

# APPENDIX G

## *Zoning*



# Town of Westmoreland Zoning

DRAFT

CITY OF ROME

TOWN OF WHITESTOWN

TOWN OF VERONA

TOWN OF VERNON

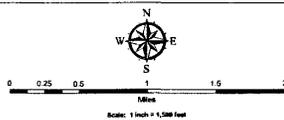
TOWN OF WESTMORELAND

TOWN OF KIRKLAND

VERNON

CLINTON

Legend	
<b>Zones</b>	
<b>General Business</b>	
B-1	B-2
<b>Residential</b>	
R-1	R-2
R-3	R-4
<b>Industrial</b>	
IN-1	
Municipal Boundaries	
Roads	
Parcels	
Water Bodies	
Creeks, Straims & Rivers	



TOWN OF WESTMORELAND  
ZONING MAP  
DRAFT

UPDATE: 3/4/2010

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**ZONING ORDINANCE**

**FOR**

**TOWN OF WESTMORELAND, NEW YORK**

**ADOPTED AUGUST 25, 1964 AND AS REVISED**

## **SECTION 4 INTERPRETATION OF DISTRICT BOUNDARIES**

In determining the boundaries of the Districts shown on the Zoning Map, the following rules shall apply:

1. Where district boundaries are indicated as approximately following streets or highways, the center lines of such streets or highways shall be deemed to be such boundaries.
2. Unless otherwise shown on the Zoning Map where the boundaries of any district are parallel to any road, such district shall be deemed to be five hundred (500) feet in depth measured from the center of the road.
3. Where district boundaries are so indicated that they approximately follow lot lines such lot lines shall be deemed to be such boundaries.

## **SECTION 5 APPLICATION OF REGULATIONS**

Except as otherwise provided herein:

1. No building shall be erected, constructed, reconstructed or altered and no land or building or part thereof shall be used for any purpose except as permitted for the district in which such building or land is located.
2. No building shall be erected, constructed, reconstructed or altered, nor shall any open space surrounding any building be encroached upon or reduced in any manner except in conformity to the yard, lot area and building location regulations hereinafter designated for the district in which such building or open space is located.
3. No part of a yard or other open space required about any building for the purpose of complying with the provisions of this Ordinance shall be included as a part of a yard or other open space similarly required for another building.

## **SECTION 6 R-1 DISTRICTS - ONE FAMILY RESIDENTIAL DISTRICTS**

The following regulations shall apply to all R-1 Districts:

### **A. USES PERMITTED:**

1. Detached one-family dwellings.
2. Churches or similar places of worship.
3. Public parks and playgrounds and other municipal recreation uses.
4. Public and private elementary schools.
5. Golf courses and country clubs operated by membership organizations for the benefit of their member, and not for profit.
6. Fire stations or other public service, including public utility buildings or structures necessary for protection or servicing of the neighborhood, provided however, that such buildings shall be so designated and

landscaped as to conform with the general character of the area in which they may be located.

7. Customary agricultural operations but only if the property falls within a County adopted, New York State Certified Agricultural, provided however, that no storage of manure or odor and/or dust producing substance shall be within 25 feet of any property line, and provided further than any building in which farm animals or poultry are kept is at least 25 feet from any side or rear lot lines.
8. Other customary accessory uses and buildings, provided such uses are incidental to the principal use and do not include any activity commonly conducted as a business.

**B. REQUIRED LOT FRONTAGE AND AREA:** Each lot in a Residential R-1 District shall have a frontage of not less than One Hundred Fifty (150) feet and an area of not less than Forty Thousand (40,000) square feet.

**C. PERCENTAGE OF LOT COVERED:** All buildings, including accessory buildings, shall not cover more than thirty percent (30%) of the area of the lot.

**D. YARDS REQUIRED:** Each lot shall have a front, side and rear yard not less than the depth or width following:

1. Front yards shall have a depth of not less than One Hundred Twenty-Five (125) feet where the house is located on a state road and not less than One Hundred (100) feet where located on a town or county road.
2. Each side yard shall have a minimum width of Twenty-Five (25) feet.
3. Each rear yard shall have a minimum depth of Fifty (50) feet.

**E. BUILDING HEIGHT LIMIT:** No building shall be erected with a height in excess of thirty-five (35) feet, provided, however, that parapet walls or cornices for ornamental purposes only, and without windows, may be permitted to extend a distance of five (5) feet above the height limit prescribed herein.

**F. FLOOR AREA:** Each house hereafter erected in an R-1 District shall have a minimum floor area, exclusive of attached garage, on the ground level enclosed by the main walls of such house of 1040 square feet for a one story house and 780 square feet for house having more than one story.

**G. ACCESSORY BUILDINGS AND USES:**

1. All accessory buildings or uses shall require a permit to be issued prior to their initiation as elsewhere required in this Ordinance, except that no permit shall be required for a single accessory building with dimensions that do not exceed maximum of one hundred (100) square feet in size, providing all minimum required yard dimensions are observed.

2. There shall not be more than two (2) accessory buildings to the residential lot, except that an agricultural operation shall not be subject to such provisions.
3. Maximum height of accessory building shall be one (1) story or twenty (20) feet, whichever is less.
4. Accessory buildings or structures in residential districts which are not attached to a principal building may be erected within the side or rear yard in accordance with the following requirements:
  - a. For Garage, tool house or similar storage building, and swimming pool, then (10) feet from side or rear lot line.
    - 1) Distance for in-ground pools will be measured from water line and distance for above-ground pools will be measured from the most external portion of the structure, including decking.
5. When an accessory building is attached to the principal building, it shall comply in all aspects with the requirements of this Ordinance applicable to the principal building.
6. Accessory buildings in Business or Industrial Districts shall comply with front, side and rear yard requirements for the principal building to which they are accessory.
7. No accessory building shall have a floor area in excess of twelve hundred (1200) square feet at ground level.
8. No accessory building or structure shall be permitted on a tax parcel without the presence of an approved dwelling structure.

**SECTION 7      R-2 DISTRICTS - ONE FAMILY RESIDENTIAL DISTRICTS**

The following regulations shall apply to all R-2 Districts:

**A. USES PERMITTED:**

1. The same uses permitted in an R-1 District.
2. Customary home occupations: provided that there shall be no external evidence of such occupations except a small announcement or professional sign not over 2 square feet in area, shall not be illuminated in any color other than white.
3. Temporary stands for agricultural products which are not predominantly regionally grown or produced, upon obtaining a permit from the Zoning Board of Appeals. Such permit shall be for a period of not to exceed six months and shall be subject to such reasonable restrictions as the Zoning Board of Appeals may prescribe.
4. Customary agricultural operations provided however, that no storage of manure or odor and/or dust-producing substance shall be permitted within 25 feet of any property line; and provided further that any

building which farm animals or poultry are kept at least 25 feet from any side or rear lines.

- a. In an R-2 District, from the adoption of this legislation forward, there shall not be permitted the equivalent of one animal unit, as defined in Definition V, on lots/parcels which contain less than 40,000 square feet to open, unused land.
- b. In an R-2 District, there shall be allowed one animal unit or the equivalent for every 40,000 square feet of open, unused land.
- c. In an R-2 District, for a landowner who wishes to have more than five animal units on their land, said landowner shall have to undergo a site plan review from the Westmoreland Planning Board. The Westmoreland Planning Board will then submit the site plan proposal to the Oneida County Soil and Water Conservation District for their review and recommendation. Said proposal, after site plan review, must be approved by the Town of Westmoreland Planning Board and filed with same. All costs associated with this site plan proposal and the mandatory review shall be the responsibility of the land owner.

