

# TOWN OF LAGRANGE

## ZONING

### Schedule of Bulk Regulations and Coverage Limitations

#### Residential Districts

RMD Residential Moderate-Density  
 RLD Residential Low-Density  
 OPD Overlook Planned Development

RFS Residential Frank & Sleight  
 TCR Town Center Residential

RFD Residential Flexible-Density  
 TPK Town Park

CHAPTER 240-28 SCHEDULE B	RFD	RLD	RMD	RFS	TCR	TPK	OPD
Minimum lot area (sq ft) for single-family residential	40,000 60,000 80,000	120,000	80,000		N/A	N/A	N/A
Minimum lot area (sq ft) for single-family residential with public sewers	40,000	120,000	80,000	N/A	6,000	N/A	N/A
Minimum lot area (sq ft) for townhouses with public sewers	N/A	N/A	N/A	N/A	2,500	N/A	N/A
Minimum width of lot along building line (feet)	150	200	200	100	25	N/A	500
Minimum width of lot at any point	50 (40,000) 75 (60,000) 100 (80,000)	150	100	60	25	N/A	500
Minimum dimension of square on building lot (feet)	150	200	200	75	N/A	150	200
Minimum lot frontage on Town right-of-way line	50 (40,000) 50 (60,000) 75 (80,000)	100	75	60	25	N/A	N/A
Minimum lot frontage on county or state highway	125 (40,000) 125 (60,000) 200 (80,000)	225	200		25	N/A	500
Maximum number of stories of a building	3	3	3	3	3	N/A	3
Maximum height of a building or structure	35	35	35	35	35	35	35
Minimum dimensions (in feet) from center line of NYS Route 55				N/A	48 ½ To 58 ½		N/A
Front yard, state or county road	90	90	90	N/A		100	25
Front yard, Town road	55/80	55/80	55/80	35/60		35	N/A
Rear yard	20	40	30	20		100	75
Side yard	20	40	30	10/15 combo 25		100	100
Side yard for accessory structures	20	40	30	10		N/A	N/A
Residential district boundary line	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Maximum lot coverage by buildings as percent of lot area	15%-40,000 15%-60,000 10%-80,000	10%	10%		40%	N/A	15%
Maximum floor area of buildings as percent of lot area	30%-40,000 25%-60,000 20%-80,000	20%	20%		70%	N/A	25%
Maximum total lot coverage as % of lot area (buildings, structures, outdoor deposit, paving)	30%-40,000 25%-60,000 20%-60,000	15%	20%		60%	N/A	70%
Minimum floor area of dwelling unit (square feet)	1,000	1,200	1,000	1,000	500	600	1,000
Minimum floor area of apartment	N/A	N/A	N/A	N/A	400	400	400