

TOWN OF WATERFORD

ZONING MAP

Zone	Zone District
VR	VILLAGE RESIDENTIAL DISTRICT
R-20	MEDIUM DENSITY RESIDENTIAL DISTRICT
R-40	LOW DENSITY RESIDENTIAL DISTRICT
RU-120	RURAL RESIDENTIAL DISTRICT
R-MF	RESIDENTIAL MULTI-FAMILY DISTRICT
C-MF	COMMERCIAL MULTI-FAMILY DISTRICT
I-MF	INDUSTRIAL MULTI-FAMILY DISTRICT
CT-MF	CIVIC TRIANGLE MULTI-FAMILY DISTRICT
NB	NEIGHBORHOOD BUSINESS DISTRICT
NBPO	NEIGHBORHOOD BUSINESS PROFESSIONAL OFFICE DISTRICT
C-G	GENERAL COMMERCIAL DISTRICT
C-R	REGIONAL COMMERCIAL DISTRICT
CT	CIVIC TRIANGLE DISTRICT
I-G	GENERAL INDUSTRIAL DISTRICT
I-C	INDUSTRIAL COMMERCIAL DISTRICT
IP-1	GENERAL INDUSTRIAL PARK DISTRICT
IP-3	SPECIAL ACQUIFER INDUSTRIAL PARK DISTRICT
MCOD	MEDICAL CAMPUS OVERLAY DISTRICT
WD	WATERFRONT DEVELOPMENT DISTRICT
SDD	SPECIAL DEVELOPMENT DISTRICT
SPD	SEASIDE PRESERVATION DISTRICT
OS	OPEN SPACE DISTRICT
PDD-1	PLANNED DESIGN DISTRICT 1
PDD-2	PLANNED DESIGN DISTRICT 2
MPD	MAGO POINT DISTRICT
HOD	HOUSING OPPORTUNITY DISTRICT

REVISIONS

LOCATION	FROM	TO	ADOPTED	EFFECTIVE
877 RTE. 85	C-G / I-G		JAN. 1, 1984	DEC. 1, 1982
DRIVE-IN	RMF/C-G		JAN. 1, 1984	JAN. 30, 1984
MAGO PT.	I-P/OS		JAN. 1, 1984	JAN. 30, 1984
MAGO PT.	R-20 / WD		JAN. 1, 1984	JAN. 30, 1984
MAGO PT.	I-P / WD		JAN. 1, 1984	JAN. 30, 1984
SHOPPING CTR.	RHF / C-G		FEB. 27, 1984	MAR. 12, 1984
30 CLARK LANE	R-20 / N-B		FEB. 1984	MAR. 1984
VAUXHALL	R-40 / R-20		JAN. 1988	JAN. 1988
CROSS ROAD	I-MF / R-20		MAY 1988	MAY 1988
CLARK LANE	N-B / NBPO		JULY 31, 1989	SEPT. 1, 1989
BOSTON POST RD	N-B / NBPO		FEB. 13, 1990	MAR. 6, 1990
80 & 90 ROPE FERRY RD	VR-15 / NBPO		MARCH 26, 1990	MAY 1, 1990
4 WEST STREET	R-20 / WD		JULY 2, 1990	AUG. 1, 1990
11 & 13 NIANTIC RIVER RD	R-20 / WD		JULY 2, 1990	AUG. 1, 1990
4 & 6 B LANE	R-40 / VR-15		JUNE 10, 1990	JULY 1, 1991
RTE. 85	I-MF, IP-3 / C-R		MARCH 16, 1992	MAY 1, 1992
CLARK LANE	R-20 / R-MF		MARCH 12, 1993	MAY 4, 1993
ROUTE 85	RU-120 / C-G			AUG. 1, 1994
50 DOUGLAS LANE	C-G / I-G		OCT. 16, 2000	NOV. 7, 2000
ROUTE 85	R-40 / SDD		DEC. 20, 2000	JAN. 21, 2001
1 SCOTCH CAP ROAD	NB / VR-15		NOV. 19, 2001	DEC. 19, 2001
10 & 12 MAGONK POINT ROAD	RU-120 / R-40		SEPT. 24, 2001	NOV. 1, 2001
11 MAGONK POINT ROAD	RU-120 / R-40		AUG. 26, 2002	SEPT. 17, 2002
BOSTON POST ROAD	C-G / VR-10		MARCH 8, 2004	APRIL 8, 2004
36 SHORE ROAD	RU-120 / SPD		JUNE 9, 2003	JULY 15, 2003
1055 HARTFORD TURNPIKE	RU-120 / I-G		SEPT. 27, 2004	OCT. 22, 2004
529 & 531 BOSTON POST ROAD	IP-1 / R-20		APRIL 25, 2005	MAY 23, 2005
851 HARTFORD TURNPIKE	R-40 / SDD		JULY 25, 2005	AUG 15, 2005
87, 89 & 91 CROSS ROAD	R-20 / IP-1		JAN 9, 2006	FEB 9, 2006
376 BOSTON POST ROAD	R-40 / C-G		NOV. 20, 2006	DEC. 18, 2006
153 SPITHEAD ROAD	C-G / R-40		NOV. 20, 2006	DEC. 18, 2006
63 & 65 UPPER BARTLETT ROAD	IP-1 / R-40		JULY 9, 2007	AUG. 1, 2007
969 HARTFORD TURNPIKE	C-G / C-MF		OCT. 15, 2007	NOV. 7, 2007
22 MINER LANE	C-G / R-MF		JAN. 28, 2008	FEB. 18, 2008
BROAD STREET EXTENSION	R-20 / NB		SEPT. 8, 2008	OCT. 1, 2008
HARTFORD TURNPIKE	I-G / C-G		SEPT. 24, 2008	OCT. 15, 2008
475 BOSTON POST ROAD	MCOD		APRIL 26, 2010	JUNE 1, 2010
122-124 BOSTON POST ROAD	PDD-1		MAY 23, 2016	JUNE 16, 2016
MAGO POINT	WD / MPD		SEPT 26, 2016	OCT. 17, 2016
CT DISTRICT	CT		APRIL 10, 2017	MAY 1, 2017
HOD DISTRICT	HOD		APRIL 9, 2018	MAY 1, 2018
384 & 394 WILLETS AVE EXT	C-G / C-MF		SEPT 28, 2020	OCT 21, 2020
48 GREAT NECK ROAD	I-G / PDD-2		MAY 24, 2022	JUNE 22, 2022
61 & 61A MYROCK AVE	CG, R20 / C-MF		AUG. 9, 2022	AUG. 30, 2022
140 WATERFORD PKWY SOUTH	IP-1 / I-MF, R-40		JULY 28, 2026	AUG. 27, 2026

Zone Districts

RESIDENTIAL

- R-MF
- Village Residential
- R-20
- R-40
- RU-120
- OS
- HOD

COMMERCIAL

- C-R
- C-G
- SDD
- Neighborhood Business
- WD
- MPD

INDUSTRIAL

- Industrial
- Industrial Park

OTHER

- Business/Residential
- CT
- MCOD
- SPD
- Planned Design District

