

ZONING

220 Attachment 2

Village of Lake George

Dimensional Table

[Amended 5-27-2009 by L.L. No. 4-2009; 7-22-2013 by L.L. No. 4-2013]

	Minimum Lot Size (square feet)	Minimum Front Yard Setback (feet)	Maximum Front Yard Setback (feet)	Minimum Side Yard Setback (feet)	Minimum Rear Yard Setback (feet)	Maximum Lot Coverage (percent)	Minimum Shoreline Setback (feet)	Maximum Building Height^{1,5} (feet/stories)	Minimum Lot Width (feet)²
R Residential	10,000	10	n/a	15	20	50%	50	35/2	75
RMU Residential Mixed-Use	10,000	10	n/a	10	20	60%	50	40/2	65
CMU Commercial Mixed-Use	5,000	0	10 ³	0 ⁴	15	90%	50	40/3	50
CR Commercial Resort	7,500	0	10	0 ⁴	15	85%	50	40/3	50

NOTES:

- ¹ The maximum height in all districts of all structures within 100 feet of the shoreline of Lake George shall be no more than 35 feet and no more than two stories.
- ² For lots abutting the shoreline, the minimum lot width for each single-family dwelling unit and mobile home shall be 50 feet measured along the shoreline.
- ³ Maximum front yard setback applies only to new construction and not to renovation of existing structures.
- ⁴ All structures must be set back a minimum of 10 feet from any adjacent lot with an existing single-family use.
- ⁵ For properties located in the Four-Story Overlay District, buildings shall be a maximum of 52 feet in four stories. For properties in the Six-Story Overlay District, buildings shall be a maximum of 72 feet in six stories.