

# Zoning Map Atlas

## TOWN OF STONINGTON

### ZONING MAP ATLAS

Effective July 20, 1961

As Amended through October 18, 2006



# ZONING MAP ATLAS

TOWN OF STONINGTON, CONNECTICUT

INCORPORATION OF AMENDMENTS  
THROUGH  
OCTOBER 18, 2006

## PLANNING AND ZONING COMMISSION:

**Charles A. Sneddon, Jr.**  
Chairman

**Paul Altman**  
Vice Chairman

**Julianne McCabe**  
Secretary

**Alisa Morrison**

**Lynn Young**

## ALTERNATES:

**Joe Basile**

**Paul Holland**

**Rob Marseglia**

## ZONING MAP EDITIONS:

July 20, 1961

January 1963

November 1966

August 1968

1971

August 20, 1979

June 30, 1986

**This list is not all inclusive at this time**

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**Date of Adoption of Zoning: July 20, 1961**

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ARTICLE III DISTRICT – Sections 3.1; 3.2; 3.3 and 3.4  
ARTICLE IV DISTRICTS – Section 4.1; 4.2; 4.3; 4.4; 4.5; 4.6; 4.7; 4.8 and 4.9  
INDUSTRIAL HERITAGE REUSE DISTRICT (IHRD) – Section 7.19  
MARITIME HERITAGE DISTRICT – Section 7.20  
NEIGHBORHOOD DEVELOPMENT DISTRICT – Section 7.21  
PROPERTY LINES

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# DISCLAIMER

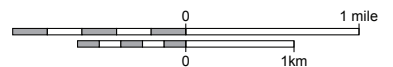
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Planimetric and Topographic information depicted on this map is based on an aerial flight performed in April 1999. Real property information has been derived from recorded deeds, plats, public records, and other data. The intent of this map is to depict a graphical representation of property information relative to planimetric features and is subject to change as a more accurate survey may disclose. The Town of Stonington assumes no legal responsibility for the information depicted on this map.

**THIS INFORMATION IS NOT TO BE USED FOR THE TRANSFER OF PROPERTY.**

Horizontal Datum is based on North American Datum of 1983 (NAD 83 Feet).

Vertical Datum is based on National Geodetic Vertical Datum of 1929 (NGVD 29).





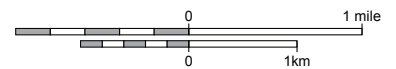
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Department of Planning

**Zoning Map Atlas** Planning and Zoning Commission, Town of Stonington, Connecticut

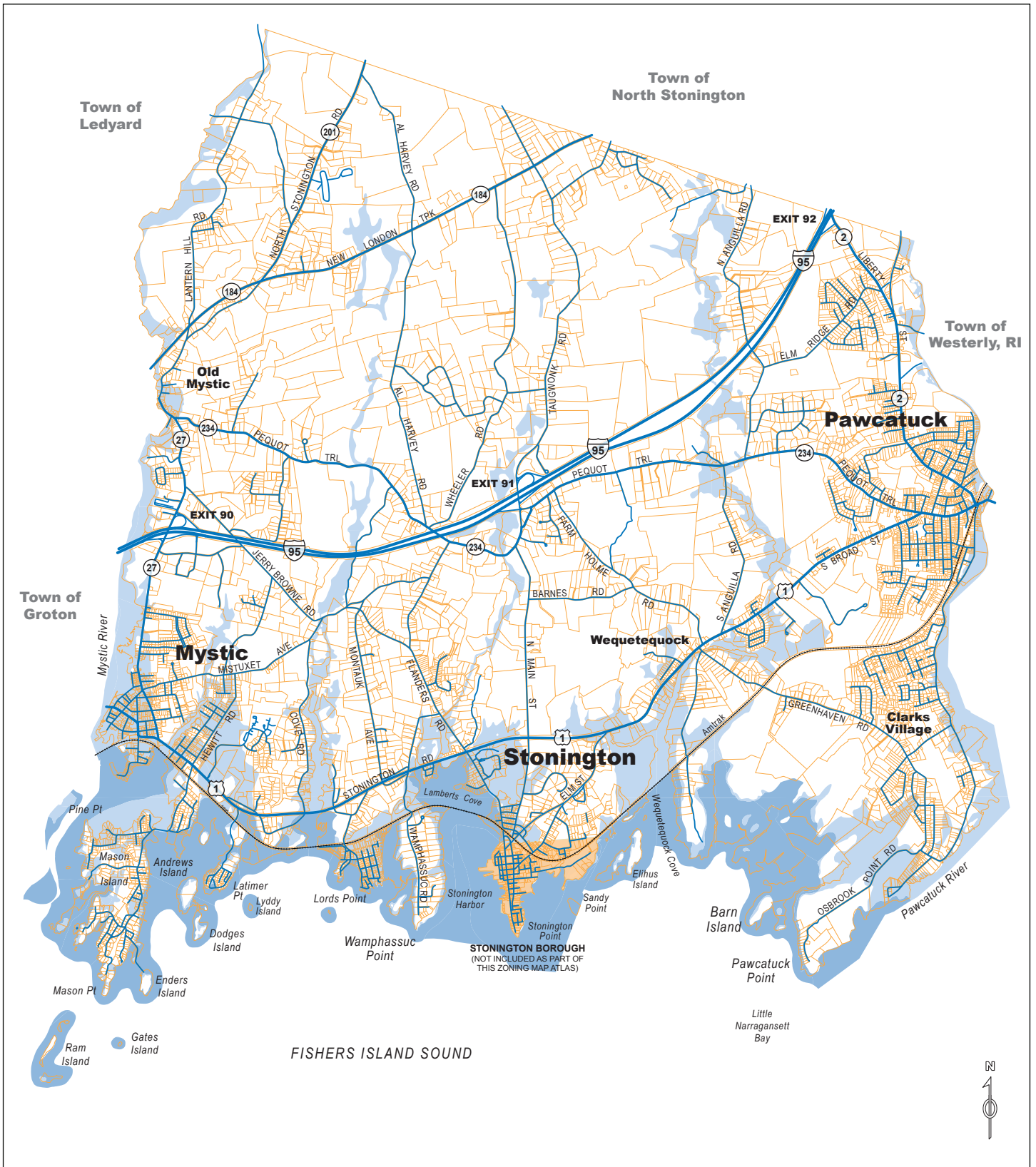
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**Coastal Area Management Overlay District (CAMOD)**