**B. REQUIRED LOT FRONTAGE AND AREA:** Each lot in a Residential R-2 District shall have a frontage of not less than 150 feet and an area of not less than 40,000 square feet except where said lot is on a public water supply, in which case the frontage shall not be less than 100 feet and the total area shall not be less than 20,000 square feet.

**C. PERCENTAGE OF LOT COVERED:** All buildings, including accessory buildings shall not cover more than 35% of the area of the lot.

**D. YARDS REQUIRED:** Each lot shall have front, side and rear yard not less than depth or width following:

1. Front yards shall have a depth of not less than 100 feet where the house is located on a state road and not less than 75 feet where located on a town or county road, provided, however, that if at the effective date of this Ordinance, 25% of the lots comprising the frontage along the street between two intersecting streets, on the same side of the street upon which a dwelling is to be located, are occupied by houses having a front yard depth of less than that herein prescribed, a house may be located on any remaining unoccupied lot so as to have a front yard depth equal to the average depth of all lots so occupied unless such house is located a distance of 500 feet or more from the next nearest house in which even the minimum front yard requirements shall apply regardless of the location of other houses on such street.
2. Each side yard shall have a minimum width of 15 feet.
3. Each rear yard shall have a minimum depth of 35 feet.

- E. BUILDING HEIGHT LIMIT:** No building shall be erected to a height in excess of 30 feet; provided, however that parapet walls or cornices for ornamental purposes only, and without windows, may be permitted to extend a distance of 5 feet above the height limit permitted.
- F. FLOOR AREA:** Each dwelling house hereafter erected in an R-2 District shall have a minimum floor area, exclusive of attached garage, on the ground level enclosed by main walls of such house of 832 square feet for a house having more than one story.
- G. SIZE, LOCATION AND HEIGHT OF ACCESSORY BUILDINGS:**
  - 1. No accessory building shall be set closer to the highway than is permitted for the main building, nor shall such accessory building be located closer than 10 feet to a side lot line, nor closer than 10 feet to a rear lot line.
  - 2. No accessory building shall be constructed to exceed a height of 30 feet.
  - 3. No accessory building shall have a floor area in excess of 1200 square feet at ground level.
  - 4. For barns, stable, poultry house, kennel or other animal shelter or farm structure, twenty-five (25) feet from side or rear lot line.

**SECTION 8        R-3 DISTRICTS - ONE FAMILY RESIDENTIAL DISTRICTS**

The following regulations shall apply in all R-3 Districts:

- A. USES PERMITTED:**
  - 1. The same uses permitted in an R-2 District.
  - 2. Riding stables only upon obtaining a special use permit from the Zoning Board of Appeals and subject to such reasonable restrictions as may be prescribed by the zoning Board of Appeals.
  - 3. Two family houses upon obtaining a special permit from the Zoning Board of Appeals.
  - 4. Customary Agricultural Operations, provided, however, that no storage of manure or odor or dust producing substances shall be permitted within 100 feet of any property line.
  - 5. Additional depth for any business may be acquired in R-3 Districts adjoining business districts by obtaining a special permit from the Zoning Board of Appeals in accordance with the provisions of Section 18(B)(2) hereof.
  - 6. The following uses only upon obtaining a permit from the Town Board and subject to such reasonable restrictions as may be prescribed by the Town Board:
    - a. Dump
    - b. Natural land production uses

- c. Summer recreation camps
  - d. Golf courses operated for profit together with facilities customarily incidental thereto
  - e. Aircraft landing fields operated for profit
  - f. Riding academies where adjacent to R-3 and R-4 residential districts
  - g. Mobile Courts where adjacent to B-1 and B-2 Districts
  - h. Temporary commercial parking of more than 25 vehicles
7. The following use, only upon undergoing a site plan review and receiving a special permit from the Zoning Board of Appeals.
- a. Migrant Labor Camps

**B. REQUIRED LOT FRONTAGE AND AREA:** Each lot in a Residential R-3 District shall have a frontage of not less than 150 feet and an area of not less than 40,000 square feet except where said lot is on a public water supply, in which case the frontage shall not be less than 100 feet and the total area shall not be less than 20,000 square feet.

**C. PERCENTAGE OF LOT COVERED:** All buildings, including accessory buildings shall not cover more than 35% of the area of the lot.

**D. YARDS REQUIRED:** Each lot shall have front, side and rear yard not less than depth or width following:

- 1. Front yards shall have a depth of not less than 100 feet where the house is located on a state road and not less than 75 feet where located on a town or county road, provided, however, that if at the effective date of this Ordinance, 25% of the lots comprising the frontage along the street between two intersecting streets, on the same side of the street upon which a dwelling is to be located, are occupied by houses having a front yard depth of less than that herein prescribed, a house may be located on any remaining unoccupied lot so as to have a front yard depth equal to the average depth of all lots so occupied unless such house is located a distance of 500 feet or more from the next nearest house in which even the minimum front yard requirements shall apply regardless of the location of other houses on such street.
- 2. Each side yard shall have a minimum width of 15 feet.
- 3. Each rear yard shall have a minimum depth of 35 feet.

**E. BUILDING HEIGHT LIMIT:** No building shall be erected to a height in excess of 30 feet; provided, however that parapet walls or cornices for ornamental purposes only, and without windows, may be permitted to extend a distance of 5 feet above the height limit permitted.

**F. DWELLING AREA:** Each dwelling house hereafter erected in an R-3 District shall have a minimum floor area, exclusive of attached garage, on

ground level enclosed by the main walls of such house and 624 square feet for a house having more than on story.

1. The main living area of a single family or duplex structure shall not be longer than twice its width until that structure width reaches 24 feet at which time the length should not exceed 2 ½ times its width.
2. Width to be the distance from side to side at a right angle of the longest side of the structure.

**G. SIZE, LOCATION AND HEIGHT OF ACCESSORY BUILDINGS:**

1. No accessory building shall be set closer to the highway than is permitted for the main building, nor shall such accessory building be located closer than 10 feet to a side lot line, nor closer than 10 feet to a rear lot line.
2. No accessory building shall be constructed to exceed a height of 15 feet.
3. No accessory building shall have a floor area in excess of 1200 square feet at ground level.

**SECTION 9 R-4 DISTRICTS - ONE FAMILY RESIDENTIAL DISTRICTS (MOBILE HOMES)**

The following regulations shall apply in all R-4 Districts:

**A. USES PERMITTED:**

1. The same uses permitted in an R-3 District.
2. Mobile Homes, subject to the following regulations:
  - a. Such mobile homes shall be so located as to conform to all front, side and rear yard requirements.
  - b. Such mobile homes shall be so located that a line passing through the center of the front and rear of such mobile home will be parallel with the road.

- B.** Except as provided in Subsection (A) of this Section all regulations pertaining to an R-3 District shall apply to an R-4 District.

