

## Zoning District Regulations: Quick Reference Guide

The following is a summary of zoning district requirements for each district.

Please be sure to refer to the Town of Rye Zoning Ordinance for exact information.

	Minimum Lot Size <sup>6</sup>	Lot Frontage	Lot Depth	Front Yard <sup>2,7</sup>	Side Yard <sup>4</sup>	Rear Yard <sup>1</sup>	DU GFA	DU GFA 2 Stories	Building Area <sup>3,5</sup>	Building Height <sup>8</sup>
SR	66,000	200	150	40	20	30	960	720	15%	35'
GR	44,000	150	150	30	20	30	960	700	30%	35'
B	44,000	150	150	30	20	30	1,200	N/A	40%	35'
C	44,000	150	150	30	20	24	N/A	N/A	75%	35'
I	44,000	N/A	N/A	40	20	20	N/A	N/A	75%	35'

<sup>1</sup>In the SR, GR and B Districts the rear yard shall be 30 feet or 1/4 of the lot depth, whichever is less.

<sup>2</sup>In the SR and GR, no front yard need be deeper than the average of the depths of front yards on the lots next thereto on either side.

<sup>3</sup>In the SR a minimum living space of 960 square feet is required; in the GR a minimum living space of 600 square feet per family is required.

<sup>4</sup>In the B District, 20 feet between cabins shall be sufficient on a tourist camp site.

<sup>5</sup>No principal building other than a dwelling on a lot in the GR District shall have less than 1,200 square feet of ground floor area, except tourist camps.

<sup>6</sup>In the GR District two-family dwellings shall require a minimum of 88,000 square feet of lot area.

<sup>7</sup>In the C District the front yard shall have a minimum depth of 60 feet along Lafayette Road.

<sup>8</sup>In the Coastal Overlay District, building height is 28'