

ZONING

245 Attachment 1

Village of Angola Zoning Schedule

[Amended 5-12-2008 by L.L. No. 2-2008; 4-9-2018 by L.L. No. 2-2018; 2-10-2025 by L.L. No. 1-2025]

Zoning District	Permitted Uses	Minimum Lot Size		Minimum Yard Requirements						Maximum Building Height, Principal Building (feet)	Maximum Lot Coverage	Minimum Floor Area (square feet)
		Area	Width (feet)	Principal Building			Accessory Building					
				Front (feet)	Rear (feet)	Side	One (feet)	Side (feet)				
R-1	Single-family detached	10,000 square foot	75	30	30	10	20	5	5	35	30%	1,250**
	Single-family cluster*	8,000 square foot	65	30	30	10	20	5	5	35	30%	1,000
	Religious & quasi-public buildings	1 acre	80	30	50	15	30	30	30	35	20%	—
	Public buildings	—	80	30	50	15	30	30	30	35	20%	—
	Schools, public & private	2 acres	80	40	50	20	40	30	20	35	20%	—
	Farms	3 acres	200	60	40	40	80	50	25	35	5%	—
MU-R MF-R	Single-family detached	8,000 square foot	60	25	30	10	20	5	5	35	25%	1,100**
	Multi-family (up to 5 units)	4,000 square foot per unit	60	25	30	10	20	5	5	35	25%	800
	Religious & quasi-public buildings	1/2 acre	70	25	30	15	30	15	15	35	20%	—
	Public buildings	—	70	25	30	15	30	15	15	35	20%	—
	Schools, public & private	1 acre	70	35	40	15	30	25	15	35	20%	—
	Farms	3 acres	200	60	40	40	80	50	25	35	5%	—
MF-R	Residential garden apartments & multiple-dwelling	5 acres	350	50	50	50	50	50	50	35	See § 245-25.2D	See § 245-25.2D

ANGOLA CODE

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				Front (feet)	Rear (feet)	Side						
						One (feet)	Zoning District	One (feet)	Side (feet)			
	developments*											
MU-B B	All permitted retail uses	Total lot coverage permitted, except abutting any other district, then not less than 20 feet and as provided in § 245-25										
I	All permitted industrial uses	No industrial use or building shall be permitted within 25 feet of any other district.										

* Special use permit required.

** See § 245-21B for manufactured home regulations.