

**VILLAGE OF WOODBURY
INTRODUCTORY LOCAL LAW NO. 2 of 2011**

**A LOCAL LAW AMENDING THE ZONING MAP OF THE VILLAGE OF
WOODBURY**

BE IT ENACTED by the Board of Trustees of the Village of Woodbury, Orange County, New York as follows:

Section 1. Findings.

The Village of Woodbury Board of Trustees has performed the necessary analyses and studies in connection with its review of the recommended Comprehensive Plan and Zoning Map and Text Amendments, and hereby finds that by adopting a Comprehensive Plan, compatible land use regulations and a revised Zoning Map, the Board of Trustees is providing for the planned orderly growth and development of the Village, while protecting its natural and historic character.

Section 2. Purpose.

The Village of Woodbury Comprehensive Plan proposed for adoption prior to this Local Law sets the direction and goals for the Village and recommends in a general way how those goals could be accomplished. The Board of Trustees is now undertaking to adopt the below changes to the Zoning Map which are in conformance with the Comprehensive Plan.

It is the purpose of this Local Law to change the zoning designation for certain properties within the Village of Woodbury.

Section 3: Zoning Map Amendments.

The Zoning Map of the Village of Woodbury is hereby amended as follows:

- Section 241, Block 1, Lot 20 shall be rezoned Limited Commercial (LC).
- Section 218, Block 2, Lot 6 shall be rezoned Corridor Residential (CR).
- Section 218, Block 1, Lot 7.1 shall be rezoned to fully be contained in the Corridor Residential (CR) Zone
- Section 220, Block 3, Lots 8 and 9 shall be rezoned R-0.25A
- Section 220, Block 3, Lot 24 shall be rezoned R-0.25A
- Section 230, Block 4, Lot 4.2 shall be rezoned R-0.25A
- Section 230, Block 5, Lots 1, 3, 4, 5, 6 and 7 shall be rezoned R-0.25A
- Section 218, Block 1, Lots 17.22, 17.23, 21, 22, 37, 38 and 39 shall be rezoned R-1A
- Section 219, Block 6, Lots 1.1 and 1.2 shall be rezoned R-1A

- Section 223, Block 1, Lot 10.11 shall be rezoned R-1A
- Section 228, Block 10, Lot 8 shall be rezoned R-1A
- Section 237, Block 1, Lot 1.21 and 4.11 shall be rezoned R-1A
- Section 218, Block 1, Lot 8.1, 9, 14, 42, 46 and 47 shall be rezoned R-2A
- Section 203, Block 1, Lot 8.2 shall be rezoned R-2A
- Section 201, Block 1, Lot 10.12, 10.32, 13 and 22 shall be rezoned R-2A
- Section 229, Block 1, Lot 26 shall be rezoned Hamlet Business (HB)
- Section 229, Block 2, Lot 1 shall be rezoned Hamlet Business (HB)
- Section 230, Block 5, Lot 8.2 shall be rezoned Hamlet Business (HB)
- All of Section 243 shall be rezoned Transit Village (TV)
- Section 233, Block 1, Lot 2.2 and 3.2 shall be rezoned Transit Village (TV)

Section 4: SEQRA

This proposed zoning map amendment, in conjunction with the adoption of the Village draft Comprehensive Plan and zoning text amendments, is considered to be a Type 1 Action under SEQR; and

The Village Board of the Village of Woodbury is the sole agency with jurisdiction to enact the zoning change and is therefore the Lead Agency for the proposed Action; and

Based upon statutory requirements the proposed Action has been referred to the Woodbury Planning Board, the Orange County Planning Department and their comments considered; and

A Public Hearing was held on the proposed Action on February 23, 2010 and continued on March 9, 2010; and

The Village Board has prepared and reviewed a Draft and Final Environmental Impact Statement and SEQR Findings have been adopted on _____, 2011 concluding the SEQR process.

Section 5: Savings Clause.

If any clause, sentence, paragraph, section or part of this local law shall be adjudged by any court of competent jurisdiction to be invalid, such judgment shall be confined in its operation to the clause, paragraph, section or part thereof directly involved in the controversy in which such judgment shall have been rendered, and the remaining provisions shall remain in full force and effect.

Section 6: Superseding Provision.

To the extent that any State or local laws fail to provide specific authority for this Local Law or the procedures necessary for its adoption, or otherwise appear to be in conflict with this Local Law or the procedures followed for its adoption, then such laws, including, but not limited to, New York Village Law §§ 7-706, 7-708, 7-709 and common law vesting, are hereby superseded by this Local Law pursuant to New York Municipal Home Rule Law and the common law.

Section 7: Effective Date.

This Local Law shall take effect immediately upon the filing of this Local Law with the New York Secretary of State in the manner provided for in the Municipal Home Rule Law.