

ZONING

1 Attachment 2

Township of Lawrence

Schedule A Zoning Ordinance-Dimensional Regulations

District	Lot Area (square feet)	Lot Width (feet)	Required Front Yard (feet)	Required Side Yard (feet)	Required Rear Yard⁽¹⁾ and ⁽⁵⁾ (feet)	Lot Coverage (percent)	Height (feet)
R-1	50,000	200	50	20	20	20%	40
R-2	25,000 30,000	125	50	15	20	25%	35
R-3	21,750	100	50	10	20	30%	35
R-4	15,000 20,000 ⁽²⁾ MF ⁽³⁾	100	25	10	30	30%	50
C-1	40,000	80	60	15	30	40%	50
O-1	40,000	80	60	15	30	40%	50
I-1	40,000	150	60	15	30	40% ⁽⁴⁾	50
A-1	50,000	200	50	20	50	N/A	75

- (1) For lots or parcels with frontage on a lake, the minimum rear yard setback shall be 50 feet for all structures.
- (2) Duplex: 10,000 square feet per unit.
- (3) Multiple-family: 20,000 for the first unit, 5,000 square feet per unit thereafter.
- (4) Except 75% in mini-warehouse
- (5) Agriculturally zoned properties of five acres or less designated as residential for property tax purposes shall comply with the same setback requirements as for R-1.

KEY:

R-1 LOW DENSITY RESIDENTIAL
R-2 MEDIUM DENSITY RESIDENTIAL
R-3 WATERFRONT RESIDENTIAL
R-4 HIGH DENSITY RESIDENTIAL
A-1 AGRICULTURAL
C-1 COMMERCIAL
O-1 OFFICE
I-1 INDUSTRIAL
N/A = NOT APPLICABLE