Zoning Regulation	**B3 Central Business District [current]**	R7 Multi Family [Proposed]	
Maximum Building Height	60 feet	45 feet	
Minimum Building Height	None	None	
Building Setbacks			
front / corner side / street side	5 feet	15 front / 8-15 corner side	
interior side	0 feet	5-10 feet	
rear	0 feet unless abutting residential than 10' (alley)-15' (no alley)	25 feet or 20% of lot depth	
Minimum Lot Area	None for business use	SF: 3,500 / 2F: 5,000 / TH&MF: 5,000+700 after 2 units	
Lot Coverage	None for business use / 25% for mixed use with residential	SF: 40% / 2F: 50% / TH&MF: 80%	
Impervious Surface	NA	SF: 65% / 2F: 70% / TH&MF: 80%	
Parking Requirements	1 parking space / 500 square feet of building space	Based on use	
Land Uses	Accessory buildings and structures	Bed and Breakfast	S
	Accessory uses	Community Garden	P
	Adult day-care facility, duly licensed	Community Residence – Large (7 or More Residents)	S
	Animal Clinic without an open kennel	Community Residence – Small (6 or Fewer Residents)	P
	Animal Sales and Service	Cultural Facility	P
	Antique & Art Galleries	Day Care Home	P
	Auction house	Dwelling – Multi-Family	P
	Automatic Teller Machines (ATMs) Exterior	Dwelling – Single-Family (Detached)	P
	Banquet, exhibition, and meeting halls, public or private (permitted use)	Dwelling – Townhouse	P
	Beauty Supply Store	Dwelling – Two-Family	P
	Brewpubs	Educational Facility – Primary or Secondary	P
	Bus passenger station	Farmers' Market	P
	Catering service	Park/Playground	P
	Church/Temple/Mosque	Parking Lot – Village-Owned	P
	Club, private	Parking Structure – Village-Owned	S
	Commercial broadcasting facility	Place of Worship	P
	Community buildings, publicly owned and operated	Real Estate Sales Office/Model Unit	P
	Craft Beer Lounges	Residential Care Facility	S
	Day Care Center	Retreat House	S
	Drive-Through Service Window	Social Lodge/Meeting Hall	S
	Dry cleaning, Laundromat or launderette	Temporary Contractor's Office and Contractor's Yard	P
	Earth station	Temporary Outdoor Entertainment/Promotional Event	P
	Equipment rental	Temporary Outdoor Sales	P
	Family Residential-Care Home	Temporary Outdoor Storage Container	P
	Financial Institution	Utility	S
	Financial Institution drive-up facility	Wireless Telecommunications Antenna	S
	Florist		
	Foster Home		
	Government owned and operated services		
	Group Quarters		
	Group Residential – Care Homes		
	Health, athletic, recreation and amusement facilities, indoor		
	Helicopter landing station		
	Home improvement center and building center		
	Hotels and Motels		
	Interior decorating studio & retail outlet		
	Long-term Care Facility and Assisted Living Facilities		
	Medical and dental clinics and offices		
	Medical and dental laboratories		
	Medical and orthopedic appliance store		
	Multiple-Family Dwelling		
	Museums, and historical buildings open to the public		
	Office, general		
	Parish houses, convents and rectories		
	Parking lot and parking garages		
	Parks, playgrounds, swimming pools and other recreational facilities, publicly owned and operated		
	Personal service uses		
	Pet Shop		
	Post high school educational or instructional institutions or facilities, public/private		
	Post office > 2000 SF		
	Print Shop		
	Public Library		
	Radio tower		
	Radio, television, and other electronic transmitting and receiving devices		
	Reading rooms		
	Restaurant with drive-in or drive-through		
	Restaurant without drive-in or drive-through		
	Retail business shops		
	Schools (high school & elementary), public and private		
	Senior Citizen Multiple-Family Dwelling		
	Service Station		
	Showroom (plumbing, heating, etc.)		
	Single-Family Dwelling (Detached)		
	Studio (artist, photography, recording)		
	Temporary buildings for construction		
	Temporary Contractor's maintenance yard		
	Theater, except drive-in theaters 80′ or less of non-retail frontage		
	Theater, except drive-in theaters 80′ or more of non-retail frontage		
	Two-Family Dwelling		
	Upholstery Shop		
	Utility, major		
	Utility, minor		
	Vending machine- inside only		
	Visitor information center		
	Weight-loss & *employment agencies		