

ZONING  
165 Attachment 2

**Town of Washington**

**Appendix B  
Schedule of Area and Bulk Regulations**

District	RR-10 and RS-10	RL-5 and RS-5	RM-2	RH-1	HM Non-Residential Uses	HM Residential Uses	LC	H
Minimum lot size								
Area (acres)	10	5	2	1	0.5	1	10	0.25 <sup>1</sup>
Width (feet)	400	300	200	200	100	200	400	75
Minimum setback (feet)								
								Max. <sup>2</sup>
Front	100	100	75	50	80	50	100	20 50
Each side	100	75	50	30	15	30	100	15 50
Rear	75	75	50	25	50	25	75	25 none
Maximum building height								
(stories)	2.5	2.5	2.5	2.5	N/A	2.5	1	2.5
(feet)	35	35	35	35	35	35	15	35
Maximum coverage (%)	10%	10%	10%	10%	60%	10%	5%	75%
Minimum road frontage (feet)	400	300	200	200	100	100	400	50

NOTES:

\* For rear lot frontages, see § 165-68

1. Or such greater area as may be required to comply with regulations of the Dutchess County Department of Health.
2. Maximum setback (feet) for Hamlet District.