

ZONING

275 Attachment 1

Village of Roslyn Harbor

Table 1 List of Use Regulations by District

PP PUBLIC PRESERVE DISTRICT

Principal Uses

- Permitted uses:
 - Cultural facilities
 - Municipal uses
 - Parks and playgrounds
 - Single-family detached dwellings
- Permitted uses (with supplemental requirements):
 - None
- Uses permitted subject to special use requirements:
 - None

Accessory Uses

- Permitted uses:
 - Parabolic disc or antenna of 1 meter or less
- Permitted uses (with supplemental requirements):
 - Fences and walls
 - Private garages
 - Residential signs
 - Semipublic open air parking
 - Storage sheds and greenhouses
- Uses permitted subject to special use requirements (see Article VI):
 - Parabolic disc or antenna of more than 1 meter

ROSLYN HARBOR CODE

R-AA RESIDENCE DISTRICT

Principal Uses

- Permitted uses:
 - Municipal uses
 - Single-family detached dwellings
- Permitted uses (with supplemental requirements):
 - Private recreational clubs and outdoor recreational uses
- Uses permitted subject to special use requirements (see Article VI):
 - Places of worship and schools

Accessory Uses

- Permitted uses:
 - Parabolic discs or antennas of 1 meter or less
- Permitted uses (with supplemental requirements):
 - Decks
 - Doghouses or structures accommodating pets
 - Fences and walls
 - Garage and yard sales
 - Guest cottages
 - Piers, docks and boathouses
 - Private garage and parking
 - Radio and TV antennas
 - Residential signs
 - Storage of recreational vehicles, campers, boats and motor vehicle trailers
 - Storage sheds and greenhouses
 - Swimming pools and bathhouses
- Uses permitted subject to special use requirements (see Article VI):
 - Home professional offices
 - Parabolic discs and antennas of more than 1 meter
 - Tennis courts

ZONING

R-A RESIDENCE DISTRICT

Principal Uses

- Permitted uses:
 - Municipal uses
 - Single-family detached dwellings
- Permitted uses (with supplemental requirements):
 - Private recreational clubs and outdoor recreational uses
- Uses permitted subject to special use requirements (see Article VI):
 - Places of worship and schools
 - Telecommunication towers
 - Utility substations and detention basins

Accessory Uses

- Permitted uses:
 - Parabolic discs or antennas of 1 meter or less
- Permitted uses (with supplemental requirements)
 - Decks
 - Doghouses or structures accommodating pets
 - Fences and walls
 - Garage and yard sales
 - Guest cottages
 - Piers, docks and boathouses
 - Private garage and parking
 - Radio and TV antennas
 - Residential signs
 - Storage of recreational vehicles, campers, boats and motor vehicle trailers
 - Storage sheds and greenhouses
 - Swimming pools and bathhouses
- Uses permitted subject to special use requirements (see Article VI):
 - Home professional offices
 - Parabolic discs and antennas or more than 1 meter
 - Off-street parking for catering facilities
 - Tennis courts

ROSLYN HARBOR CODE

R-B RESIDENCE DISTRICT

Principal Uses

- Permitted uses:
 - Municipal uses
 - Single-family detached dwellings
- Permitted uses (with supplemental requirements):
 - None
- Uses permitted subject to special use requirements (see Article VI):
 - Places of worship and schools
 - Utility substations and detention basins

Accessory Uses

- Permitted uses:
 - Parabolic discs or antennas of 1 meter or less
- Permitted uses (with supplemental requirements):
 - Decks
 - Doghouses or structures accommodating pets
 - Fences and walls
 - Garage and yard sales
 - Private garage and parking
 - Radio and TV antennas
 - Residential signs
 - Storage of recreational vehicles, campers, boats and motor vehicle trailers
 - Storage sheds and greenhouses
 - Swimming pools and bathhouses
- Uses permitted subject to special use requirements (see Article VI):
 - Parabolic discs and antennas of more than 1 meter
 - Tennis courts

ZONING

R-C RESIDENCE DISTRICT

Principal Uses

- Permitted uses:
 - Municipal uses
 - Single-family detached dwellings
- Permitted uses (with supplemental requirements):
 - None
- Uses permitted subject to special use requirements (see Article VI):
 - Places of worship and schools
 - Utility substations and detention basins

Accessory Uses

- Permitted uses:
 - Parabolic discs or antennas of 1 meter or less
- Permitted uses (with supplemental requirements):
 - Decks
 - Doghouses or structures accommodating pets
 - Fences and walls
 - Garage and yard sales
 - Private garage and parking
 - Radio and TV antennas
 - Residential signs
 - Storage of recreational vehicles, campers, boats and motor vehicle trailers
 - Storage sheds and greenhouses
 - Swimming pools and bathhouses
- Uses permitted subject to special use requirements (see Article VI):
 - Parabolic discs and antennas of more than 1 meter
 - Tennis courts

ROSLYN HARBOR CODE

B-AA BUSINESS DISTRICT

Principal Uses

- Permitted uses:
 - Banks and financial uses
 - Medical and dental offices
 - Municipal uses
 - Offices
 - Personal service establishments
 - Retail establishments
- Permitted uses (with supplemental requirements):
 - None
- Uses permitted subject to special use requirements (see Article VI):
 - Parabolic discs or antennas of 1 meter or less

Accessory Uses

- Permitted uses:
 - None
- Permitted uses (with supplemental requirements):
 - Business signs
 - Fences and walls
 - Semipublic open air parking
 - Refuse collection, storage and recycling
- Uses subject to special use requirements (see Article VI):
 - Parabolic discs or antennas of more than 1 meter