

Town of Deerfield Planning Board

Monthly Update to the Town Board

Department Chairperson: Patie Goldsmith

Date of Report: August 11, 2024

Requests for Town Board Decisions:

None

Key Points/ Updates:

Planning board members recommend applying the setbacks that are currently used in C-2, Highway Commercial Schedule A, to the Planned Development- Extraordinary District. The planning board also recommends that all lots have a minimum lot width of one hundred fifty feet.

Where the lot line of a nonresidential use abuts a residential lot, an abutting side yard shall be increased by ten feet and be comprised of a vegetative buffer. An abutting rear yard shall be increased by twenty feet and be partially comprised of a vegetative buffer.

Accessory uses shall follow the C-2 District Schedule B regulations regarding the type of accessory structures allowed and the applicable set back and height requirements.

A height restriction of fifty feet is also recommended for all buildings in the Planned Development- Extraordinary District. Any building applications exceeding this regulation may apply for the appropriate review process to waive this restriction.

Those in attendance:

Jim Papaleo, Gregory Sacco