

Table 5-2: Lot Area, Setback, Bulk Regulations and Parking Requirements: Neighborhood Conservation District

Zone ¹	Min. Lot Area	Min. Lot Width ²	Setbacks				Side Yard On Street	ISR ³	Height	Off-Street Parking
			Front	Rear	Total Side	Min. Side				
NC-150	150,000 sf	125 ft	45 ft	50 ft	40 ft	18 ft	25 ft	.15	35'	2
NC-100	100,000 sf	125 ft	45 ft	50 ft	40 ft	18 ft	25 ft	.15	35'	2
NC-90	90,000 sf	125 ft	45 ft	50 ft	40 ft	18 ft	25 ft	.15	35'	2
NC-84	84,000 sf	125 ft	45 ft	50 ft	40 ft	18 ft	25 ft	.15	35'	2
NC-54	54,000 sf	125 ft	45 ft	50 ft	35 ft	16 ft	25 ft	.15	35'	2
NC-50	50,000 sf	125 ft	45 ft	50 ft	35 ft	16 ft	25 ft	.20	35'	2
NC-48	48,000 sf	125 ft	45 ft	50 ft	35 ft	16 ft	25 ft	.20	35'	2
NC-39	39,000 sf	115 ft	40 ft	50 ft	35 ft	15 ft	25 ft	.24	35'	2
NC-35	35,000 sf	115 ft	40 ft	50 ft	35 ft	15 ft	25 ft	.24	35'	2
NC-32	32,000 sf	115 ft	40 ft	50 ft	35 ft	15 ft	25 ft	.24	35'	2
NC-26	26,000 sf	115 ft	40 ft	45 ft	35 ft	15 ft	25 ft	.26	35'	2
NC-20	20,000 sf	110 ft	40 ft	45 ft	35 ft	15 ft	25 ft	.28	35'	2
NC-18	18,000 sf	100 ft	35 ft	42 ft	30 ft	14 ft	25 ft	.32	35'	2
NC-15	15,000 sf	90 ft	35 ft	42 ft	30 ft	14 ft	25 ft	.32	35'	2
NC-14	14,000 sf	80 ft	35 ft	40 ft	30 ft	14 ft	25 ft	.36	35'	2
NC-12	12,000 sf	75 ft	30 ft	35 ft	25 ft	12 ft	25 ft	.36	35'	2
NC-11	11,000 sf	75 ft	30 ft	35 ft	25 ft	12 ft	20 ft	.36	35'	2
NC-10	10,000 sf	65 ft	30 ft	30 ft	25 ft	12 ft	20 ft	.38	35'	2
NC-9	9,000 sf	65 ft	25 ft	30 ft	25 ft	12 ft	20 ft	.38	35'	2
NC-8	8,000 sf	60 ft	25 ft	30 ft	25 ft	12 ft	20 ft	.40	35'	2
NC-6	6,000 sf	60 ft	25 ft	30 ft	22 ft	10 ft	20 ft	.43	35'	2
NC-5	5,000 sf	55 ft	20 ft	25 ft	20 ft	8 ft	20 ft	.50	35'	2
NC-4	4,000 sf	55 ft	20 ft	25 ft	20 ft	8 ft	20 ft	.50	35'	2

¹This column indicates the regulations applicable to the Neighborhood Conservation (NC) District, which has different standards according to the minimum lot size of the particular district. The minimum lot size of a Neighborhood Conservation (NC) District varies and is a function of the character of that district as of the date of enactment of this Ordinance. The subscript following the "NC" in each row of this tables designates the minimum lot size in thousands of square feet (as the district is designated on the official zoning map). Thus, the minimum lot area in a district designated NC-80 is 80,000 square feet.

²For lots fronting on a curve, see the City of Auburn Subdivision Regulations, Article IV, Section (E)(2). Width at road frontage shall be measured along a straight line connecting the foremost points of the side lot lines.

³Maximum impervious surface ratio.
See Section 517 for minimum standards for flag lots.