

ZONING ORDINANCE

City of Fitchburg, Massachusetts



As Enrolled and Ordained
February 6, 1968
With Subsequent Amendments to
July 16, 1987

**SECTION 3- REGULATIONS FOR LOT AREAS,
YARDS AND HEIGHTS OF STRUCTURES ***

<u>District and Minimum Lot Area</u>	<u>Minimum Lot Width and Street Frontage</u>	<u>Minimum Side</u>	<u>Yard Dimensions</u>		<u>No. of Stories</u>
			<u>Front ***</u>	<u>Rear</u>	
Rural Residence 22,500 s.f.	150 ft.	25 ft.	40 ft.	50 ft.	2½
Residence A-1 12,500 s.f.	100 ft.	20 ft.	30 ft.	40 ft.	2½
Residence A-2 10,000 s.f.	80 ft.	15 ft.	25 ft.	40 ft.	2½
Residence B 6,000 s.f. plus 3,000 s.f. for ea. add'l dwelling unit over two	60 ft.	12 ft.	20 ft.	35 ft.	2½
Residence C. 6,000 s.f. plus 2,000 s.f. for ea. add'l dwelling unit over three	60 ft.	10 ft.	20 ft.	30 ft.	3
Neighborhood Business	None	25 ft. where abuts a Res. Dist.	25 ft. or same as most res- trictive abutting District	30 ft.	2
Central Business	None	25 where abuts a Res. Dist.	None	None	None
Commercial and Automotive None, except 3,000 s.f. per unit for motels, trailers and mobile home or trailer parks**	None	50 ft. where abuts Res. Dist.	50 ft.	None	2
Limited Industrial 2 Acre	200 ft.	50 ft.	50 ft.	50 ft.	2
Industrial None	None	25 ft. except 50 ft. where abuts Res. Dist.	20 ft.*** 20 ft. except for bldg. ex- tending thru block or to a RR siding	20 ft.	2

See footnotes on page 34a