

ZONING REGULATIONS SUMMARY, 2020

| | Minimum Lot Area ¹ (Square Feet) | Minimum Lot Width (Feet) | Maximum Lot Coverage | Minimum Net Residential Area per Dwelling Unit (square feet) | Minimum Setbacks | | | Coastal Wetland Setback (feet) | Minimum Open Space | Maximum Building Height (feet) |
|---|--|-----------------------------|-------------------------|---|------------------|----------------|----------------|---|-----------------------|--------------------------------------|
| | | | | | Front (feet) | Side (feet) | Rear (feet) | | | |
| VILLAGE RESIDENTIAL ZONE (§240-4.3) | | | | | | | | | | |
| Single Family Dwelling | 40,000 | 100 | 20% | 40,000 | 20 | 15 | 15 | | 20% | 35 |
| Two Family Dwelling | 40,000 | 100 | 20% | 20,000 | 40 | 20 | 20 | | 20% | 35 |
| Multiplex | 60,000 | 150 | 20% | 20,000 | 25 | 50 | 50 | | 20% | 35 |
| Public Libraries | 40,000 | 100 | 75% | | 20 | 15 | 15 | | 20% | 35 |
| VILLAGE RESIDENTIAL EAST ZONE (§240-4.4) | | | | | | | | | | |
| Single Family Dwelling | 40,000 | 100 | 20% | 40,000 | 20 | 15 | 15 | | 20% | 35 |
| Two Family Dwelling | 40,000 | 100 | 20% | 20,000 | 40 | 20 | 20 | | 20% | 35 |
| Multiplex | 90,000 | 150 | 20% | 30,000 | 40 | 50 | 50 | | 20% | 35 |
| DOCK SQUARE ZONE (§240-4.5) | | | | | | | | | | |
| Single Family Dwelling | 20,000 | 100 | 70% | 20,000 | 20 | 15 | 15 | 25 | 20% | 30 |
| Two Family Dwelling | 20,000 | 100 | 70% | 10,000 | 40 | 20 | 20 | 25 | 20% | 30 |
| Multiplex | 30,000 | 150 | 70% | 10,000 | 40 | 20 | 20 | 25 | 20% | 30 |
| RIVERFRONT ZONE (§240-4.6) | | | | | | | | | | |
| Single Family Dwelling | 20,000 | 100 | 20% | 20,000 | 20 | 15 | 15 | 75 | 20% | 30 |
| Two Family Dwelling | 20,000 | 100 | 20% | 10,000 | 40 | 20 | 20 | 75 | 20% | 30 |
| Multiplex | 60,000 | 150 | 20% | 20,000 | 25 | 50 | 50 | 75 | 20% | 30 |
| CAPE ARUNDEL ZONE (§240-4.7) | | | | | | | | | | |
| Single Family Dwelling | 40,000 | 100 | 20% | 40,000 | 20 | 15 | 15 | | 20% | 35 |
| Two Family Dwelling | 40,000 | 100 | 20% | 20,000 | 40 | 20 | 20 | | 20% | 35 |
| GOOSE ROCKS ZONE (§240-4.8) | | | | | | | | | | |
| Single Family Dwelling | 40,000 | 100 | 20% | 40,000 | 20 | 15 | 15 | | 20% | 30 |
| Two Family Dwelling | 40,000 | 100 | 20% | 20,000 | 40 | 20 | 20 | | 20% | 30 |
| CAPE PORPOISE EAST & WEST ZONES (§240-4.9) | | | | | | | | | | |
| Single Family Dwelling | 20,000 | 100 | 20% | 20,000 | 20 | 15 | 15 | | 20% | 30 |
| Two Family Dwelling | 30,000 | 100 | 20% | 15,000 | 40 | 20 | 20 | | 20% | 30 |
| CAPE PORPOISE SQUARE ZONE (§240-4.10) | | | | | | | | | | |
| Single Family Dwelling | 20,000 | 100 | 20% | 20,000 | 20 | 15 | 15 | | 20% | 30 |
| Two Family Dwelling | 20,000 | 100 | 20% | 10,000 | 40 | 20 | 20 | | 20% | 30 |
| Multiplex | 60,000 | 150 | 20% | 20,000 | 25 | 50 | 50 | | 20% | 30 |
| FREE ENTERPRISE ZONE (§240-4.11) | | | | | | | | | | |
| Single Family Dwelling | 40,000 | 100 | 20% | 40,000 | 20 | 15 | 15 | | 20% | 35 |
| Two Family Dwelling | 40,000 | 100 | 20% | 20,000 | 40 | 20 | 20 | | 20% | 35 |
| FARM & FOREST ZONE (§240-4.12) | | | | | | | | | | |
| Single Family Dwelling | 3 acres | 200 | 10% | 130,680 | 20 | 15 | 15 | | 20% | 35 |
| Two Family Dwelling | 3 acres | 100 | 20% | 65,340 | 40 | 20 | 20 | | 20% | 35 |

Note: ¹ Land use activities with the Shoreland Zone shall conform to the minimum lot size and shore frontage requirements set forth in §240-4.16