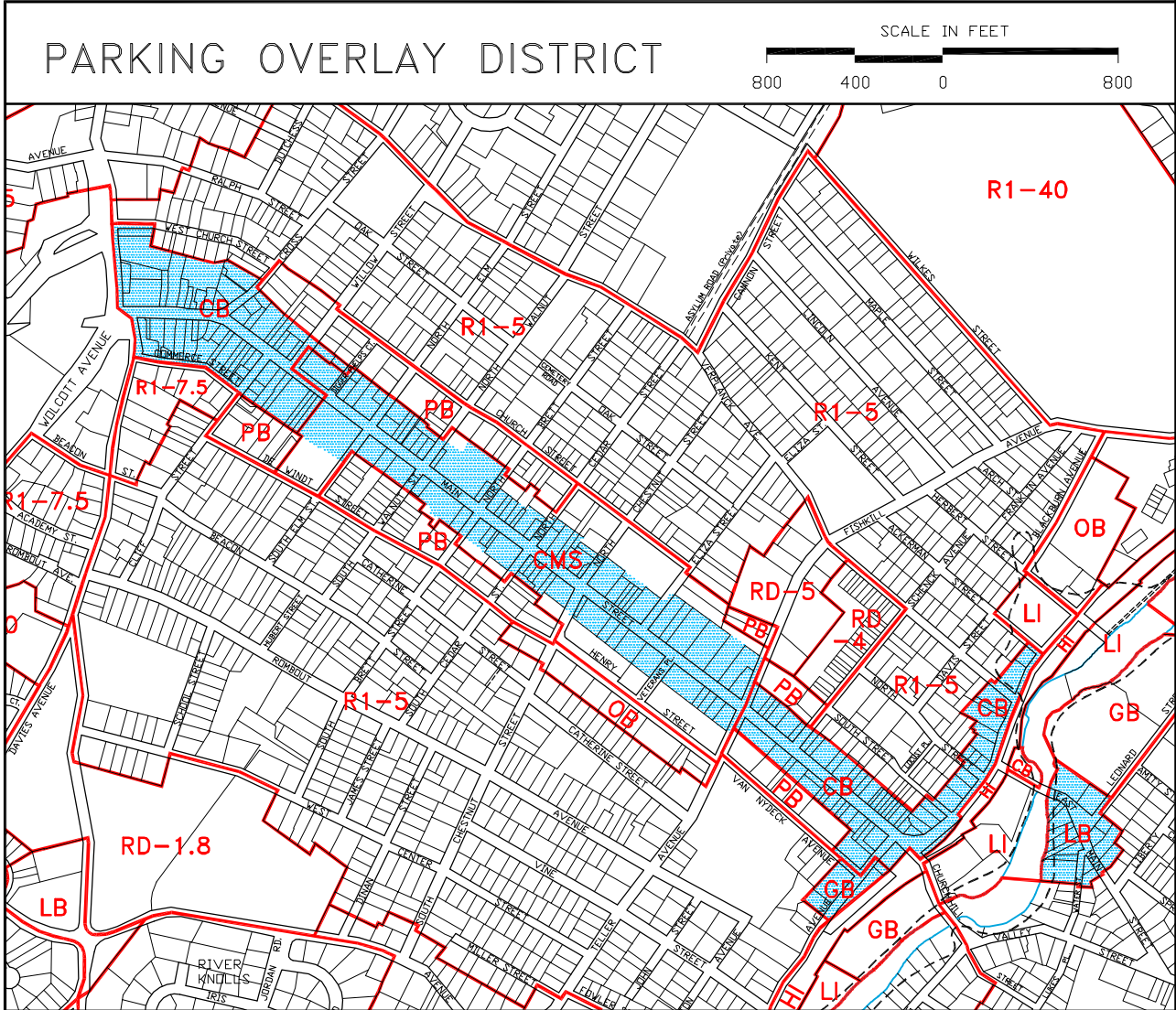


- LEGEND**
- Historic District and Landmark Overlay Zone
 - Parking Overlay District
 - Senior Affordable Housing Overlay District
 - Within 400 Feet of the Rt. 9D/Beekman Street Intersection
 - Zoning District Boundary
 - Flood Prone Area Boundary

- INDUSTRIAL DISTRICTS**
- LI Light Industrial
 - HI Heavy Industrial
- WATERFRONT DISTRICTS**
- WP Waterfront Park
 - WD Waterfront Development
 - FCD Fishkill Creek Development

- FORM BASED DISTRICTS**
- CMS Central Main Street
 - L Linkage
- COMMERCIAL DISTRICTS**
- PB Business Off-Street Parking
 - OB Office Business
 - LB Local Business
 - CB Central Business
 - GB General Business

- RESIDENTIAL DISTRICTS**
- R1-120 One Family
120,000 sq.ft./dwelling
 - R1-80 One Family
80,000 sq.ft./dwelling
 - R1-40 One Family
40,000 sq.ft./dwelling
 - R1-20 One Family
20,000 sq.ft./dwelling
 - R1-10 One Family
10,000 sq.ft./dwelling
 - R1-7.5 One Family
7,500 sq.ft./dwelling
 - R1-5 One Family
5,000 sq.ft./dwelling
 - RD-6 Designed Residence
6,000 sq.ft./dwelling
 - RD-5 Designed Residence
5,000 sq.ft./dwelling
 - RD-4 Designed Residence
4,000 sq.ft./dwelling
 - RD-3 Designed Residence
3,000 sq.ft./dwelling
 - RD-1.8 Designed Residence
1,800 sq.ft./dwelling
 - RD-1.7 Designed Residence
1,700 sq.ft./dwelling
 - RMF-1.5 Multi-Family
1,500 sq.ft./dwelling
 - RMF-.8 Multi-Family
800 sq.ft./dwelling



ZONING

Revised to April 21, 2014

CITY OF BEACON, NY

FREDERICK P. CLARK ASSOCIATES, INC.
Planning/Development/Environment/Transportation
350 Theodore Fremd Avenue, Rye, New York 10580

Revised: 7/29/14
Date: 6/7/96
Drawn By: PRV
Figure:

SCALE IN FEET
600 400 200 0 400 800 1200 1600 2000