**AMENDMENTS**

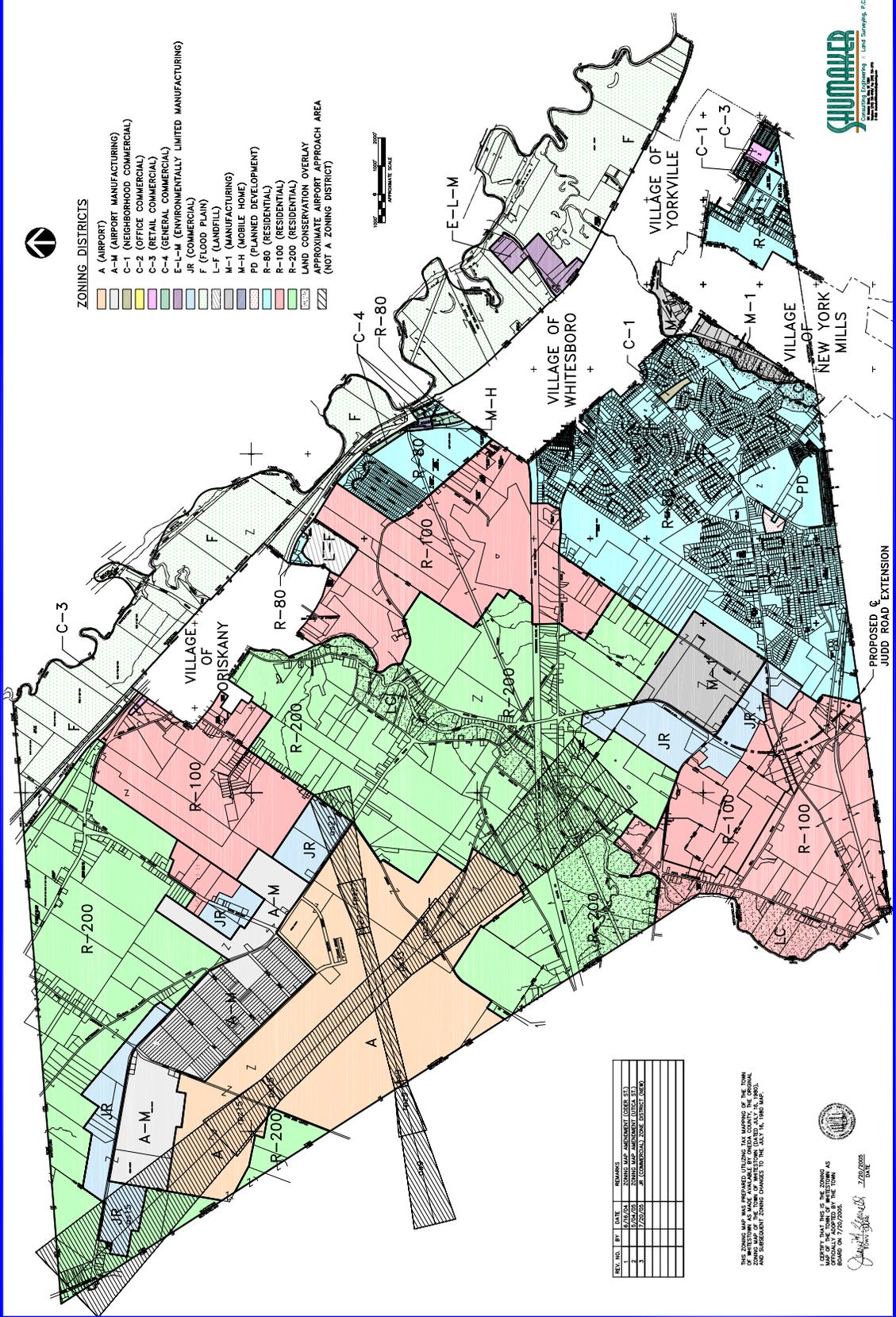
**SECTION 9 TEMPORARY PERMITS**

- A.** Mobile homes may be placed in R-3 and B-2 Districts by obtaining a special permit from the Zoning Board of Appeals. A special permit shall be obtained as outlined in Section 18B (2) of this Ordinance. A special permit may be granted by the Zoning Board of Appeals only upon finding that:

# Town of Whitestown Zoning

# ZONING MAP

TOWN OF WHITESTOWN, NEW YORK



- ZONING DISTRICTS**
- A (AIRPORT)
  - A-M (AIRPORT MANUFACTURING)
  - C-1 (NEIGHBORHOOD COMMERCIAL)
  - C-2 (OFFICE COMMERCIAL)
  - C-3 (RETAIL COMMERCIAL)
  - C-4 (GENERAL COMMERCIAL)
  - E-L-M (ENVIRONMENTALLY LIMITED MANUFACTURING)
  - JR (COMMERCIAL)
  - F (FLOOD PLAIN)
  - L-F (LANDFILL)
  - M-1 (MANUFACTURING)
  - M-H (MOBILE HOME)
  - PD (PLANNED DEVELOPMENT)
  - R-80 (RESIDENTIAL)
  - R-100 (RESIDENTIAL)
  - R-200 (RESIDENTIAL)
  - LAND CONSERVATION OVERLAY
  - APPROXIMATE AIRPORT APPROACH AREA
  - (NOT A ZONING DISTRICT)



REV. NO.	BY	DATE	DESCRIPTION
1		12/2005	ADOPTED ZONING MAP AMENDMENT (ORIG. SET)
2		12/2005	ZONING MAP AMENDMENT (ORIG. SET)
3		12/2005	JR COMMERCIAL ZONE DISTRICT (NEW)

THIS ZONING MAP AND REFERENCED MATERIALS ARE HEREBY ADOPTED BY THE TOWN OF WHITESTOWN AS MADE AVAILABLE BY FEDERAL COUNTY. THE ORIGINAL ZONING MAP IS FILED IN THE CLERK'S OFFICE OF THE TOWN OF WHITESTOWN, NEW YORK. ANY SUBSEQUENT ZONING CHANGES TO THE SET IN THIS MAP.

LETTER OF MAPS OF THE ZONING AS MADE AVAILABLE BY FEDERAL COUNTY, NEW YORK, IS FILED IN THE CLERK'S OFFICE OF THE TOWN OF WHITESTOWN, NEW YORK.

*[Signature]*  
DATE



PROPOSED EXTENSION OF JUDD ROAD

## Article II: Residence Districts

### § 200-8 R-200 Residence District.

This district delineates those areas of Town where natural and man-made features, including the airport approach zones, are such that rural, low-density residential development should be the primary land use.

