

ZONING

180 Attachment 13

Village of Potsdam

CBD Zoning District

[Added 7-7-2009 by L.L. No. 4-2009; amended 5-16-2016 by L.L. No. 4-2016; 1-23-2017 by L.L. No. 1-2017]

Zoning District	Standard Uses	Special Uses	Minimum Lot			Minimum Yard Dimensions (Setback In Feet)				Maximum Lot Coverage (percent)	Maximum Building Height (Feet)
			Area (Sq. Ft.)	Width (Feet)	Depth (Feet)	Front (Feet)	Side Setback (Feet)	Both Sides (Feet)	Rear (Feet)		
CBD Central Business District											
	Retail store		0	0	0	0	0	0	0	100	The lesser of 3 stories or 45 feet
	Business and professional offices		0	0	0	0	0	0	0	100	
	Personal service shop		0	0	0	0	0	0	0	100	
	Hotel/motel		0	0	0	0	0	0	0	100	
	Religious institution		0	0	0	0	0	0	0	100	
	Community center		0	0	0	0	0	0	0	100	
	Indoor recreation		0	0	0	0	0	0	0	100	
	Financial institution		0	0	0	0	0	0	0	100	
	Funeral home		0	0	0	0	0	0	0	100	
	Public or private utility		0	0	0	0	0	0	0	100	
	Accessory use or building		0	0	0	0	0	0	0	100	
	Upper story multiple-family dwellings		0	0	0	0	0	0	0	100	
		Restaurant, bar	0	0	0	0	0	0	0	100	
		Membership club	0	0	0	0	0	0	0	100	
		Theater/cinema	0	0	0	0	0	0	0	100	
		Enclosed light industry	0	0	0	0	0	0	0	100	
		Uses determined to compatible by the Planning Board	0	0	0	0	0	0	0	100	
		Ground floor residential subject to § 180-17.1	0	0	0	0	0	0	0	0	

Notes:

All uses permitted and specially permitted in the Central Business District shall require site plan review by the Village Planning Board.

All development and the rehabilitation of buildings listed on the National Register of Historic Places shall comply with special design guidelines for the Central Business District at § 180-17E through