

be at least 10 feet on one side and at least 15 feet on the other. See Table 1. For corner lots, the required side yard shall be regulated by § 184-126D. Notwithstanding the foregoing, patios accessory to and additions and decks attached to a principal building in existence as of the effective date of this subsection may have an eight-foot side yard setback, excluding corner lots, so long as the addition, deck or patio is erected in such a manner that its sides continue in a straight line or are a distance from the side lot line greater than the side of the principal building.

Table 1**Side Yard Setbacks**

Lot Width	Minimum Side Yard Setback	Minimum Side Yard Setback
	(one side yard)	(other side yard)
(feet)	(feet)	(feet)
50	8	10
55	8	11
60	8	12
65	8.5	13
70	9	14
75 or greater	10	15

- (6) Minimum rear yard. There shall be a rear yard of at least 30 feet in depth.
- (7) Maximum building height. No principal building shall exceed the maximum of two habitable floors, exclusive of basement. Maximum height is regulated by Table 2. The height of a proposed addition may match the existing nonconforming height of the principal dwelling. Topographic information must be provided, to the satisfaction of the Borough Engineer, to determine the height of the structure for a new house or for an addition that is proposed with a taller roofline than the existing dwelling.

Table 2**Maximum Building Height**

Lot Width	Maximum Building Height	
	Maximum Building Height	Six Feet from Building Corner
(feet)	(feet)	(feet)
50	25	25.5
55	25.5	26
60	26	26.5
65	26.5	27