



# Village of Northbrook

## DEVELOPMENT & PLANNING SERVICES

### Zoning Code Interpretation

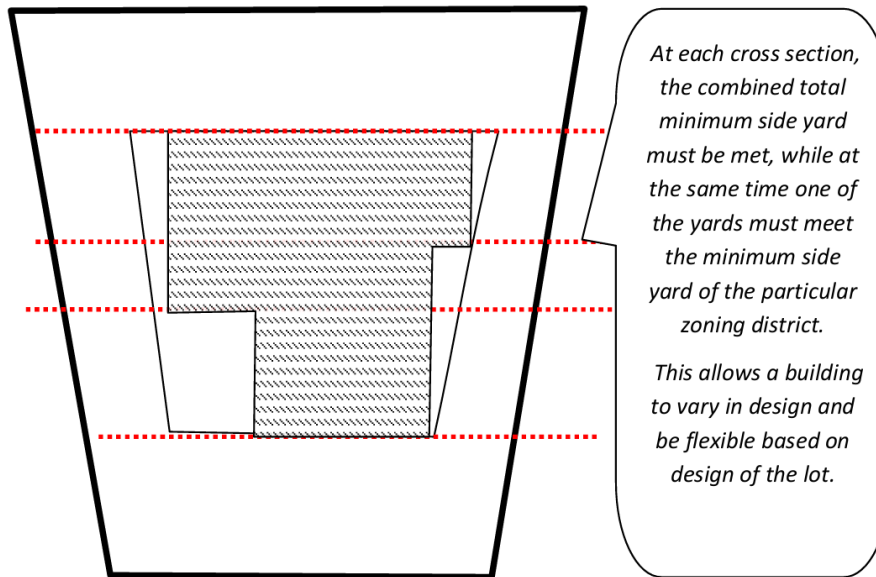
|   |   |
|---|---|
| <b>Purpose:</b>                           | Apply the Combined Side Yard Standards to Irregularly-Shaped Lots |
| <b>Northbrook Zoning Code Section(s):</b> | Section 3-110 C – Bulk Table for Single Family Districts          |
| <b>Date:</b>                              | May 27, 2014  |

#### Reason for Interpretation

The Northbrook Zoning Code specifies that in Single Family Districts, homes must satisfy the minimum side yard requirements of the zoning district and that the two combined side yards must meet 25% of the lot width. This interpretation is intended to clarify how to apply those combined side yard standards when dealing with an irregularly-shaped lot.

#### Interpretation:

The combined side yard requirement is 25% of the lot width. When dealing with an irregularly-shaped property, the lot width is measured in increments. The 25% setback rule can be taken in slices along the property as depicted below.



#### Reviewed and Affirmed:

Thomas R Poupard, AICP  
Director of Development & Planning Services