A. Permitted principal uses.

- (1) Farms.
- (2) One-family dwellings.
- (3) R-100 uses with public sewer and water.  
[Added 7-17-2002]

B. Site plan review uses.

- (1) Public and semipublic uses.
- (2) Standard nine- or eighteen-hole golf course or country club.
- (3) Nursing home.
- (4) Public utility.
- (5) (Reserved)  
*Editor's Note: Former Subsection B(5), Excavations, was repealed 5-4-2005. See now Subsection B(13).*
- (6) Hospital.
- (7) Home occupation.
- (8) Recreational vehicle park.  
[Added 3-16-1999 by L.L. No. 2-1999]
- (9) Golf ball driving range, executive/par-three golf course.  
[Added 3-16-1999 by L.L. No. 2-1999; amended 7-17-2002]
- (10) Child-care center.  
[Added 3-16-1999 by L.L. No. 2-1999; amended 7-17-2002]
- (11) Service clubs and organizations.  
[Added 3-16-1999 by L.L. No. 2-1999; amended 7-17-2002]
- (12) Change in any nonresidential use or tenant.  
[Added 5-4-2005]
- (13) Mining, excavations.  
[Added 5-4-2005]
- (14) Land development activities.  
[Added 1-23-2007 by L.L. No. 2-2007]

C. Special permit uses.

- (1) Public utility.
- (2) Mining, excavations.  
[Amended 4-6-2005 by L.L. No. 1-2005]
- (3) Hospital.
- (4) Home occupation.
- (5) Child-care center.  
[Added 3-16-1999 by L.L. No. 2-1999; amended 7-17-2002]

D. Accessory uses and structures. Such accessory uses and structures as are customarily incidental to the foregoing uses.

### § 200-9 R-100 Residence District.

This district provides for moderate density one- and two-family residential development and controlled multifamily residential development.

A. Permitted principal uses.

- (1) Farm.
- (2) One-family dwellings.
- (3) Two-family dwellings.

B. Site plan review uses.

- (1) Public or semipublic uses.
- (2) Standard nine- or eighteen-hole golf course or country club.
- (3) Nursing home (must have provisions for public sewer and water service).
- (4) Public park or playground.
- (5) Multifamily dwellings (must have provisions for public sewer and water service).
- (6) Public utility.
- (7) Golf ball driving range, executive/par-three golf course.  
[Added 3-16-1999 by L.L. No. 2-1999; amended 7-17-2002]
- (8) Change in any nonresidential use or tenant.  
[Added 5-4-2005]
- (9) Mining, excavations.  
[Added 5-4-2005]
- (10) Land development activities.  
[Added 1-23-2007 by L.L. No. 2-2007]

C. Special permit uses.

- (1) Public utility.

D. Accessory uses and structures. Such accessory uses and structures as are customarily incidental to the foregoing uses.

## Article III: Commercial Districts

### § 200-12 C-1 Neighborhood Commercial District.

This district provides for commercial uses in close proximity to residential areas to serve the residents of the area and not to provide large-scale Town or regional commercial uses.

A. Site plan review uses.

- (1) Restaurant.
- (2) Neighborhood convenience store (without gasoline sales).  
[Amended 3-16-1999 by L.L. No. 2-1999; 7-17-2002]
- (3) Bakery or confectionery shop.
- (4) Personal services such as barber, tailor and shoe repair.
- (5) Bank.
- (6) Launderette.
- (7) Fruit or vegetable market.
- (8) Professional office such as doctor, lawyer, architect and accountant.
- (9) Nursery or greenhouse.
- (10) Public utility.
- (11) Service clubs and organizations.  
[Added 3-16-1999 by L.L. No. 2-1999; amended 7-17-2002]
- (12) Child-care center.  
[Added 3-16-1999 by L.L. No. 2-1999; amended 7-17-2002]
- (13) Change in any nonresidential use or tenant.  
[Added 5-4-2005]
- (14) Land development activities.  
[Added 1-23-2007 by L.L. No. 2-2007]

B. Special permit uses.

- (1) Public utility.
- (2) *Former Subsection B(2), Business sign, was repealed 3-16-1999 by L.L. No. 2-1999.*  
Child-care center.  
[Added 3-16-1999 by L.L. No. 2-1999; amended 7-17-2002]

C. Accessory uses and structures. Such accessory uses and structures as are customarily incidental to the foregoing uses.

### § 200-13 C-2 Office Commercial District.

[Amended 3-16-1999 by L.L. No. 2-1999; 7-17-2002]

This district provides for integral areas for the development of professional and business offices which are not associated with retail commercial uses but which are compatible with all adjacent uses.

A. Site plan review uses.

- (1) General business offices.
- (2) Studio.
- (3) Bank.
- (4) Governmental offices.
- (5) Research and development center.
- (6) Laboratory research.
- (7) Storage.
- (8) Warehouse.
- (9) Nursery or greenhouse.
- (10) Change in any nonresidential use or tenant.  
[Added 5-4-2005]
- (11) Land development activities.  
[Added 1-23-2007 by L.L. No. 2-2007]

B. Special permit uses.

- (1) Public utility.

C. Accessory uses and structures: such accessory uses and structures as are customarily incidental to the foregoing uses.

**§ 200-14 C-3 Retail Commercial District.**

[Amended 3-16-1999 by L.L. No. 2-1999; 7-17-2002]

This district provides for limited commercial development in nonresidential areas.

A. Site plan review uses.

- (1) C-1 and C-2 Commercial uses.
- (2) Retail store or shopping center.
- (3) Personal service shop such as barber, beauty parlor, tailor or shoe repair.
- (4) Bank or other monetary institution.
- (5) Restaurant or other place serving food or drink.
- (6) Business or professional office.
- (7) Private club or lodge.
- (8) Business sign as provided in § **200-28B** of this chapter.
- (9) Public utility structure.

- (10) Wholesale store, discount store or warehouse.
  - (11) Stone or monument works.
  - (12) Gasoline service station.
  - (13) Automatic or coin-operated laundry or dry cleaner or pickup station.
  - (14) Motel-hotel.
  - (15) Retail sales and services of motorcycles, recreational vehicles, except trailers, lawn and garden vehicles and equipment and parts and accessories related thereto.
  - (16) Adult entertainment.
  - (17) Convenience store (with gasoline sales).
  - (18) Change in any nonresidential use or tenant.  
[Added 5-4-2005]
  - (19) Land development activities.  
[Added 1-23-2007 by L.L. No. 2-2007]
- B. Special permit uses.
- (1) Adult entertainment.
- C. Accessory uses and structures: such accessory uses and structures as are customarily incidental to the foregoing uses.

### **§ 200-15 C-4 Commercial District.**

[Amended 3-16-1999 by L.L. No. 2-1999; 7-17-2002]

This district provides for a wide range of commercial uses and for large-scale commercial development in and adjacent to existing commercial centers.

- A. Site plan review uses.
- (1) Uses permitted in the C-3 Commercial District.
  - (2) Automobile, farm implement, boat sales or rental, including accessory service.
  - (3) Confectionary or bakery where all goods made and processed are sold at retail on the premises.
  - (4) Motel or hotel.
  - (5) Recreation, commercial; indoor and outdoor.
  - (6) Casino.
  - (7) Printing, lithographing or publishing.
  - (8) Wholesale store or discount house.
  - (9) Electrical, plumbing, heating or air-conditioning fabrication or repair shop, but not outside storage of used materials.
  - (10) Gasoline service station, mechanical car wash.
  - (11) Building material sales yard, excluding concrete mixing.
  - (12) Retail lumber yard, including only incidental mill work.

- (13) Contractor's equipment storage yard.
  - (14) Small animal hospital, veterinary clinic or kennel.
  - (15) Truck terminals.
  - (16) Change in any nonresidential use or tenant.  
[Added 5-4-2005]
  - (17) Land development activities.  
[Added 1-23-2007 by L.L. No. 2-2007]
- B. Special permit uses.
- (1) Public utility.
- C. Accessory uses and structures: such accessory uses and structures as are customarily incidental to the foregoing uses.

