

**ZONING SETBACK REGULATIONS  
TOWN OF LURAY**

**R-1 RESIDENTIAL**

FRONT-- 35 FT. OR MORE FROM STREET RIGHT-OF-WAY  
REAR-- 35 FT. OR MORE  
SIDE-- 15 FT. OR MORE

LOT SIZE: MINIMUM OF 15,000 SQ. FT.  
ACCESSORY BUILDINGS – 5 FT. FROM ANY PROPERTY LINE

.....

**R-2 RESIDENTIAL**

FRONT-- 35 FT. OR MORE  
REAR -- 25 FT. OR MORE  
SIDE-- 10 FT. OR MORE

LOT SIZE: MINIMUM OF 10,000 SQ. FT.  
ACCESSORY BUILDINGS – 5 FT. FROM ANY PROPERTY LINE

.....

**R-3 RESIDENTIAL**

FRONT-- 35 FT. OR MORE  
REAR -- 25 FT. OR MORE  
SIDE-- 10 FT. OR MROE

LOT SIZE: MINIMUM OF 7,000 SQ. FT.  
ACCESSORY BUILDING – 1 FT. FROM ANY PROPERTY LINE

.....

**R-4 RESIDENTIAL**

FRONT-- 15 FT. OR MORE  
REAR -- 25 FT. OR MORE  
SIDE-- 5 FT. OR MORE

LOT SIZE: MINIMUM OF 6,000 SQ. FT.  
ACCESSORY BUILDING – 1 FT. FROM ANY PROPERTY LINE

.....

**R-5 RESIDENTIAL**

SAME AS R-2 AND R-3  
ACCESSORY BUILDING – 1 FT. FROM ANY PROPERTY LINE

.....

**B-1 BUSINESS (COMMERCIAL)**

AREA REGULATIONS-- NONE  
SETBACK REGULATIONS-- NONE