

TOWN OF LIMA LOT LINE SETBACKS REQUIRED BY TOWN ORDINANCE

<u>Zoning District</u>	<u>Side Lot Line Setback</u> (Minimum)	<u>Rear Lot Line Setback</u> (Minimum)
A-1 and A-3 Dwelling	20'	100'
	Other Structure (no animals housed)	20'
	Other Structure (to house animals)	100'
A-2 and A-5 Dwelling	20'	25'
	Other Structure (if less than one animal unit housed)	25'
	Other Structure (if more than one animal unit housed)	100'
A-4	All Structures	50'
R-1, R-2 R-3, and R-4	Dwelling or Accessory Bldg. built on concrete pad	15'
	Small Shed (No concrete pad)	10'
B-1 and B-2	All Structures	30'
M-1 and M-2	All Structures	30'
	(50' if abutting residential district)	30' (50' if abutting residential district)

HIGHWAY SETBACK DISTANCES

For All Zoning Districts

Setback distance = minimum distance from centerline

Class A Highways (State Trunk Highways): setback distance 110 feet

Class B Highways (County Trunk Highways): setback distance 75 feet

Class C Highways (Town Roads): setback distance 60 feet except in platted subdivisions where the setback distance shall be 30 feet from the right-of-way lines, as shown on the recorded plat