

ZONING

149 Attachment 10

Schedule of Regulations Town of Moreau Commercial and Communications District (CC-1)¹ [Added 4-7-1998 by L.L. No. 4-1998]

| Permitted Principal Uses | Permitted Accessory Uses | Uses Permitted by Special Permit by the Board of Appeals/Planning Board | Minimum Lot Area (square feet) | Minimum Lot Width (feet) | Minimum Lot Depth (feet) | Maximum Lot Coverage (percent of area) | Minimum Floor Area (square feet) | Maximum Structure Height (feet) | Minimum Setback (feet) | | | |
|--------------------------|--------------------------|---|--------------------------------|--------------------------|--------------------------|--|----------------------------------|---------------------------------|------------------------|------|------|--|
| | | | | | | | | | Front | Side | Rear | |
| Same as C-1 | Same as C-1 | Same as C-1 | | | | | | | | | | |
| | | Telecommunication towers and/or related equipment ² | 1 acre ³ | 200 | 200 | 60% | None | 120 | See Notes 3 and 4 | | | |

NOTES:

¹ Site plan review by the Planning Board is required for all uses in the CC-1 District.

² Telecommunication towers require a special use permit by the Planning Board.

³ Lot size and setback are as specified in § 149-50.1.

⁴ Buffer area extending entire length of Fawn Road, 100 feet deep beginning at the front property lines along Fawn Road.