## Article IV: Manufacturing Districts

### § 200-16 M-1 Manufacturing District.

This district provides for limited industrial uses outside the industrial park.

A. Site plan review uses. Site plan uses shall be as follows:

- (1) Uses permitted in the C-4 Commercial District, but not including any dwelling, school, hospital or similar institution for human care except when incidental to a permitted principal use.
- (2) Research, experimental or testing laboratory, provided that no operation shall be conducted which may cause hazardous, noxious or offensive conditions in the area in which such laboratory is located.
- (3) Manufacture, compounding, assembling, fabrication or treatment of articles or merchandise from the following previously prepared materials: fiber, fur, glass, leather, metal, paper, plastic, stone, textiles, tobacco, wax, wire and wood.
- (4) Warehouse or storage facility, but not including aboveground tanks for the storage of crude oil or petroleum products, natural gas, molasses and similar bulk liquids.
- (5) *Editor's Note: Former Subsection A(5), Business or advertising sign, was deleted 3-16-1999 by L.L. No. 2-1999.*  
Any use equivalent to the above, but not including any use which may become hazardous, noxious or offensive by reason of the emission of odor, dust, dirt, smoke, cinders, gas, fumes, noise, vibration, refuse matter or water-carried waste.
- (6) Mining, excavations.  
[Added 3-16-1999 by L.L. No. 2-1999; amended 7-17-2002]
- (7) Change in any nonresidential use or tenant.  
[Added 5-4-2005]
- (8) Land development activities.  
[Added 1-23-2007 by L.L. No. 2-2007]

B. Special permit uses. Special permit uses shall be as follows:

- (1) Truck terminal, including any premises where any vehicle used in long distance freight hauling or where any tractor trailer combination or automobile conveyor is parked, loaded or unloaded.
- (2) Food processing plant.
- (3) Abattoir.  
[Added 3-16-1999 by L.L. No. 2-1999; amended 7-17-2002]

C. Accessory uses and structures. Such accessory uses and structures as are customarily incidental to the foregoing uses shall be allowed.

### § 200-17 ELM Environmentally Limited Manufacturing District.

[Amended 3-16-1999 by L.L. No. 2-1999; 7-17-2002]

This district provides for limited and controlled industrial development involving low-density human habitation in areas subjected to environmental constraints, such as floodplains or airport approach zones.

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ZONING

200 Attachment 1

Town of Whitestown  
Chapter 200, Zoning  
Schedule A

[Amended 3-16-1999 by L.L. No. 2-1999; 7-17-2002; 5-4-2005; 1-23-2007 by L.L. No. 2-2007; 7-16-2008 by L.L. No. 1-2008]

District	Permitted Principal Uses (building permit)	Site Plan Review Uses (Planning Board)	Special Permit Uses (ZBA)	Minimum Lot Sizes		Maximum Coverage (percent)	Minimum Ground Floor Area (square feet)	Building Height Maximum (stories)	Building Height Maximum (feet)	Minimum Yard Dimension		
				Area	Width or Frontage (feet)					Front (feet)	Each Side (feet)	Rear (feet)
R-80 Residence	Farm One-family dwelling (only with public water and sewer) Accessory building	Public or semipublic uses, such as schools, churches, libraries, cemetery, parks and playgrounds		10 acres	NA	NA	NA	NA	NA	NA	NA	NA
				10,000 square feet	80	20%	800	2 ½	35	30	10	30
				NA	NA	NA	NA	1	12	30	10	10
				20,000 square feet	100	25%	NA	2 ½	35	40	15	30
				Standard golf course Executive/par-three golf course	NA NA	NA NA	NA NA	NA NA	NA NA	NA NA	NA NA	NA NA
R-100 Residence	Farm One-family dwelling Two-family dwelling Accessory building	Public or semipublic uses, such as schools, churches, libraries, cemetery, parks and playgrounds	Public utility	10 acres	NA	NA	NA	NA	NA	NA	NA	NA
				20,000 square feet	100	20%	800	2 ½	35	30	15	30
				40,000 square feet	100	20%	600/dwelling unit	2 ½	35	30	15	30
				NA	NA	NA	NA	1	12	30	15	10
				40,000 square feet	100	20%	800	2 ½	35	40	15	30
R-100 Residence	Farm One-family dwelling Two-family dwelling Accessory building	Nursing home Standard golf course Executive/par-three golf course	Public utility	40,000 square feet	100	20%	800	2 ½	35	40	15	30
				NA	NA	NA	NA	NA	NA	NA	NA	NA
				NA	NA	NA	NA	NA	NA	NA	NA	NA
				Public utility	NA	NA	NA	NA	NA	NA	NA	NA
				Multifamily dwellings with: (1) Public sewer and water	NA	NA	NA	NA	NA	40	15	15
R-100 Residence	Farm One-family dwelling Two-family dwelling Accessory building	(2) No public sewer and water Golf ball/driving range		3,000 square feet/dwelling unit; 10,000 square feet minimum	100	30%	NA	4	60	50	30	50
				Not permitted with no public sewer or water								
				Land development activities								

NOTES:  
NA = Not applicable.  
TBD = To be determined.

WHITESTOWN CODE

Town of Whitestown  
Chapter 200, Zoning  
Schedule A  
(Continued)

District	Permitted Principal Uses (building permit)	Site Plan Review Uses (Planning Board)	Special Permit Uses (ZBA)	Minimum Lot Sizes		Maximum Coverage (percent)	Minimum Ground Floor Area (square feet)	Building Height Maximum (stories)	Building Height Maximum (feet)	Minimum Yard Dimension				
				Area	Width or Frontage (feet)					Front (feet)	Each Side (feet)	Rear (feet)		
R-200	Farm One-family dwelling R-100 uses (with public water and sewer) Accessory building			10 acres	NA	NA	NA	NA	NA	NA	NA	NA		
				60,000 square feet	200	20%	800	2 ½	35	50	20	40		
				20,000 square feet	100	20%	800	2 ½	35	30	15	30		
						NA	NA	NA	NA	1	12	50	20	10
			Public or semipublic uses, such as schools, churches, libraries, cemeteries and parks			60,000 square feet	200	25%	NA	2 ½	35	50	30	50
			Nursing home			60,000 square feet	200	25%	NA	2 ½	35	50	30	50
			Service clubs and organizations			60,000 square feet	200	25%	NA	2 ½	35	50	30	50
			Standard golf course			NA	NA	NA	NA	NA	NA	NA	NA	NA
			Golf ball driving range			NA	NA	NA	NA	NA	NA	NA	NA	NA
			Executive/par-three golf course			NA	NA	NA	NA	NA	NA	NA	NA	NA
			Recreational vehicle park			125,000 square feet	200	25%	NA	1	15	50	30	50
			Public utility	Public utility		NA	NA	NA	NA	NA	NA	50	20	20
			Mining, excavations	Mining, excavations										
			Hospital	Hospital		60,000 square feet	200	25%	NA	2 ½	35	50	30	50
	Home occupation	Home occupation		60,000 square feet	200	25%	NA	2 ½	35	50	30	50		
	Child-care center	Child-care center		60,000 square feet	200	25%	NA	2 ½	35	50	20	40		
		Land development activities												
M-H Mobile Home	Single mobile home Accessory building	Mobile home park		125,000 square feet	200	20%	NA	1	15	50	20	40		
		Recreational vehicle park		125,000 square feet	200	20%	NA	1	15	50	20	40		
				5,000 square feet	40	20%	350	1	15	25	10	30		
				NA	NA	NA	NA	1	12	25	10	10		
			Land development activities											

NOTES:  
NA = Not applicable.  
TBD = To be determined.

