

ZONING

119 Attachment 1

Village of Florida

**Table 1. District Use Regulations**  
**[Adopted 5-3-2023 by L.L. No. 1-2023]**

	RA	RR	R1	R2	MR	RO	CS	GC	IP
<b>Residential Uses</b>									
Multifamily dwellings (new construction)	—	—	—	—	P	—	—	SUP	—
Multifamily dwellings (by conversion)	—	—	—	—	P	—	SUP	SUP	—
One-family detached dwellings	P	P	P	P	P	P	—	—	—
One-family detached dwellings (existing)	P	P	P	P	P	P	P	P	—
Row or attached townhouses	—	—	—	—	P	—	—	—	—
Two-family dwellings	—	—	—	P	P	SUP	—	—	—
<b>Community Uses</b>									
Battery energy storage, Tier 1	P	P	P	P	P	P	P	P	P
Battery energy storage, Tier 2	SUP	SUP						SUP	SUP
Cemeteries	SUP	SUP	SUP	—	—	—	—	—	—
Clubs and fraternal lodges	—	—	—	—	—	—	P	P	—
Hospitals and nursing homes	SUP	SUP	SUP	SUP	SUP	SUP	—	—	SUP
Membership clubs, recreational use	SUP	SUP	SUP	SUP	SUP	SUP	—	—	—
Places of worship	SUP	SUP	SUP	SUP	SUP	SUP	SUP	—	—
Public utility facilities	SUP	SUP	SUP	SUP	SUP	SUP	SUP	SUP	SUP
Schools	SUP	SUP	SUP	SUP	SUP	SUP		SUP	—
Solar energy systems									
Small-scale	P	P	P	P	P	P	P	P	P
Large-scale	SUP	SUP						SUP	SUP
Telecommunications (cellular) towers	SUP	SUP	—	—	—	—	—	—	—
Village-owned public uses	P	P	P	P	P	P	P	P	P
<b>Accessory and Agricultural Uses</b>									
Commercial agricultural operations									
Crops, orchards, storage, nurseries	P	SUP	—	—	—	—	—	P	P
Barns, silos and sheds	A	A	—	—	—	—	—	—	A
Preexisting barns	A	A	A	A	A	A	A	A	A
Customary home occupations	A	A	A	A	A	A	A	A	—
Garden house, toolshed, pool, garages	A	A	A	A	A	A	A	A	—
Patos, decks	A	A	A	A	A	A	A	A	—
Private garages (lease to others)	A	A	A	A	A	A	A	A	—
Professional office (customary accessory)	A	A	A	A	A	A	A	A	—
<b>Commercial or Business Uses</b>									
Artist studios and galleries	—	—	—	—	—	—	P	P	—
Bed-and-breakfast	SUP	SUP	SUP	SUP	SUP	SUP	SUP	SUP	—
Business, professional and government offices	—	—	—	—	—	P	P	P	P
Craft brewery, winery and/or distillery	—	—	—	—	—	SUP	—	SUP	—
Drive-through and drive-up establishments	—	—	—	—	—	—	—	SUP	—
Eating and drinking places/fast food restaurants	—	—	—	—	—	SUP	P	P	P
Funeral Parlors	—	—	—	—	—	SUP	P	P	—
Gasoline or petroleum products sale	—	—	—	—	—	—	SUP	SUP	—
Laundromats, dry cleaners	—	—	—	—	—	—	P	P	P
Lumber, building and landscape material sales	—	—	—	—	—	—	—	P	P
Motor vehicle sales, service, repair	—	—	—	—	—	—	—	SUP	SUP
Newspaper printing	—	—	—	—	—	—	P	P	P
Pet kennels	—	—	—	—	—	—	SUP	SUP	P
Retail stores, banks and personal services	—	—	—	—	—	SUP	P	P	P
Theaters, hotels/motels	—	—	—	—	—	—	P	P	SUP

FLORIDA CODE

	RA	RR	R1	R2	MR	RO	CS	GC	IP
Veterinarian clinic	—	—	—	—	—	—	SUP	SUP	P
<b>Industrial Uses</b>									
Manufacturing, converting, processing and alteration	—	—	—	—	—	—	—	SUP	P
Retail sales of items manufactured on premises	—	—	—	—	—	—	P	P	P
Self-service storage	—	—	—	—	—	—	—	SUP	SUP
Trucking terminals	—	—	—	—	—	—	—	—	P
Warehouses and storage facilities	—	—	—	—	—	—	—	SUP	P