

**Article IV –Hopkinton Residence Lake Front (RLF) District Zoning Criteria and Allowed uses by right:**

**210-11 Size and Setback Requirements**

	<b>Zoning Mins</b>	<b>Existing Lot</b>
A. Minimum Lot Area:	45,000 SF	80,000 SF +/- (without donated)
B. Maximum Lot Coverage:	25%	
C. Minimum Frontage	150'	280' +/-
D. Minimum Setback	30'	
E. Minimum Side Yard	25'	
F. Minimum Rear Yard	20'	

**201-12 Permitted Uses – the following are allowed uses**

- A. Single Family Residence
- B. Places of Worship or other religious uses
- C. Public Schools, public Libraries, museums, private Schools for scholastic subjects only including nursery schools
- D. Membership clubs, lodges, social recreational and community center buildings and grounds for games and sports except those having as a principal purpose any activity which is usually carried on as a business (fairs and public benefits excluded)
- E. Renting of rooms or furnishing of table board in an owner occupied single family dwelling
- F. Home Professional office
- G. Home personal service
- H. Municipal uses
- I. Agricultural, horticultural, etc. uses and if less than 5 acres the sale is confined primarily to those items raised on the premises
- J. Private boat, canoe or motor boathouses
- K. Private bathhouses
- L. Public recreational and educational uses
- M. Accessory uses customarily incident to any permitted use of buildings, structures or land