

**MINIMUM BUILDING STANDARDS  
SINGLE FAMILY RESIDENCE  
TOWN OF NASHVILLE**

	<b>LOT SIZE (SQUARE FT)</b>	<b>GROUND FLOOR AREA (SQUARE FT.)</b>	<b>LOT WIDTH (FT.)</b>	<b>FRONT YARD (FT.)</b>	<b>SIDE SETBACK (FT.)</b>	<b>REAR SETBACK (FT.)</b>	<b>MAX. HEIGHT (FT.)</b>	<b>% LOT COVERAGE (ALL BLDGS)</b>
<b>R1</b>	6,000	1 STORY - 800 2 STORY - 800	59.5	THE LEAST OF 20 FT. OR 20% OF LOT DEPTH	MIN OF 5 FT. FOR ONE WITH A MIN TOTAL OF 20% OF WIDTH	20	35	35
<b>R2 RB</b>	3,000	1 STORY - 800 2 STORY - 600	59.5	SAME	SAME	20	35	35
<b>B1</b>	6,000	1 & 2 STORY - 600	50	SAME	SAME	20	35	35
<b>B2</b>	6,000	1 & 2 STORY - 600	50	SAME	SAME	20	35	35
<b>B3</b>	6,000	1 & 2 STORY - 600	50	SAME	SAME	20	35	35

***ACCESSORY BUILDINGS MUST BE AT LEAST 4 FEET FROM SIDE PROPERTY LINES AND MUST BE SET BACK FROM THE ROAD TO THE REAR BUILDING LINE OF THE HOUSE ON THE LOT.***

**BROWN COUNTY AREA PLAN COMMISSION  
P.O. BOX 401, NASHVILLE, IN 47448**

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