading	With Har	ndling Of (<u>Goods</u>	<u>:</u>							