

ZONING

Town of Hamptonburgh

Table of Use and Bulk Regulations LUI Zoning District [Amended 7-6-2015 by L.L. No. 1-2015]

Use Permitted by Right	Special Use Permit (Town Board)	Minimum Lot Size (square feet)	Road Frontage (feet)	Lot Width (feet)	Front Yard (feet)	Rear Yard (feet)	Minimum Side Yard (one/both) (feet)	Percent Development Coverage	Percent Building Coverage
Scientific, research and development labs ² Wholesale, warehouse and distribution operations ² Outdoor storage of nonhazardous, inert material or equipment or equipment such as building contractor storage ² Automotive and truck repair and other machinery repair facilities ² Nonnuisance industry ² Day-care center or facility ² Manufacturing, fabrication, assembly operations, within a completely enclosed structure ²	Schools ²	40,000	105	150	80	30	30/60	70%	35%
Offices ²	Churches and similar places of worship ²	80,000	140	200	100	50	50/100	70%	35%
Agricultural and horticultural operations, subject to § 150-19 ¹		200,000	210	300	100	150	60/150	20%	10%
Car wash ²		30,000	70	125	50	50	25/40	30%	15%
Regulated public utility structures, subject to § 150-20 ² Town-owned public park									

NOTES:

¹ Requires site plan approval except for dairy and beef cattle, horses, sheep and goats.

² Subject to site plan approval by Planning Board.

GENERAL NOTES:

[^] Height limits for structures is 35 feet, except in the LUI Zone where the height limit for warehouse buildings is 50 feet.