



Memorandum

Planning Board

TO: Mayor Lee Kyriacou and City Council Members

FROM: Planning Board Chairman Gunn and Planning Board Members

RE: Local Law amending Chapters 223 and 210 of the City of Beacon Code concerning the Schedule of Regulations and associated amendments

DATE: January 15, 2020

As requested the Planning Board reviewed the Local Law amending Chapters 223 and 210 of the City of Beacon Code concerning the Schedule of Regulations and associated amendments regarding permitted uses at their January 14, 2020 meeting. City Planner John Clarke gave a detailed explanation of the proposed amendments to the Schedules of Regulations in the City Code and proposed amendments to the Zoning Code and Zoning Map. Mr. Clarke highlighted proposed changes to some uses that currently require Special Use Permits, areas where additional uses are permitted within certain zoning districts, the creation of transitional zones for properties located on first block off Main Street, and the elimination of PB, OB, and LB zoning districts. Mr. Clarke further reviewed that amendments are proposed to setback requirements and to eliminate Floor Area Ratios from the Schedule of Dimensional Regulations.

Members discussed the changes at length and questioned the degree to which the proposed amendments would affect permitted density in the various zoning districts. After a lengthy review, members voted unanimously to offer a positive endorsement of the changes, and recommended that the City Council make available objective data to aid in understanding the resulting impacts of the proposed zoning amendments. If you have any questions please feel free to contact me.