

# ZONING

## 250 Attachment 3

### Town of Lowville

#### Schedule C

#### Dimensional Requirements for Multifamily Residential and Nonresidential Uses [Amended 7-18-1996 by L.L. No. 2-1996]

| Uses                                     | Zones                          |        |        |        |                                |        |        |        |                                |        |         |
|------------------------------------------|--------------------------------|--------|--------|--------|--------------------------------|--------|--------|--------|--------------------------------|--------|---------|
|                                          | R-30A                          | R-30B  | R-30C  | R-40   | OC                             | AG     | CB-R   | CB     | I-1                            | I-2    | I-3     |
| Lot area minimum (square feet)           | 80,000                         | 80,000 | 80,000 | 80,000 | 80,000                         | 80,000 | 40,000 | 40,000 | 20,000                         | 20,000 | *54,000 |
| Lot frontage minimum (feet)              |                                |        |        |        |                                |        |        |        |                                |        |         |
| State roads                              | 200                            | 200    | 200    | 200    | 250                            | 250    | 250    | 125    | 100                            | 300    | 250     |
| County roads                             | 200                            | 200    | 200    | 200    | 200                            | 200    | 150    | 125    | 100                            | 200    | 250     |
| Town roads                               | 200                            | 200    | 200    | 200    | 200                            | 200    | 150    | 125    | 100                            | 100    | 250     |
| Approved private roads                   | 200                            | 200    | 200    | 200    | 200                            | 200    | 150    | 125    | 100                            | 100    | 100     |
| Lot depth minimum (feet)                 | 250                            | 250    | 250    | 250    | 250                            | 250    | 200    | 150    | 150                            | 150    | 215     |
| Front yard minimum (feet)                |                                |        |        |        |                                |        |        |        |                                |        |         |
| State roads                              | 50                             | 50     | 75     | 75     | 100                            | 100    | 100    | 75     | 40                             | 100    | 50      |
| County roads                             | 50                             | 50     | 75     | 50     | 75                             | 50     | 50     | 75     | 40                             | 50     | 50      |
| Town roads                               | 50                             | 50     | 50     | 50     | 50                             | 50     | 50     | 75     | 40                             | 50     | 50      |
| Approved private roads                   | 50                             | 50     | 50     | 50     | 50                             | 50     | 50     | 75     | 40                             | 50     | 20      |
| Rear yard minimum (feet)                 | 50                             | 50     | 50     | 50     | 50                             | 50     | 50     | 15     | 50                             | 50     | 10      |
| Side yard minimum (feet)                 | 50                             | 50     | 50     | 50     | 50                             | 50     | 30     | 15     | 50                             | 50     | 10      |
| Lot coverage maximum (percent)           | 10                             | 10     | 10     | 10     | 10                             | 10     | 15     | 30     | 35                             | 35     | 50      |
| Building height maximum (feet)           | Leaser of 3 stories or 35 feet |        |        |        |                                |        |        |        | Lesser of 4 stories or 45 feet |        | 35      |
| Accessory building height maximum (feet) | 15                             | 15     | 15     | 15     | Lesser of 3 stories or 35 feet | 15     | 15     | 15     | Lesser of 4 stories or 45 feet |        | 35      |

#### NOTES:

\* Twenty-one thousand five hundred square feet where lot is assessed by a shared private road.

<sup>1</sup> The requirements of this schedule do not apply to essential services.