

6/1/09

LOCAL LAW NO. 5 - 2009 TO AMEND CHAPTER 125 OF THE TOWN CODE

BE IT RESOLVED, that the Town of Bedford Adds Chapter 125 of the Code of the Town of Bedford regarding Zoning:

BE IT ENACTED by the Town Board of the Town of Bedford as follows:

Section 1: Chapter §125-3 of the Town Code entitled “Definitions” is amended as follows:

§ 125-3 – Definitions

As used in this chapter, the following terms shall have the meanings indicated:

DRIVE-THROUGH FACILITY – A use where products or services, either wholly or in part, are provided through a window or automated machine or by an employee to customers in their vehicles. Also known as “Drive-in” facilities.

Section 2: A new section 125-49.7 is added to Article III of Chapter 125 regarding “Applicability; General Regulations” as follows:

§125-49.7. Additional Requirements for Uses in CB and NB Districts.

- A) **In the CB and NB districts, all Principal Non-Residential Uses, except emergency service providers, medical and veterinary offices and restaurants, shall not operate between the hours of 1:00 AM and 6:00 AM.**
- B) **In the CB and NB Districts no single permitted use, except emergency service providers, shall occupy a space on the first floor of any building greater than 7,500 square feet in area.**

Section 3: Chapter §125-49 of the Town Code regarding “Schedule of Uses” as set forth at the end of the chapter is amended as follows:

SEE ATTACHED CHART

Section 4: Chapter 125-87 of the Town Code regarding standards for Planning Board review of site plans is amended as follows:

- I. **The preservation of the natural landscape is maintained so that the created landscape is harmonious with the natural features of the site.**

- J. The relationships of improved areas and open spaces are designed to be harmonious with existing structures, terrain and landscape.**
- K. Reasonable provisions are made for sight and sound buffers, control of outdoor lighting, the preservation of views, light and air, and those aspects of structure, improvement and land design not otherwise regulated that may have substantial effects on neighboring land uses.**
- L. New designs of structures, improvements and land are consistent and harmonious in relationship to existing streetscapes and the predominant architecture of the area.**

Section 5: This local law shall be effective immediately upon filing of same with the Secretary of State of the State of New York.

[] = Proposed deleted text

 = Proposed added language

