

Town of Bradley Base Map



Milford

T32MD

Amherst

Penobscot River

Old Town

Orono

Great Works
Stream

Main St. Route 18

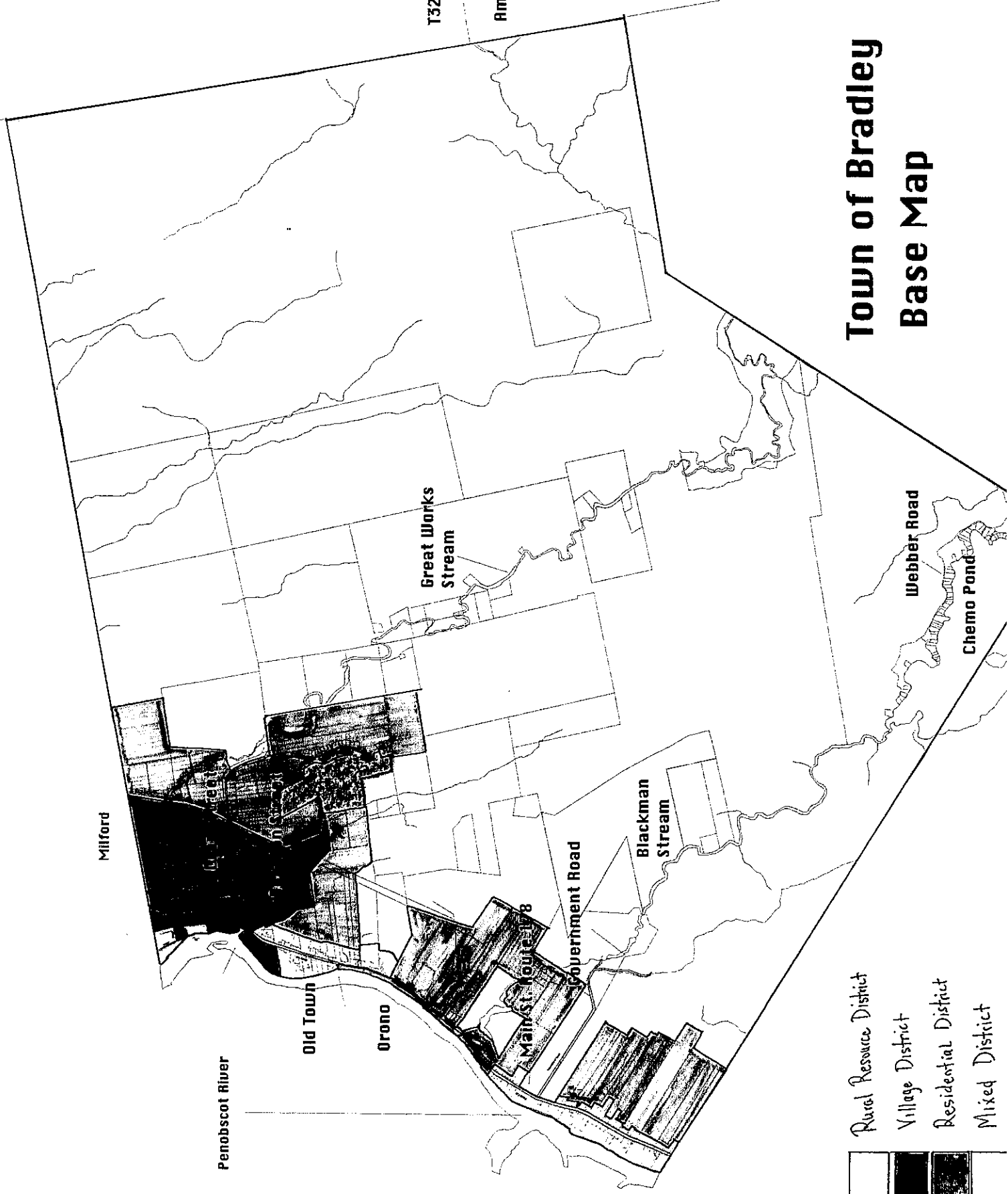
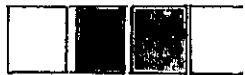
Government Road

