

# Town of Southampton Zoning Map

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### Zoning Map Layout

R10	Residence 10,000 sq. ft.	OD	Office District
R15	Residence 15,000 sq. ft.	HO	Hamlet Office / Residential 10,000 sq. ft.
R20	Residence 20,000 sq. ft.	HC	Hamlet Commercial 10,000 sq. ft.
R30	Residence 30,000 sq. ft.	L200	Light Industrial 20,000 sq. ft.
R40	Residence 40,000 sq. ft.	L400	Light Industrial 40,000 sq. ft.
R60	Residence 60,000 sq. ft.	TOR	Transfer of Development Rights
R80	Residence 80,000 sq. ft.	TRD-RES	Shinnecock Indian Reservation Lands
R120	Residence 120,000 sq. ft.	OSC	Open Space Conservation
CR40	Country Residence 40,000 sq. ft.	AgPDD	Agricultural Planned Development District
CR60	Country Residence 60,000 sq. ft.	AgPDD	Hampton Bay West Commercial/Industrial PDD
CR80	Country Residence 80,000 sq. ft.	AgPDD	Hampton Bay West Commercial/Industrial PDD
CR120	Country Residence 120,000 sq. ft.	MUPDD	Mixed Use Planned Development District
CR200	Country Residence 180,000 sq. ft.	MUPDD	North Sea Mixed Use Planned Dev. District
SC44	Senior Citizens Residence	AgPDD	Quasi-Public Service Use District
MF44	Multi-Family Residence	AgPDD	Residential Planned Development District
MS44	Middle Income Residential Residence	AgPDD	Residential Planned Development District
HTL	Hotel	RTPDD	Recreation/Tourism Planned Dev. District
HBW	Beach Waterfront Business	RTWPD	RTW Residential Planned Dev. District
VB	Village Business	SHC/POD	Safety Harbor Cove Residential Planned Dev. Dist.
HB	Hamlet Business	SHUPDD	Shinnecock Indian Reservation Planned Dev. District
SCB	Shopping Center Business	USP	University 25 Acre

1,000 0 1,000 2,000 Feet

### Notes:

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The official Zoning Map, adopted by the Town Board of the Town of Southampton on June 8, 1999, supersedes all prior maps. Any subsequent rezoning is outlined below.

Areas within the Central Pine Barrens Overlay District as shown should be confirmed with the boundaries set forth in Section 57-07 of the Environmental Conservation Law (Long Island Pine Barrens Maritime Reserve Act).

The Fall Watershed & Ocean Beach Overlay District includes all Fall Watershed units as defined as being:

- All those areas within the Town of Southampton's boundaries of mean high water features, including interior salt marshes, which are not open space (except marshes) and are not otherwise zoned or regulated by any other applicable laws.
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And the ocean beaches which are defined as being:

- The beach, shore or strand area lying between the mean high water level and the southern edge of the natural grass on the beach.

\* Local Law #9 of 2001 eliminated OPBUD as a floating zone from the Town Code, however, the OPBUD approved prior to the LA of 2001 are still in effect and are governed by both the local law that approved the applicable OPBUD (as referenced on the subject parcel) and the underlying zoning district as map is applicable.

### Revisions:

Local Law No. 17 April 2, 1990	Local Law No. 17 April 12, 2005
Local Law No. 07 June 27, 1991	Local Law No. 20 May 24, 2005
Local Law No. 35 October 18, 1993	Local Law No. 22 June 14, 2005
Local Law No. 28 July 01, 1994*	Local Law No. 36 July 12, 2005
Local Law No. 34 July 23, 1994*	Local Law No. 37 July 28, 2005
Local Law No. 28 December 27, 1994*	Local Law No. 52 October 11, 2005
Local Law No. 19 March 14, 1995*	Local Law No. 64 November 22, 2005
Local Law No. 25 September 26, 1995*	Local Law No. 33 June 26, 2007
Local Law No. 32 August 23, 1995*	Local Law No. 52 October 23, 2007
Local Law No. 25 July 08, 1997*	Local Law No. 07 February 4, 2008
Local Law No. 04 April 13, 1999	Local Law No. 13 March 20, 2008
Local Law No. 10 June 17, 1999	Local Law No. 18 April 28, 2008
Local Law No. 13 June 30, 1999	Local Law No. 28 May 21, 2008
Local Law No. 22 August 11, 1999	Local Law No. 65 December 9, 2008
Local Law No. 08 August 2, 2000	Local Law No. 04 February 17, 2009
Local Law No. 10 August 14, 2000	Local Law No. 10 April 2, 2009
Local Law No. 01 November 13, 2001	Local Law No. 14 April 28, 2009
Local Law No. 04 November 13, 2001	Local Law No. 25 July 15, 2009
Local Law No. 11 May 28, 2002	Local Law No. 58 December 8, 2009
Local Law No. 37 May 2, 2003	Local Law No. 10 August 14, 2010
Local Law No. 04 July 20, 2003	Local Law No. 17 September 10, 2010
Local Law No. 05 February 10, 2004	Local Law No. 18 October 27, 2010
Local Law No. 08 February 24, 2004	Local Law No. 1 January 13, 2011
Local Law No. 26 September 14, 2004	Local Law No. 26 October 27, 2011
Local Law No. 48 December 14, 2004	Local Law No. 6 March 28, 2011
Local Law No. 47 December 14, 2004	Local Law No. 6 February 25, 2019
Local Law No. 02 February 08, 2005	Local Law No. 5 August 11, 2020

Note 1: As per Resolution adopted June 26, 2001, zoning designation correction for parcel 900-98-1-6.1 from OSC to CR-200.

