

DISTRICT	DIMENSIONAL REQUIREMENTS	PERMITTED USES	CONDITIONAL USES
240.7 Commercial District	<u>REQUIREMENTS- NOT IN PUD</u> Front Setback*: Minimum 15' Side Setback*: Minimum 15' Rear Setback*: Minimum 25' Maximum Coverage*: 70% Minimum Lot Area per One Family Dwelling*: 10,000 sq.ft. Minimum Lot Area per Two Family Dwelling*: 10,000 sq.ft. Minimum Lot Area per Multifamily Dwelling unit*: 6,500 sq.ft. Minimum Lot Area: 10,000 sq.ft. <u>REQUIREMENTS- IN PUD</u> Front Setbacks*: Minimum 15' Side Setback*: Minimum 15' Rear Setback*: Minimum 25' Maximum Coverage*: 70% Minimum Lot Area: 5 Acres Minimum Lot Area per Dwelling Unit*: 6,500 sq.ft. <u>REQUIREMENTS- WHETHER OR NOT IN PUD</u> Setback from Route 100' Minimum 100' Setbacks from property line State of Vermont, lands Gifford Woods: Minimum 100'	<u>USES- WHETHER OR NOT IN PUD</u> One, Two, Multi-Family Dwellings; Hotel/Lodge; Restaurant & Lounge; Office; Nightclub (Killington Basin Section only); Retail Store; Personal Services; Private Club; Post Office; Public Assembly Use; Outdoor Recreation; Day Care Center; School; Or in PUD any Combination or the above.	<u>NOT IN PUD</u> Extractions of earth materials, including sand, soil, and gravel Auto Service Station; Light Industry; Fast Food Restaurant. <u>IN PUD</u> Auto Service Station; Light Industry; Fast Food Restaurant. <u>USES - WHETHER OR NOT IN PUD</u> Parking lots and Structures which are not in Reasonable Proximity to the use being served; Telecommunications Facilities; Cannabis Establishments in the Killington Basin Section only (See Sec. 302).

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“*” = If residential development is not in an area served by municipal sewer and water infrastructure, the stated “Minimum Lot Area”, Setbacks and Lot Coverage requirements shall apply. If no standard “Minimum Lot Area” is stated, there is no Minimum Lot Area imposed. In any area served by municipal sewer and water infrastructure that allows residential development, the Minimum Lot Area per Dwelling Unit shall be no greater than 8,700 sq. ft. (i.e., 5 units per acre), density standards for Multifamily dwellings shall not be more restrictive than those required for single-family dwellings, and the Setbacks and Lot Coverage requirements shall be reduced if necessary to achieve the permitted density when taking height limitations into account. In addition, in any area served by municipal sewer and water infrastructure that allows residential development, the Minimum Lot Area per Dwelling Unit for any Affordable Housing Development shall be no greater than 6,200 sq. ft. (i.e., 7 units per acre), which may be achieved in part by exceeding the applicable height limitations by one floor provided that the structure complies with the Vermont Fire and Building Safety Code.

Additional development requirements for the Ski Village II District - In PUD:

The purpose of these additional requirements is to allow for orderly and innovative development of the lands within the SVII. The additional requirements are as follows:

1. Development shall include high-density, mixed-use commercial, Open Space, residential and lodging uses in the core area of new development at the existing Snowshed, Ramshead and K1 Base Lodge areas, and lower density residential development away from the core area of development.

Concurrent development of Independently Occupied Units and Commercial/Retail Space is required for PUD and Site Plan Approval reviews during the early stages of development within the Ski Village II District as follows:

- A. For the first 200 Independently Occupied Units approved under PUD and Site Plan Approval review, a permit condition shall be included which requires the applicant to concurrently develop a minimum of one hundred (100) square feet of Commercial/Retail Space per each Independently Occupied Unit. The concurrent development of a minimum amount of the Commercial/Retail Space shall not be required for development in excess of the first 200 Independently Occupied Units. The timing for the physical construction of the Commercial/Retail Space may be phased as follows:
 - i. No more than 70 of the first 200 Independently Occupied Units may receive a certificate of occupancy until the foundations of the Site Plan approved Commercial/Retail Spaces are excavated and foundation