

Allowable FAR (as of October 15, 2011)
One- and Two-Family Residences in Residential Districts

SR1		SR2		SR3	
Lot Size (sq. ft.)	Allowable FAR*	Lot Size (sq. ft.)	Allowable FAR*	Lot Size (sq. ft.)	Allowable FAR*
<= 5,333	.46	<= 5,333	.46	<= 7,217	.48
5,334-6,000	.45	5,334-6,000	.45	7,218-7,652	.47
6,001-6,666	.44	6,001-6,666	.44	7,653-8,086	.46
6,667-7,151	.43	6,667-7,294	.43	8,087-8,521	.45
7,152-7,454	.42	7,295-7,882	.42	8,522-8,956	.44
7,455-7,757	.41	7,883-8,470	.41	8,957-9,391	.43
7,758-8,060	.40	8,471-9,058	.40	9,392-9,826	.42
8,061-8,363	.39	9,059-9,647	.39	9,827-10,833	.41
8,364-8,666	.38	9,648-10,500	.38	10,834-12,499	.40
8,667-8,969	.37	10,501-11,500	.37	12,500-14,166	.39
8,970-9,272	.36	11,501-12,500	.36	14,167-21,250	.38
9,273-9,575	.35	12,501-13,500	.35	21,251-23,750	.37
9,576-9,878	.34	13,501-14,500	.34	23,751 and above	.36
9,879-11,250	.33	14,501 and above	.33		
11,251-13,750	.32				
13,751-15,833	.31				
15,834-17,500	.30				
17,501-19,166	.29				
19,167-21,250	.28				
21,251-23,750	.27				
23,751 and above	.26				

MR1		MR2/MR3	
Lot Size (sq. ft.)	Allowable FAR*	Lot Size (sq. ft.)	Allowable FAR*
<= 5,199	.58	<= 5,199	.58
5,200-5,599	.57	5,200-5,599	.57
5,600-5,999	.56	5,600-5,999	.56
6,000-6,399	.55	6,000-6,399	.55
6,400-6,799	.54	6,400-6,799	.54
6,800-7,294	.53	6,800-10,250	.53
7,295-7,882	.52	10,251-10,750	.52
7,883-8,470	.51	10,751-11,250	.51
8,471-9,058	.50	11,251-11,750	.50
9,059-9,647	.49	11,751-12,250	.49
9,648-15,500	.48	12,251-12,750	.48
15,501-16,500	.47	12,751-13,250	.47
16,501-17,500	.46	13,251-13,750	.46
17,501-18,500	.45	13,751-14,250	.45
18,501-19,500	.44	14,251-14,750	.44
19,501-20,500	.43	14,751-15,500	.43
20,501-21,500	.42	15,501-16,500	.42
21,501-22,500	.41	16,501-17,500	.41
22,501-23,500	.40	17,501-18,500	.40
23,501-24,500	.39	18,501-19,500	.39
24,501 and above	.38	19,501 and above	.38

*Does not include .02 bonus if eligible.