

Appendix A - Town of Esperance - Use and Area Schedule

District	Permitted Uses	Special Uses	Prohibited Uses	Area Regulations
Commercial (C)	<ol style="list-style-type: none"> 1. Single-family dwellings 2. Two-family dwellings 3. Municipal parks and playgrounds 4. Roadside produce stands for the sale of products grown on premises 5. Antique shop 6. Art store 7. Bake shop 8. Barber shop 9. Beauty parlor 10. Bed and Breakfast 11. Religious Institutions 12. Drug store 13. Federal, state, county or town municipal buildings 14. Flower shop/Garden supplies 15. Fruit market 16. Funeral home 17. Kennel, Residential Individual 18. Meat market 19. Professional office 20. Photograph shop 21. Post office 22. Book store 23. Equipment sales/rentals 24. Gift shop 25. Outdoor wood burning furnace 	<ol style="list-style-type: none"> 1. Airport 2. Air freight pickup station 3. Auctions 4. Automobile sales and service 5. Bar or nightclub 6. Bowling Alley 7. An electrical substation, gas district, telephone exchange, or other public utility building, structure of use, except facilities for the manufacture or storage of illuminating gas. 8. Drive-In Establishment 9. Recreation Center wherein may be carried on the business of operating a roller skating rink, snack bar, skate shop, pro shop, amusement devices and games. 10. Boarding and/or rooming house 11. Car washing station 12. Commercial parking lot 13. Dance hall, skating rink, billiard hall 14. Shopping center 15. Drive-in-movie theater 16. Funeral home, undertaking establishment 17. Gasoline station 18. Hotel, motel, and conference center 19. Newspaper office, printing shop 20. Personal service 21. Public garage 22. Radio, television and other electrical transmission stations and towers. 22a. Telecommunications Facilities.** 23. Restaurant, café 24. Retail business or service, not specifically mentioned herein 25. Riding academy, stables 26. School conducted for profit 27. Self service laundry 28. Theater concert hall 29. Veterinarian office, animal hospital 30. Commercial, hobby and private kennels 	<p>Any use in 12.1.3 Explicitly Prohibited Uses and any use not listed as a permitted or special use in the District.</p>	<ol style="list-style-type: none"> 1. Minimum lot area shall be 40,000 sq. ft. 2. Minimum lot width shall be 150 ft. 3. Minimum lot depth shall be 200 ft. 4. Maximum lot coverage shall be 35% <p><u>Minimum Setback/Height:</u></p> <ol style="list-style-type: none"> 1. Minimum front yard shall be 70 ft. 2. Minimum side yard shall be 30 ft. 3. Minimum side yard on corner lot shall be 70 ft. 4. Minimum back yard shall be 50 ft. <p><u>Maximum Height:</u> Maximum building height shall be 3.0 stories or 42 ft.</p>

****These uses are subject to paragraphs 13.2 *Special Use Permits for Telecommunications Facilities*.**

No more than one principal structure is allowed on a lot (unless residential in accordance with 5.3.1)