

**Text amendments to the Town of Wallingford Zoning Regulations for public hearing on January 12, 2026:**

**Amendments to Section 2.2:**

***Yard, Front*** - A yard between a principal building and an adjacent street line and extending the entire length of the street line. In the case of a corner lot ~~and a lot other than a corner lot that fronts on more than one street, the front yard shall be the yard extending along the street frontage of the primary address of the dwelling unit/residence. In the event of a unique circumstance, the Commission shall decide which yard is considered the front yard.~~ the yards extending along all adjacent streets are "front yards". ~~In the case of a lot other than a corner lot that fronts on more than one street, the yards extending along all adjacent streets are "front yards".~~

**Section 4.6.E- to Delete:**

- E. Special Requirements - in CA-12 and CB-12 Districts, upon recording of an agreement satisfactory to the Commission of the owners of two (2) adjacent lots in the Town Land Records, one side yard only of each lot may be omitted and a building may be built on the common property line, provided that the party or other walls separating them are of masonry construction. Except in the case of a building on the lot line, no side yard shall be less than as provided in Bulk Table 5.1B.