Note 2: As per SDRP Liber 4987 pg. 266, recorded on June 10, 2004, municipal boundary correction for parcels 900-386-1-103 and 904-21-1-15.

Note 3: As per correction on June 15, 2005, combined adjacent R15 zones.

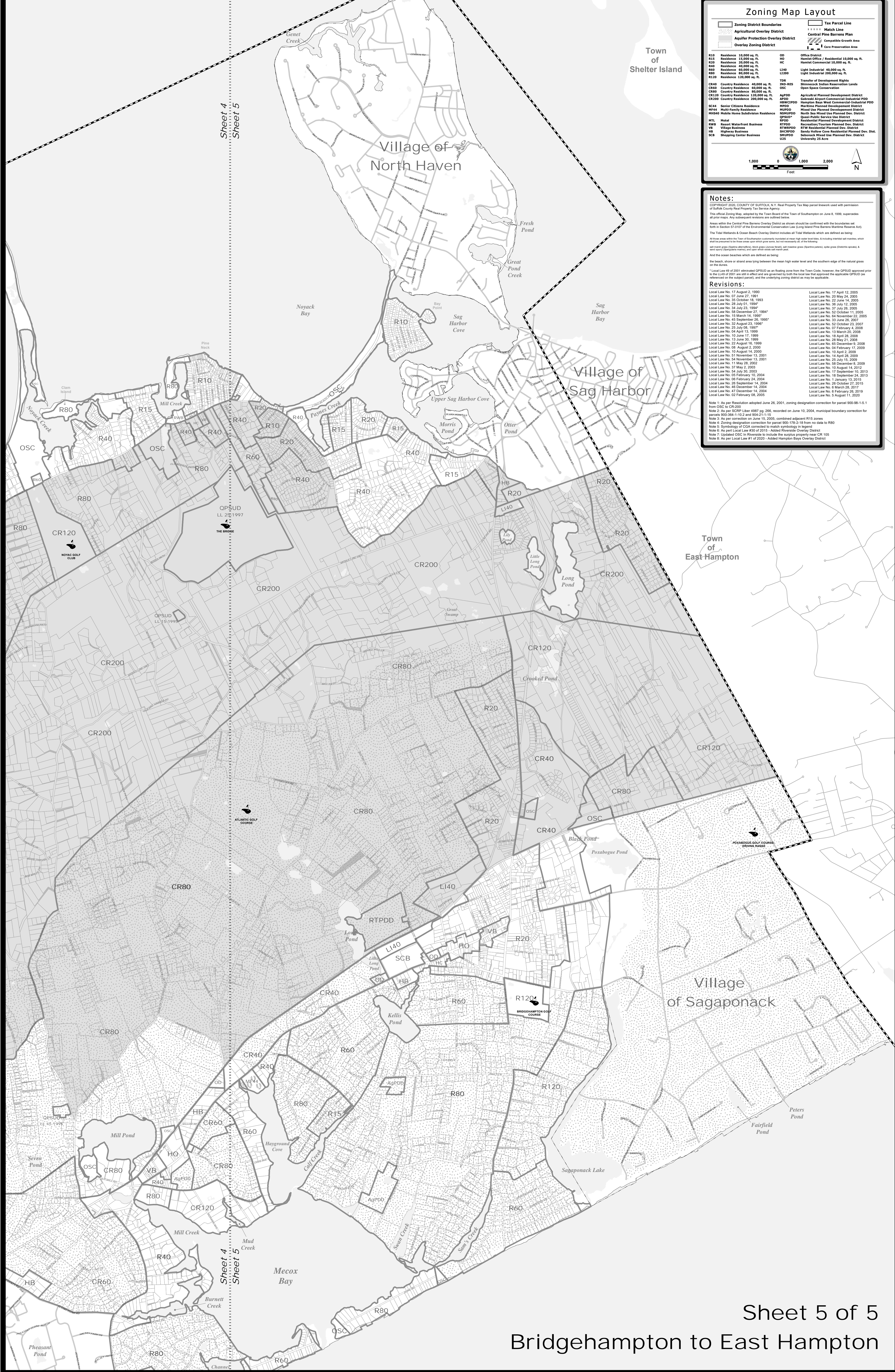
Note 4: Zoning designation correction for parcel 900-178-2-18 from no data to R80.

Note 5: Symbolology of CGA corrected to match symbology in legend.

Note 6: As per Local Law #30 of 2015, Added Riverside Overlay District.

Note 7: Updated OSC in Riverside to include the subject property near CR 105.

Note 8: As per Local Law #1 of 2020 - Added Hampton Bay Overlay District.



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