ZONING

Town of Whitestown  
Chapter 200, Zoning  
Schedule A  
(Continued)

District	Permitted Principal Uses (building permit)	Site Plan Review Uses (Planning Board)	Special Permit Uses (ZBA)	Minimum Lot Sizes		Maximum Coverage (percent)	Minimum Ground Floor Area (square feet)	Building Height Maximum (stories)	Building Height Maximum (feet)	Minimum Yard Dimension				
				Area	Width or Frontage (feet)					Front (feet)	Each Side (feet)	Rear (feet)		
C-1 Neighborhood Commercial		Restaurant		40,000 square feet	200	25%	NA	2	35	50	50	100		
		Service clubs and organizations		NA	NA	NA	NA	NA	NA	NA	NA	NA		
		Neighborhood convenience store (without gasoline)		5,000 square feet	50	25%	NA	2	35	20	20	50		
		Accessory building		5,000 square feet	50	25%	NA	1	12	20	20	10		
		Bakery		5,000 square feet	50	25%	NA	2	35	20	20	50		
		Fruit or vegetable market		5,000 square feet	50	25%	NA	2	35	20	20	50		
		Personal services		5,000 square feet	50	25%	NA	2	35	20	20	50		
		Bank		5,000 square feet	50	25%	NA	2	35	20	20	50		
		Laundrette		5,000 square feet	50	25%	NA	2	35	20	20	50		
		Professional offices		5,000 square feet	50	25%	NA	2	35	20	20	50		
		Nursery, greenhouse		5,000 square feet	50	25%	NA	2	35	20	20	50		
		Child-care center		5,000 square feet	50	25%	NA	2	35	20	20	50		
		Public utility	Public utility	NA	NA	NA	NA	NA	NA	NA	20	20	20	
	Land development activities													
C-2 Office Commercial	Accessory building	General business offices		NA	NA	NA	NA	1	12	20	15	10		
		Bank		5,000 square feet	50	25%	NA	4	50	20	15	25		
		Governmental offices		5,000 square feet	50	25%	NA	4	50	20	15	25		
		Studio		5,000 square feet	50	25%	NA	4	50	20	15	25		
		Research and development center		10,000 square feet	100	20%	NA	4	50	20	15	25		
		Laboratory research		10,000 square feet	100	20%	NA	4	50	20	15	25		
		Storage		10,000 square feet	100	20%	NA	4	50	20	15	25		
		Warehouse		10,000 square feet	100	20%	NA	4	50	20	15	25		
		Nursery, greenhouse		10,000 square feet	100	20%	NA	4	50	20	15	25		
		Public utility		Public utility	NA	NA	NA	NA	NA	NA	NA	NA	NA	
				Land development activities										
		C-3 Retail Commercial			C-1 uses		Dimensional requirements as specified in C-1 Districts							
			C-2 uses		Dimensional requirements as specified in C-2 Districts									
Personal services	5,000 square feet		50		40%		NA	2	35	40	20	50		
Business and professional offices	5,000 square feet	50	40%	NA	2	35	40	20	50					

NOTES:  
NA = Not applicable.  
TBD = To be determined.

WHITESTOWN CODE

Town of Whitestown  
Chapter 200, Zoning  
Schedule A  
(Continued)

District	Permitted Principal Uses (building permit)	Site Plan Review Uses (Planning Board)	Special Permit Uses (ZBA)	Minimum Lot Sizes		Maximum Coverage (percent)	Minimum Ground Floor Area (square feet)	Building Height Maximum (stories)	Building Height Maximum (feet)	Minimum Yard Dimension		
				Area	Width or Frontage (feet)					Front (feet)	Each Side (feet)	Rear (feet)
C-3 Retail Commercial (cont'd)		Private club or lodge		5,000 square feet	50	40%	NA	2	35	50	20	50
		Wholesale; discount store		5,000 square feet	50	40%	NA	2	35	40	20	50
		Stone or monument works		5,000 square feet	50	40%	NA	2	35	40	20	50
		Shopping center, retail store		10,000 square feet	100	20%	NA	1	15	50	25	50
		Restaurant		10,000 square feet	100	20%	NA	1	15	50	25	50
		Gasoline service station		10,000 square feet	100	20%	NA	1	15	50	25	50
		Automatic or coin-op laundry		10,000 square feet	100	20%	NA	1	15	50	25	50
		Motel-hotel		10,000 square feet	100	20%	NA	1	15	50	25	50
		Motorcycle and recreational vehicle retail sales and service		10,000 square feet	100	20%	NA	1	15	50	25	50
		Convenience store with gasoline sales		10,000 square feet	100	20%	NA	1	15	50	25	50
		Adult entertainment		10,000 square feet	100	20%	NA	1	15	50	25	50
		Accessory building		NA	NA	NA	NA	1	12	50	25	10
		Banks or other monetary institutions										
Public utility structures												
Land development activities												
C-4 General Commercial	Accessory buildings	C-3 Retail Commercial uses		NA	NA	NA	NA	1	12	50	25	10
		Motel-hotel		750 square feet/unit	100	40%	225/unit	2	35	40	15	30
		Automobile, farm implement, boat sales or rental, including service		5,000 square feet	50	50%	NA	2	40	40	15	30
		Confectionery or bakery for on-premises retail sales		5,000 square feet	50	50%	NA	2	40	40	15	30
		Printing, lithographing or publishing		5,000 square feet	50	50%	NA	2	40	40	15	30

NOTES:  
NA = Not applicable.  
TBD = To be determined.

ZONING

Town of Whitestown  
Chapter 200, Zoning  
Schedule A  
(Continued)