Blackman
Stream

Webber Road

Chemo Pond

- Rural Resource District
- Village District
- Residential District
- Mixed District



DIMENSIONAL REQUIREMENTS FOR ALL (Non-Shoreland) DISTRICTS

Village Residential Mixed Rural Resource
(VD) (RD) (MD) (RRD)

W or S W & S

Minimum Lot Size in Acres	.5	1	1	1	10
Minimum Lot Size Per Dwelling	.5	1	1	1	10
Minimum Road Frontage	50	50	150	150	250
Minimum Setback from Edge of Road	30	30	30	30	50
Minimum Setback from Side/Rear Lines:					
Primary Structure	15'	20'	20'	20'	20'
Accessory Structure	10'	10'	10'	10'	10'
Maximum Building Height	35'	35'	35'	35'	35'

SECTION V: LAND USE STANDARDS (Cont.)

A. DIMENSIONAL REQUIREMENTS

All structures and uses shall conform to the following dimensional requirements:

Village District (VD)

Dimensional Requirements

	<u>Public Sewer or Water</u>	<u>Septic & Well</u>
Minimum Lot Size	½ Acre	1 Acre
Minimum Lot Size Per Dwelling	½ Acre	1 Acre
Minimum Road Frontage	50 Feet	50 Feet
Minimum Setback from Property Line to Nearest Point of any Structure, including eaves, porches, decks, steps, ramps, etc., but not including patios or patio-like structures at ground levels:		
Front Yard	30 Feet	30 Feet
Side & Rear Yard		
Principal Structure	15 Feet	20 Feet
Accessory Structure	10 Feet	10 Feet
Maximum Building Height	35 Feet	35 Feet

SECTION V: LAND USE STANDARDS (Cont.)

B. DIMENSIONAL REQUIREMENTS (Cont.)

All structures and uses shall conform to the following dimensional requirements:

Residential District (RD)

Dimensional Requirements

Minimum Lot Size	1 Acre
Minimum Lot Size Per Dwelling	1 Acre
Minimum Road Frontage	150 Feet

Minimum Setback from Property Line to Nearest Point of any Structure, including eaves, porches, decks, steps, ramps, etc., but not including patios or patio-like structures at ground levels:

Front Yard	30 Feet
Side & Rear Yard	
Principal Structure	20 Feet
Accessory Structure	10 Feet
Maximum Building Height	35 Feet

SECTION V: LAND USE STANDARDS (Cont.)

B. DIMENSIONAL REQUIREMENTS (Cont.)

All structures and uses shall conform to the following dimensional requirements:

Mixed District (MD)

Dimensional Requirements

Minimum Lot Size	1 Acre
Minimum Lot Size Per Dwelling	1 Acre
Minimum Road Frontage	150 Feet
Minimum Setback from Property Line to Nearest Point of any Structure, including eaves, porches, decks, steps, ramps, etc., but not including patios or patio-like structures at ground levels:	
Front Yard	30 Feet
Side & Rear Yard	
Principal Structure	20 Feet
Accessory Structure	10 Feet
Maximum Building Height	35 Feet

SECTION V: LAND USE STANDARDS (Cont.)

B. DIMENSIONAL REQUIREMENTS (Cont.)

All structures and uses shall conform to the following dimensional requirements:

Rural Resource District (RRD)

Dimensional Requirements

Minimum Lot Size 10 Acres

Minimum Lot Size Per Dwelling 10 Acres

Minimum Road Frontage 250 Feet

Minimum Setback from Property Line to Nearest Point of any Structure, including eaves, porches, decks, steps, ramps, etc., but not including patios or patio-like structures at ground levels:

Front Yard 50 Feet

Side & Rear Yard

Principal Structure 20 Feet

Accessory Structure 10 Feet

Maximum Building Height 35 Feet