

ZONING

130 Attachment 7

Village of Geneseo
§ 130-136. Bulk and Use Table
C-1 Commercial District
[Amended 5-28-2009 by L.L. No. 2-2009; 10-15-2012 by L.L. No. 2-2012; 9-14-2020 by L.L. No. 3-2020]

				Minimum Setback (feet)					
Use Classes	Minimum Lot Size (square feet)	Minimum Lot Width (feet)	Minimum Lot Depth (feet)	Front	Side	Rear	Minimum Green Space	Maximum Allowable Lot Coverage	Maximum Building Height (feet)
Permitted Uses									
Building, accessory	N/A	N/A	N/A	N/A	6	5	N/A	N/A	35
Office building	10,000	50	200	35	10	20	20	80	35
Funeral home	30,000	100	300	35	20	50	30	70	35
Recreation, indoor commercial	10,000	50	200	35	10	20	20	80	35
Cultural use facility or museum	10,000	50	200	35	10	20	20	80	35
Retail	40,000	100	400	35	20	50	50	50	35
Dwelling, multifamily	20,000	100	200	40	0	0	40	60	35
Light industry	40,000	100	400	40	20	50	20	80	35
Animal hospital or veterinary clinic	30,000	100	300	35	20	50	30	70	35
Structure, mixed-use	2,500	40	60	35	0	0	0	100	35
Small cell wireless facilities	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Uses Requiring a Special Use Permit									
Parking area or lot (as a principal use)	10,000	50	200	N/A	N/A	N/A	N/A	N/A	N/A
Motor vehicle service station	15,000	100	150	35	10	10	30	70	25
Manufacturing industry	40,000	100	400	40	30	50	50	50	25
Warehouse, wholesale, or distribution center	40,000	100	400	40	30	50	50	50	25
Contractor's yard	40,000	100	400	40	30	50	50	50	25
Gasoline station, neighborhood	20,000	100	200	35	15	20	20	80	25
Club, private	5,000	50	100	35	15	20	20	80	35
Restaurant	30,000	100	300	35	20	50	20	80	35
Bar or tavern	30,000	100	300	35	20	50	20	80	35
Storage of equipment such as motor homes, camping trailers, etc. (see § 130-54C)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A