

- (a) Off-street parking of passenger and commercial vehicles in the open or in private garages, in accordance with the provisions of Article X of this chapter.
 - (b) Swimming pools, tennis and deck or paddle tennis facilities, in accordance with the provisions for such uses as set forth in Article VII of this chapter.
 - (c) Maintenance, security or utility structures serving the specific needs of the principal use.
 - (d) Recreation buildings or uses serving the specific needs of the use. Excluded are air-supported structures. **[Amended 6-14-2017 by L.L. No. 2-2017]**
 - (e) Indoor storage facilities incidental to the principal use.
 - (f) Other customary accessory structures subject to the applicable provisions of Article VII hereof, such as playhouses, greenhouses, saunas, porches, sun decks, house decks, trash containers, generators, outdoor air conditioners and the like, provided that said use, building or structure is incidental to the principal use of the site. **[Amended 12-14-2022 by L.L. No. 9-2022]**
- (5) Lot and bulk regulations.
- (a) The minimum lot size, height, lot and bulk regulations, minimum frontage and related standards for the CD District shall be as set forth in § 165-14 of this article.
 - (b) The minimum distance between structures shall be 60 feet.

B. R-3 Low-Density Residence District.

- (1) Purpose and intent. The R-3 District is a low-density residentially zoned district. The land included in this district is considered to have substantial environmental constraints that significantly affect the development potential and development pattern of the land. The purpose and intent of the R-3 District is to:
- (a) Provide for the establishment and control of low-density residential areas located and maintained in accordance with the Master Plan.
 - (b) Encourage the preservation of the rural character of the community.
 - (c) Encourage the permanent preservation of open space, agricultural lands and other natural resources.
 - (d) Maintain the existing rural character and land use pattern of the town.
 - (e) Encourage development that consumes less open land.
 - (f) Protect adjacent open space from negative impacts.
- (2) Permitted uses.
- (a) Single-family detached residences.
 - (b) Single-family cluster detached residences.
 - (c) Libraries or museums.
 - (d) Municipal buildings.

- (e) Schools, public.
 - (f) Home occupations or offices.
 - (g) Parks and recreation services, public or private.
 - (h) Amateur/ham radio antennae.
 - (i) Farm operations. **[Amended 8-19-2009 by L.L. No. 8-2009¹²]**
 - (j) Animals, domestic. **[Amended 6-14-2017 by L.L. No. 2-2017]**
 - (k) Multifamily. **[Added 6-14-2017 by L.L. No. 2-2017]**
- (3) Special permit uses. The following special permit uses may be permitted as provided for in Article IX of this chapter.
- (a) Accessory apartments.
 - (b) Adult day care, nursing homes or rest homes.
 - (c) Child day care, nursery schools or family care.
 - (d) Hospitals.
 - (e) (Reserved)¹³
 - (f) Schools, private.
 - (g) Utility services, local.
 - (h) Antiques stores.
 - (i) Bed-and-breakfast establishments/boardinghouses.
 - (j) Home businesses or trades.
 - (k) Hotels, motels or inns.
 - (l) Commercial kennels.
 - (m) Restaurants, general.
 - (n) Roadside stands.
 - (o) Athletic clubs, health clubs and health spas.
 - (p) Commercial stables and riding academies.
 - (q) Camps.
 - (r) Golf courses and country clubs.

12. Editor's Note: This local law also repealed former Subsection B(2)(j), which permitted animal husbandry, and redesignated former Subsection B(2)(k) as Subsection B(2)(j).

13. Editor's Note: Former Subsection B(3)(e), which permitted by special permit convalescent homes, was repealed 6-14-2017 by L.L. No. 2-2017.

- (s) Golf driving ranges.
 - (t) Recreation, sports and entertainment facilities, outdoor.
 - (u) Forestry management/timber harvesting.
 - (v) (Reserved)¹⁴
 - (w) Houses of worship.¹⁵ **[Added 4-19-2006 by L.L. No. 3-2006]**
- (4) Accessory uses. The following uses, accessory and incidental to permitted uses and specially permitted uses, may be permitted as provided for in Article VII of this chapter.
- (a) Off-street parking of passenger and commercial vehicles in the open or in private garages, in accordance with the provisions of Article X.
 - (b) Swimming pools, tennis and deck or paddle tennis facilities, in accordance with the provisions for such uses as set forth in Article VII of this chapter.
 - (c) Maintenance security or utility structures serving the specific needs of the use.
 - (d) Recreation buildings or uses serving the specific needs of the use. Buildings or uses serving the specific needs of the use, excluding air-supported structures. **[Amended 6-14-2017 by L.L. No. 2-2017]**
 - (e) Indoor storage facilities incidental to the principal use.
 - (f) Other customary accessory structures subject to the applicable provisions of Article VII hereof, such as playhouses, greenhouses, saunas, porches, sun decks, house decks, trash containers, generators, outdoor air conditioners and the like, provided that said use, building or structure is incidental to the principal use of the site. **[Amended 12-14-2022 by L.L. No. 9-2022]**
- (5) Lot and bulk regulations. The minimum lot size, height, lot and bulk regulations, minimum street frontage and related standards for the R-3 District shall be as set forth in § 165-14 of this article.

C. R-2 Moderate-Density Residence District.

- (1) Purpose and intent. The R-2 District includes land that is generally located adjacent to existing areas of concentrated population. The purpose and intent of the R-2 Moderate-Density Residence District is to provide for the establishment and regulation of residential areas developed with single-family detached and semi-attached units in a single-family neighborhood environment.
- (2) Permitted uses.
 - (a) Single-family detached residences.
 - (b) Single-family cluster detached residences.

14. Editor's Note: Former Subsection B(3)(v), which permitted by special permit veterinary hospitals, was repealed 6-14-2017 by L.L. No. 2-2017.

15. Editor's Note: Former Subsection B(3)(w), Senior citizen multifamily residences, added 6-5-2002 by L.L. No. 3-2002, was repealed 11-17-2004 by L.L. No. 6-2004.