District	Permitted Principal Uses (building permit)	Site Plan Review Uses (Planning Board)	Special Permit Uses (ZBA)	Minimum Lot Sizes		Maximum Coverage (percent)	Minimum Ground Floor Area (square feet)	Building Height Maximum (stories)	Building Height Maximum (feet)	Minimum Yard Dimension		
				Area	Width or Frontage (feet)					Front (feet)	Each Side (feet)	Rear (feet)
C-4 General Commercial (cont'd)		Electrical, plumbing, heating or air-conditioning fabrication or repair shop, but not outside storage of used materials		5,000 square feet	50	50%	NA	2	40	40	15	30
		Truck terminals		10,000 square feet	100	20%	NA	1	15	50	25	50
		Casino		10,000 square feet	100	20%	NA	1	15	50	25	50
		Recreation, commercial; indoor and outdoor		10,000 square feet	100	20%	NA	1	15	50	25	50
		Building materials		5,000 square feet	50	50%	NA	2	40	40	15	30
		Lumber yard		5,000 square feet	50	50%	NA	2	40	40	15	30
		Small animal hospital		5,000 square feet	50	50%	NA	2	40	40	15	30
		Kennel		5,000 square feet	50	50%	NA	2	40	40	15	30
		Contractor's storage yard		5,000 square feet	50	50%	NA	2	40	40	15	30
		Land development activities										
M-1 Manufacturing		C-4 uses		5,000 square feet	50	50%	NA	2	40	40	15	30
		Laboratory research, testing, Manufacturing		10,000 square feet	100	50%	NA	2	40	40	15	30
		Storage		10,000 square feet	100	50%	NA	2	40	40	15	30
		Warehouse		10,000 square feet	100	50%	NA	2	40	40	15	30
		Accessory building		NA	NA	NA	NA	1	12	40	15	30
		Mining, excavations										
		Abatoire		10,000 square feet	100	50%	NA	NA	NA	40	15	30
		Truck terminal		10,000 square feet	100	50%	NA	NA	NA	40	15	30
		Food processing plant		10,000 square feet	100	50%	NA	NA	NA	40	15	30
		Land development activities										
ELM Environmental Limited Manufacturing		Manufacturing		10,000 square feet	100	50%	NA	2	40	40	15	30
		Indoor (secure) storage		10,000 square feet	100	50%	NA	2	40	40	15	30
		Warehouse		10,000 square feet	100	50%	NA	2	40	40	15	30
		Junkyard		10,000 square feet	100	NA	NA	2	40	40	15	30
		Truck terminal		10,000 square feet	100	50%	NA	2	40	40	15	30
		Accessory buildings		NA	NA	NA	NA	1	12	40	15	30
		Land development activities										
A-M Airport Manufacturing	Farm		See § 200-18	10 acres	NA	NA	NA	NA	NA	NA	NA	NA
	Warehouse or storage facilities			NA	NA	50%	NA	NA	NA	50	25	50

NOTES:  
NA = Not applicable.  
TBD = To be determined.

WHITESTOWN CODE

Town of Whitestown  
Chapter 200, Zoning  
Schedule A  
(Continued)

District	Permitted Principal Uses (building permit)	Site Plan Review Uses (Planning Board)	Special Permit Uses (ZBA)	Minimum Lot Sizes		Maximum Coverage (percent)	Minimum Ground Floor Area (square feet)	Building Height Maximum (stories)	Building Height Maximum (feet)	Minimum Yard Dimension		
				Area	Width or Frontage (feet)					Front (feet)	Each Side (feet)	Rear (feet)
A Airport		Aircraft storage, terminal and maintenance facilities		NA	NA	50%	NA	NA	NA	50	25	50
		Fuel storage structures		NA	NA	NA	NA	NA	50	25	50	
		Other uses in compliance with the airport development plan		NA	NA	50%	NA	NA	50	25	50	
		Land development activities										
L-F Landfill	Sanitary landfill			NA	NA	NA	NA	NA	NA	50	50	50
F Floodplain	Agriculture and recreation without structures	Mining, excavations	Mining, excavations	NA	NA	NA	NA	NA	NA	40	25	30
		Land development activities										
L-C Overlay	Uses as permitted in the underlying zoning district. Review by the Planning Board required for all uses.			Dimensional requirements will be the same as the underlying zoning district.								
JR Overlay	Uses as permitted in the underlying zoning district; land development activities. Review by the Planning Board required for all uses.			Dimensional requirements will be the same as the underlying zoning district.								
P-D	One single district designation to be based on a specific development proposal.			5 acres	TBD	TBD	TBD	TBD	TBD	TBD	TBD	TBD

NOTES:  
NA = Not applicable.  
TBD = To be determined.

# Amendments to Town of Whitestown Zoning Ordinance

NOTICE OF LOCAL MUNICIPAL BODY FINAL ACTION

**RECEIVED**

JUN 29 2015

Zoning and Subdivision Referrals

Pursuant to Sections 239-l, -m, or -n of Article 12B, General Municipal Law

ONEIDA COUNTY  
DEPARTMENT OF PLANNING

Date of Final Action: 6/17/15

Reference:                      Referral Number:                      OC 239-15-071  
   Applicant:                                      Town of Whitestown  
   Location:                                        Airport, Postal, & Humphrey Roads

- Approval
- Approval with conditions (attached conditions)
- Disapproval

Copy of resolution attached                      Yes                       No

If not, substance of resolution listed below  
(Use reverse side if additional space is required):

Sections of 239-l, 239-m and 239-n of the General Municipal Law of the State of New York require that said municipal body shall not act contrary to any disapproval or recommendation herein, except by a vote of a majority plus one of the total voting power of said municipal body and after the adoption of a resolution fully setting forth the reasons for such contrary action; and, within thirty (30) days after final action by said municipal body, such body shall file a report of such final action to this agency.

Mary Jinegan  
Signature of Referring Officer

Town Clerk  
Title

Please return within thirty (30) days of final action to:

Oneida County Department of Planning  
at Union Station  
321 Main Street  
Utica, New York 13501

Dated: June 17, 2015

Adopted: June 17, 2015

**RESOLUTION – AMENDMENTS TO WHITESTOWN  
ZONING ORDINANCE – REZONING OF  
CAPITAL A – AIRPORT DISTRICT**

**WHEREAS**, in connection with the decommissioning of the Oneida County Airport situated within the Town of Whitestown, the Town Board has received a letter on behalf of the County of Oneida, from its County Executive, dated December 8, 2014, requesting that the Town consider amending its A – Airport Zoning District to a Planned Development District so as to allow for the development of the former Airport in accordance with plan developed by Mohawk Valley EDGE; and

**WHEREAS**, the Town Board desires to encourage development of the former Airport property including the further development of a State Preparedness Training Center, as outlined in the EDGE Development Plan, and to assist the County in obtaining a finding of no significant impact by the Federal Aviation Administration (“FAA”) in connection with the decommissioning of the former Airport; and

**WHEREAS**, in accordance with Section 200-40 of the Code of the Town of Whitestown (the “Zoning Ordinance of the Town of Whitestown”) by resolution dated December 17, 2014, the Town Board requested that the Planning Board review the request and submissions received from the County, and thereafter provide a report and/or recommendation with respect thereto; and

**WHEREAS**, the Town’s Planning Board has considered the submission made by the County of Oneida, and made various recommendations by way of resolution, at their meetings held February 25, 2015 and subsequent thereto including changes in the zoning of various parcels located in and around the former A – Airport Zoning District as identified on the document attached hereto, as “1.” through “8.”, so as to

change the zoning on such parcels from "A – Airport District" to "R-200 Residential Zone", and/or "L-M Light Manufacturing Zone", and/or "Planned Development, and to otherwise amend Chapter 200 of the Code of the Town of Whitestown and the official zoning map of the Town referenced therein; and

**WHEREAS**, pursuant to Section 200-41 of the Town's Zoning Ordinance, by resolution dated May 6, 2015, the Town Board resolved to conduct a public hearing on June 17, 2015 at the Whitestown Town Hall, 8539 Clark Mills Road, Whitesboro, New York for the purposes of considering amendments to the Zoning Law as recommended by the Planning Board, and otherwise referred the proposed zoning amendments to Oneida County Planning consistent with the provisions of the General Municipal Law, and in accordance with the State Environmental Quality Review Act, preliminarily resolved to designate itself as lead agent for the purposes of determining the environmental significance of such proposed changes to the Town's zoning; and

