

ZONING

210 Attachment 14

Village of Airmont

Table 11: PI Planned Industry District Bulk Requirements

Uses	Minimum Lot Area	Lot Width (feet)	Front Setback (feet)	Req'd Front Yard (feet)	Side Setback (feet)	Total Side Setback (feet)	Req'd Side Yard (feet)	Rear Setback (feet)	Req'd Rear Yard (feet)	Street Frontage (feet)	Maximum Height (feet)	Development Coverage (percent)	Floor Area Ratio (FAR)
<ul style="list-style-type: none"> • Underground, surface or overhead utilities* • Public utility buildings • Office buildings • Laboratories • Medical and dental clinics • Industrial uses • Wholesaling or warehousing • Temporary structures 	40,000 sq. ft.	150	75	15	50	100	20	50	20	100	45	80%	0.40
<ul style="list-style-type: none"> • Reservoirs and standpipes* 	10 acres	400	100	100	100	200	0	100	0	15	35	3%	0.20
<ul style="list-style-type: none"> • Commercial recreation facilities¹* • Contractor's storage yards * 	60,000 sq. ft.	200	75	15	75	150	30	75	30	100	45	80%	0.40
<ul style="list-style-type: none"> • Freight and truck transfer terminals* 	2 acres	300	60	20	50	100	20	60	30	150	35	75%	0.40
<ul style="list-style-type: none"> • Educational institutions with accessory housing* 	10 acres	200	250	n/a	100	200	n/a	100	n/a	200	2 stories or 30 feet, except in the VC zone where dormitory buildings may be a maximum of 3 stories or 40 feet, whichever is less	25% in residential districts and 40% in non-residential districts	n/a

NOTES:

¹ As used herein, "commercial recreation facilities" means buildings designed and equipped for the indoor conduct of sports, exercise, leisure time activities, or other customary or usual recreational activities, operated for profit and which can be open only to bona fide members or open to the public for a fee. Recreational uses/facilities may include the following: weight training, tennis, racquetball, squash, swimming pool, running track, bowling alley, skating rink, rock climbing and similar uses. Commercial recreation facilities may include accessory uses and facilities, including the following: locker rooms, child-care area, juice or snack bar, equipment sales, and similar uses incidental to the operation of the commercial recreation establishment.

* Permitted subject to special use permit approval by the Planning Board. Refer to § 210-24 and Article XII Special Permit Use Standards.

** Development coverage to include parking lots.