

LAND USE

113 Attachment 2

**Township of Chester
Schedule II
Schedule of Requirements for Conditional Uses in
R-1, R-2, R-3, R-5 and R-10³ Zones
[Amended 3-5-2002]**

Conditional Use	Minimum Size of Lot		Minimum Required Yard				Maximum Coverage	
	Area (square feet)	Lot Width (feet)	Front (feet)	Side (feet)	Side Combined (feet)	Rear (feet)	FAR (percent)	ILC (percent)
Churches or other places of worship	5	300	100	50	120	75	10%	30%
Hospitals ²	20	600	200	75	200	200	20%	40%
Nursing homes ²	15	450	200	75	200	200	15%	30%
Golf courses ¹	80	600	250	150	300	150	3%	25%
Tennis clubs	20	600	250	150	300	150	3%	25%
Elementary schools	5	300	200	100	200	200	20%	40%
Junior high schools	10	300	200	100	200	200	20%	40%
Senior high schools	20	300	200	100	200	200	20%	40%

NOTES:

- 1 Golf courses are not permitted in the R-1 Zone.
- 2 Density shall be limited to four beds per acre if the premises are served by a public water system not dependent on local water supply; otherwise density shall be limited to two beds per acre.
- 3 All conditional uses, except for golf courses, are prohibited in the R-10 Zone.