Village of Cold Spring: Table of Dimensional Requirements

08.26.08

Zoning District	Minimum Required								Maximum Dimension			
	Lot Area (Sq. Ft.)	Lot Shape	Lot Width (Feet)	Lot Depth (Feet)	Front Yard (Feet)	One Side yard (Feet)	Total both side yard (Feet)	Rear Yard (Feet)	Stories	Height (Feet)	Building Length (Feet)	Building % of Lot Coverage
R-1 One Family Residential	7,500	50' X 50' square in 50% of lot	75	75	25	10	NA	20′	2 1/2	35	NA	30
R-3 Multifamily Residential	27,000 *(A)	NA	100	200	25	12	30	30	2 1/2	35	180	25
B-1 General Business	10,000	30' X 40' rectangle in 50% of lot	50	150	40	5	10	10	2 1/2	35	NA	35
B-2 Designated Shopping	40,000	NA	200	200	60	*B	*B	30	2 1/2	35	NA	30
B-3 Designated Retail-Financial-Professional	40,000	NA	200	200	60	*B	*B	30	2 1/2	35	NA	35
B-4 Designated Medical & Health Care Facility	60,000	NA	200	200	*C	*C	*C	*C	2 1/2	35	NA	25
B-4 Designated Medical & Health Care Facility- Senior Citizen Housing	3 Acre, *D	NA	80	100	25	12	30	30	2 1/2	35	180	25
Designated Hotel-Historic-Recreational			See Section 134-14 for dimensional requirements. Note that no portion of the Village has this designation									
Recreation		NA		The code has no dimensional requirements for this district								
I-1 Office-Light Industry	40,000	NA	100	150	50	25	50	30	2 1/2	35	NA	35
I-2 Heavy Industry	40,000	NA	100	150	50	25	50	30	2 1/2	35	NA	35

*A

Lot Area/dwelling unit:

Studio and one-bedroom unit: 4,000 sq. ft.

Two-bedroom dwelling unit: 6,500 sq.ft.

Three or more bedroom unit: 8,500 sq.ft.

Livable area per dwelling unit: six hundred (600) square feet

*B

One side yard:20 feet, unless separate legal access

20 feet wide shall be provided from a public road to the rear yard, in which event no side yard shall be required.

In all cases adjoining a residential district, a side yard of 25 feet shall be required.

*C

Front, side and rear yards: as determined by Planning Board, minimum 50 feet each per 134-15(F)4

No part or portion of any use shall be within fifty (50) feet of any street or lot line

*D

Lot area per dwelling unit: minimum two thousand three hundred (2,300) square

Livable floor area per dwelling unit: six hundred (600) square feet

Distance between buildings: twice the height of building. (See 134-17)