

Setback Requirements:

Buildings and structures, excluding septic systems and fences.

25 feet from the right of way line of any street or highway, public or private.

**10 feet from all property lines, side and rear.
(Including Rural lots created prior to 11 March, 2003)**

**20 feet from all property lines, side and rear.
(Rural lots created after 11 March, 2003)**

**30 feet from the shore of any river, perennial stream, lake, river or other defined bodies of water.
(Lots created prior to March 14, 1995)**

**50 feet from the shore of any river, perennial stream, lake, river or other defined bodies of water.
(Lots created after March 14, 1995)**

Wetlands Buffer Requirements:

Buildings, structures and driveways, excluding septic systems, on lots created after March 14, 2006.

A 25 foot natural vegetative buffer shall be maintained from all wetlands greater than 10,000 square feet in size.

(Relief from this requirement may be granted by the Planning Board)

Height Restrictions:

Boathouses/canopied boat slips – maximum 15 feet above the full lake level. (504.32' elevation)

All other buildings and structures – maximum 35 feet measured as the vertical distance from the average finished grade of that portion of the lot covered by the building to the highest point of the roof, unless excepted by the ZBA.