



# CONTROLLED DEVELOPMENT DISTRICT SECTION 72

Land and water areas shall be used and buildings or structures shall be erected, altered, enlarged or used only for one or more of the uses or use categories listed below.

## PERMITTED USES PERMITTED AS OF RIGHT

- None (All uses must go through a Special Permit process)

## SPECIAL PRINCIPAL USES

SUBJECT TO THE ISSUANCE OF A SPECIAL PERMIT FROM THE PLANNING & ZONING COMMISSION

- Business and professional offices, medical clinics, hospitals
- Research laboratories
- Manufacturing, processing or assembling facilities subject to the provisions of Section 80
- Institutional buildings, public facilities
- Financial, professional or personal services
- Gas or filling stations or auto repair or service shops only when part of a larger shopping center complex

\*Please see [Section 72 of the regulations](#) for further explanation on all uses listed

## DIMENSIONAL REQUIREMENTS

Front yard setback: 60 FT

Side yard setback: 60 FT

Rear yard setback: 60 FT

Minimum lot area: 3 acres

Minimum Buildable Land Area\*: 30,000 SQ FT

Maximum Lot Coverage: 55%

Maximum Building Height: 35 feet

\*Buildable land area can not include wetlands, watercourses, floodplain, rock outcropping, and a percentage of steep slopes and easement land.

To apply for a permit please click [here](#).