

<b>2109</b>	<b>RESORT RESIDENTIAL (RR) DISTRICT</b>		
2109.A	<b>PURPOSE</b>		
	The Resort Residential District encompasses lands surrounding Sugarbush Resort that is or could be served by the resort’s water and sewer system. This area includes both established residential neighborhoods and land suitable for future residential development. It is the intent of this district to: (1) Allow for residential uses and compatible non-residential uses; and (2) Allow for a diversity of housing types and densities.		
2109.B	<b>DIMENSIONAL STANDARDS</b>		
	<b>Lots</b>		
	(1) Minimum lot size	10,000 sf	
	(2) Minimum lot frontage	90 ft	
	(3) Maximum lot coverage	50%	
	(4) Maximum dwellings per acre	6 units	
	<b>Setbacks</b>		
	(5) Minimum front setback	20 ft	
	(6) Minimum side & rear setback	20 ft	
	(7) Minimum water setback	50 ft	
	<b>Structures</b>		
	(8) Maximum principal building footprint	6,000 sf	
	(9) Minimum principal building height	none	
	(10) Maximum structure height	36 ft	
2109.C	<b>PERMITTED USES</b>		
	<b>Residential and Lodging Uses</b>	<b>Industrial Uses</b>	<b>Notes</b>
	(1) Single-family dwelling	(12) Communications antenna <sup>SP</sup>	<sup>1</sup> Limited to a maximum of 8 boarders unless approved as a conditional use <sup>SP</sup> Site plan review required
	(2) Two-family dwelling	<b>Art and Entertainment Uses</b>	
	(3) Multi-family dwelling <sup>SP</sup>	(13) Park or nature preserve <sup>SP</sup>	
	(4) Worker housing <sup>SP</sup>	<b>Natural Resource Based Uses</b>	
	(5) Rooming & boarding house <sup>1 SP</sup>	(14) Farming or forestry	
	(6) Accessory dwelling	(15) On-farm business <sup>SP</sup>	
	(7) Home occupation		
	(8) Family childcare home		
	(9) Bed and breakfast		
	(10) Short-term rental		
	(11) Group home		
2109.D	<b>CONDITIONAL USES <sup>SP</sup></b>		
	<b>Residential and Lodging Uses</b>	<b>Art and Entertainment Uses</b>	<b>Notes</b>
	(1) Rooming and boarding house <sup>2</sup>	(5) Golf course or country club	<sup>2</sup> More than 8 boarders <sup>SP</sup> Site plan review required for all conditional uses
	(2) Home business	(6) Equestrian facility	
	(3) Lodging facility		
	<b>Industrial Uses</b>		
	(4) Communications tower		
2109.E	<b>DISTRICT STANDARDS</b>		
	(1) [Reserved]		