

ZONING

179 Attachment 4

Town of Queensbury

Table 4: Summary of Allowed Uses in Industrial Districts
 [Amended 4-19-2010 by L.L. No. 7-2010; 1-28-2011 by L.L. No. 2-2011;
 2-27-2012 by L.L. No. 3-2012; 2-22-2016 by L.L. No. 1-2016; 7-6-2020 by L.L. No. 7-2020;
 2-14-2022 by L.L. No. 2-2022; 1-23-2023 by L.L. No. 2-2023; 1-22-2024
 by L.L. No. 1-2024; 5-6-2024 by L.L. No. 2-2024]

KEY

- PU = Permitted Use
- SPR = Site Plan Review Use
- SUP = Special Use Permit
- Blank = Not Permitted

Industrial Use Table	Veteran's Field Light Industrial	Commercial Light Industrial	Heavy Industrial
	VF-LI	CLI	HI
Adult use establishment			SUP
Agricultural service use		SUP	
Asphalt plant			SPR
Assembly operation/use	PU ³		
Automobile service		SPR	
Building supply/lumberyard		SPR	
Bus storage facility		SPR	
Business service		SPR	
Cement manufacturing			SPR
Chemical plant			SPR
Commercial boat sales/service/ storage		SPR ⁵	
Commercial nursery		SUP	
Construction company		SPR	
Distribution center		SPR	
Electric power plant			SPR
Food service		SPR ²	SPR
Fuel supply depot			SPR
Funeral home		SPR	
Health-related facility		SPR	

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	Veteran's Field Light Industrial	Commercial Light Industrial	Heavy Industrial
Industrial Use Table	VF-LI	CLI	HI
Heavy equipment storage/sales/services		SPR	
Heavy industry			SPR
Junkyard			SUP
Kenel		SUP	
Light manufacturing		SPR	SPR
Limousine service		SPR	
Logging company		SPR	
Microbrewery		SPR	
Mineral extraction			SUP
Mobile home ¹		PU ¹	
Office, large		SPR	
Office, small		SPR	
Parking structure		SPR	SPR
Public or semipublic building		SPR	
Railroad service or repair facility			SPR
Recycling center		SUP	SPR
Repossession business		SPR	
Research and development facility	PU ³	SPR	
Retail		SPR ⁴	
Sand and gravel processing			SPR
Sawmill, chipping and pallet mill		SUP	SPR
School		SPR	
Self-storage facility		SPR	
Storage facility, interior		SUP	
Storage yard		SUP ⁶	
Telecommunications tower		SPR	SPR
Truck depot		SPR	SPR
TV or radio station		SPR	SPR
Veterinary clinic		SPR	

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	Veteran’s Field Light Industrial	Commercial Light Industrial	Heavy Industrial
Industrial Use Table	VF-LI	CLI	HI
Warehouse		SPR	SPR
Wholesale business		SPR	

- ¹ Allowed within those portions of the district falling within the Mobile Home Overlay District. See zoning map. Additional regulations apply.
- ² Drive-through windows are not allowed.
- ³ See the findings statement for the Veteran’s Field Industrial Park environment impact statement for provisions relating to this district.
- ⁴ Commercial uses such as retail and services are allowed with certain restrictions as to size and location.
- ⁵ Commercial boat storage shall be an accessory use and shall not exceed more than 30% land area associated with the primary use of the lot in the Commercial Light Industrial Zoning District.
- ⁶ Storage yard facilities are prohibited on lots with frontage on regional arterial roads.