**WHEREAS**, the Town Board conducted a public hearing on June 17, 2015 at which time the Town Board considered public comment concerning the proposed modifications to the Town's Zoning Ordinance, as well as the recommendations received from Oneida County Planning which recommended further modification to the zoning on two portions of a parcel located in the former Airport District (Parcel Nos. 290.000-2-46), and the inclusion of two additional parcels 303.000-2-1.1 and 303.000-2-1.3, so as to modify the respective zoning applicable thereto; and

**WHEREAS**, pursuant to Part 617 of the implementing regulations pertaining to Article VIII of the State Environmental Quality Review Act (SEQRA), the Town Board determined that it should act as lead agent with respect to assessing the environmental impacts of the proposed amendments to its zoning ordinance, and after having given notice to all involved and/or interested agencies in connection therewith, determined that the adoption of the proposed amendments to the Zoning Law as recommended by its Planning Board and Oneida County Planning would be a Type I Action that would not a significant impact upon the environment, and could be processed by other applicable government agencies without regard to SEQRA; and

**WHEREAS**, the Town Board is of the opinion that the adoption of the amendments set relating to modification of the zoning on those parcels identified by the Town's Planning Board and Oneida County Planning and as more fully set forth in proposed Local Law No. 5 of 2015 attached hereto, are in the best interests of the Town of Whitestown, its residents, and will otherwise encourage the future development of the former Oneida County Airport and the property surrounding the same, consistent with the County's initial application;

**NOW, THEREFORE BE IT:**

**RESOLVED**, that the Town Supervisor be, and he is hereby authorized to execute and issue a narrative declaration on behalf of the Town, and to further execute any and all documents confirming the Town's Board's finding that the proposed amendments to Chapter 200 and the Town's official zoning map will not have an adverse impact upon the environment; and be it further

**RESOLVED**, that the proposed Local Law attached hereto, be and the same is hereby adopted as Local Law No. 5 of 2015; and be it further

**RESOLVED**, that the Town Clerk be, and she is hereby directed to file this Local Law No. 5 of 2015 the New York State Secretary of State in accordance with the provisions of all applicable laws, rules and regulations; and be it further

**RESOLVED**, that a summary and/or abstract of the Local Law be published once in the Town's official newspapers and upon receipt of the affidavits of publication thereof, the same are to be filed in the office of the Town Clerk in accordance with Section 264 of the Town Law; and be it further

**RESOLVED**, that pursuant to Section 239-m of the General Municipal Law, the Town Clerk be, and she is hereby directed to file a "Notice of Local Municipal Body Final Action" with the Oneida County Department of Planning.

**REVISED  
TOWN OF WHITESTOWN  
LOCAL LAW #5  
OF THE YEAR 2015**

A Local Law amending "The Town of Whitestown Zoning Ordinance of 1980" at Chapter 200 of the Code of the Town of Whitestown regarding the rezoning of land formerly located in the Airport District.

**BE IT ENACTED BY THE TOWN BOARD OF THE  
TOWN OF WHITESTOWN AS FOLLOWS:**

**SECTION I:**

Chapter 200 of the Code of the Town of Whitestown entitled "The Town of Whitestown Zoning Ordinance of 1980" at Section 200-5 establishing a "Zoning Map" for the Town is hereby amended so as to reflect zone changes as follows:

- (a) The zoning of all those parcels reflected on the zoning map for the Town of Whitestown currently reflected as being situated in the Airport District (A) shall be changed to Planned Development (PD), including that portion of parcel 290.000-2-46 located on the northwest side of Cider Street, and shall be subject to the provisions set forth in Section 200-23, except for those parcels set forth herein at sections "(b)" and "(c)".
- (b) The zoning of those parcels reflected on the current tax maps for the County of Oneida as parcels 303.000-2-39.1, 303.000-2-39.2, 303.000-2-1.1, and the

rear portion of parcel 303.000-2-1.3 totaling 4.65 acres, fronting on Cider Street, and that portion of parcel 290.000-2-46 located on the southeast side of Cider Street, shall be changed to, and shall hereinafter be considered part of the R-200 Residence District, and shall be subject to the provisions set forth in Section 200-8.

- (c) The zoning of those parcels reflected on the current tax maps for the County of Oneida as parcels 290.000-2-22, 290.000-2-21, and 290.000-2-2.2 shall be changed to and shall hereinafter be considered part of the L-M Light Manufacturing District, and shall be subject to the provisions set forth in section 200-18.

**SECTION II:**

The zoning map as established by Section 200-5 of the Code of the Town of Whitestown entitled "The Town of Whitestown's Zoning Ordinance of 1980" is hereby amended so as to reflect the changes set forth in Section I.

**SECTION III: EFFECTIVE DATE**

This local law shall take effect upon filing in the Office of the Secretary of State in accordance with Section 27 of the Municipal Home Rule Law and after publication of notice of the adoption of the amendments pursuant to Section 265 of the Town Law.

Dated: June 17, 2015  
Whitestown, New York

**NOTICE OF ADOPTION OF AMENDMENTS**  
**TO THE TOWN OF WHITESTOWN**  
**ZONING ORDINANCE**

**NOTICE IS HEREBY GIVEN** that the Town Board for the Town of Whitestown, Oneida County, New York on June 17, 2015, by Local Law, adopted amendments to Chapter 200 of the Code of the Town of Whitestown entitled "The Town of Whitestown Zoning Ordinance of 1980" pursuant to Section 200-39 therein and Section 265 of the Town Law as follows:

- (1) Those parcels reflected on the Oneida County Tax Maps as 303.000-2-39.1, 303.000-2-39.2, 303.000-2-1.1 and portions of parcel 303.000-2-1.3 and parcel 290.000-2-46 were rezoned from A-Airport District to R-200 Residence District;
- (2) Those parcels reflected on the Oneida County Tax Maps as 290.000-2-22, 290.000-2-21 and 290.000-2-2.2 were rezoned from A-Airport District to L-M Light Manufacturing District;
- (3) All other parcels reflected on the Oneida County Tax Maps currently located within the A-Airport District were rezoned, to Planned Development, including a portion of parcel 290.000-2-46;
- (4) The Town's zoning map referenced in Section 200-5 of the Town's Zoning Ordinance, to reflect the above referenced charges.

That the aforementioned Local Law is to be duly filed in the office of the Secretary of State.

**PLEASE TAKE FURTHER NOTICE**, that the aforementioned amendments become effective upon the filing of the Local Law with the Secretary of State and after publication of this notice of adoption.

**BY ORDER OF THE TOWN BOARD OF THE TOWN OF WHITESTOWN**

Dated: Whitestown, New York

**CERTIFICATION**

**STATE OF NEW YORK)  
COUNTY OF ONEIDA) SS:**

I, the undersigned Clerk of the Town of Whitestown, Oneida County, New York, DO HEREBY CERTIFY, that I have compared the foregoing copy with the original thereof on file in my office, and that the same is a true and correct copy of said original and of the whole thereof so far as the same relates to the subject matters therein referred to.

IN WITNESS WHEREOF, I have hereto set my hand and affixed the seal of said Town this the 17 th day of June, 2015.

TOWN OF WHITESTOWN



Mary E. Finegan Town Clerk



(SEAL)

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