

ZONING

106 Attachment 8

Town of Geneseo

Light Industrial (LI) District

Uses	Minimum Lot Size (acres) ¹	Minimum Lot Width (feet)	Minimum Setbacks			Maximum Lot Coverage (%)	Maximum Building Height (feet)	Site Plan Required
			Front (feet)	Side (feet) ²	Rear (feet) ²			
B. Permitted Uses								
1. Warehousing and enclosed storage	30,000 sf	150	70	30/50	30/50	50	40	Yes
2. Food processing, baking, and packaging plants	30,000 sf	150	70	30/50	30/50	50	40	Yes
3. Enclosed assembly of previously manufactured goods and services	30,000 sf	150	70	30/50	30/50	50	40	Yes
4. Printing and publishing of books and newspapers	30,000 sf	150	70	30/50	30/50	50	40	Yes
5. Enclosed research, development, experimental or testing lab	30,000 sf	150	70	30/50	30/50	50	40	Yes
6. Enclosed fabric and clothing production facilities	30,000 sf	150	70	30/50	30/50	50	40	Yes
7. Self-service storage facility	30,000 sf	150	70	30/50	30/50	50	40	Yes
8. Manufacturing (not including handling of waste products)	30,000 sf	150	70	30/50	30/50	50	40	Yes
9. Retail or personal service store or shop	30,000 sf	150	70	30/50	30/50	50	40	Yes
10. Wholesale trade	30,000 sf	150	70	30/50	30/50	50	40	Yes
11. Enclosed motor vehicle repair shop	30,000 sf	150	70	30/50	30/50	50	40	Yes
12. Motor vehicle parking lot or garage	0.5	100	70	30/50	30/50	50	40	Yes

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13. Public services, utilities, and municipal uses	0.5	100	70	30/50	30/50	50	40	Yes
14. Accessory building or use, nonresidential ³	N/A	N/A	N/A	30/100	30/100	N/A	20	N/A
C. Specially Permitted Uses								
1. Lumberyard	1	200	70	30/50	30/50	50	40	Yes
2. Laundries and dry-cleaning plants	30,000 sf	150	70	30/50	30/50	50	40	Yes
3. Enclosed processing of raw materials	30,000 sf	150	70	30/50	30/50	50	40	Yes
4. Outdoor operations and storage	30,000 sf	150	70	30/50	30/50	50	40	Yes
5. Professional, medical or dental office	30,000 sf	150	70	30/50	30/50	50	40	Yes
6. Bulk sales and rental	30,000 sf	150	70	30/50	30/50	50	40	Yes
7. Motor vehicle sales or rental establishments	30,000 sf	150	70	30/50	30/50	50	40	Yes
8. Kennel	1	200	70	30/50	30/50	50	40	Yes
9. Indoor and outdoor recreation and entertainment facilities	1	200	70	30/50	30/50	50	40	Yes
10. Outdoor sales, display or storage	30,000 sf	150	70	30/50	30/50	50	40	Yes
11. Telecommunications facilities	30,000 sf	150	70	30/50	30/50	50	40	Yes

NOTES:

1. Unless otherwise noted in square feet (sf).
2. The second number in the column represents the required setback if the lot is located adjacent to a residential district.
3. Must be located in side or rear yard.