 (CAMOD)



Data: Stonington GIS / Projection: Connecticut State Plane NAD83

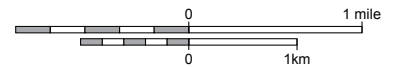


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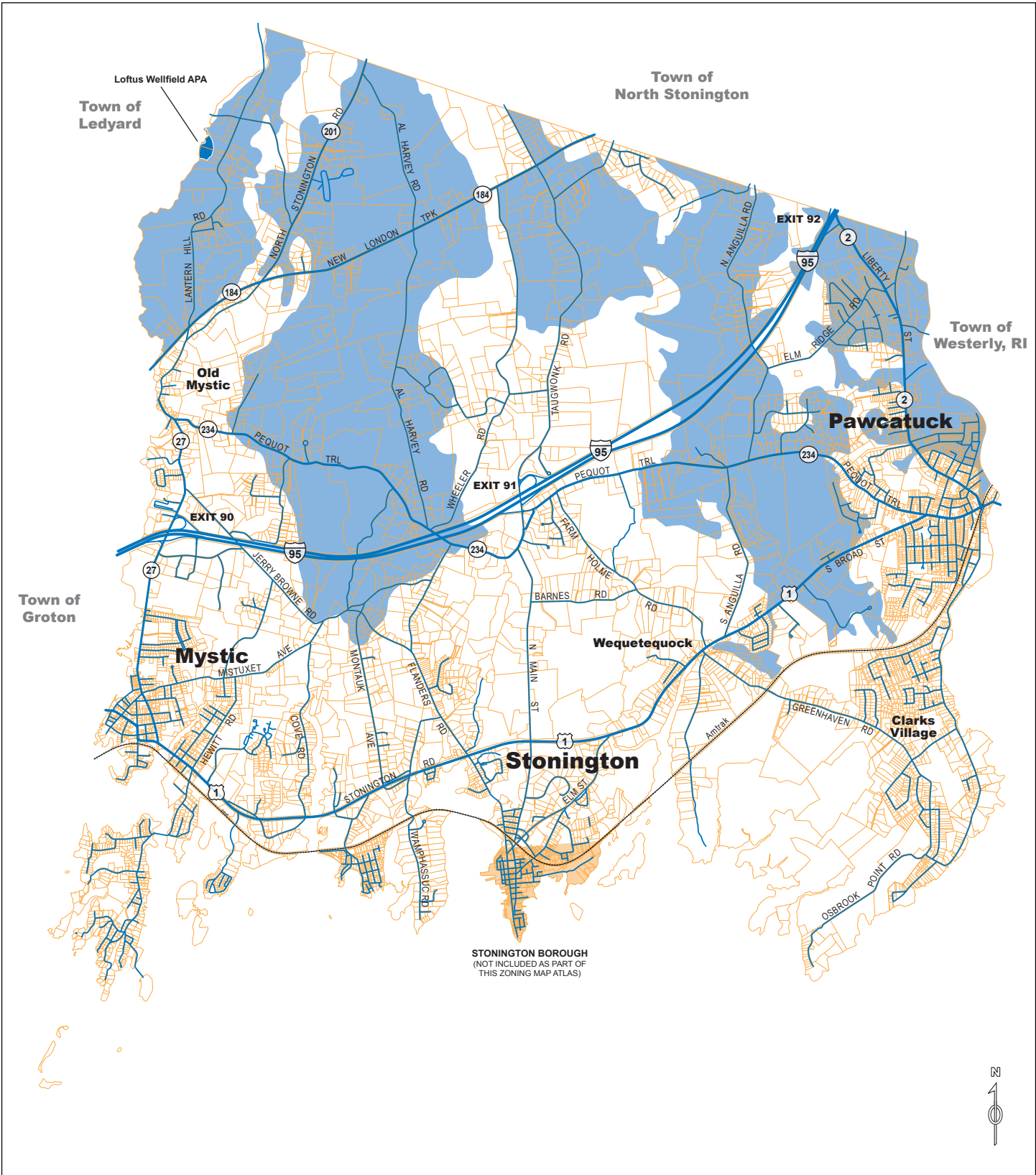
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**Flood Hazard Overlay District (FHOD)**

- 
 (A)
  (V)
 


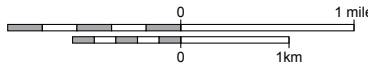
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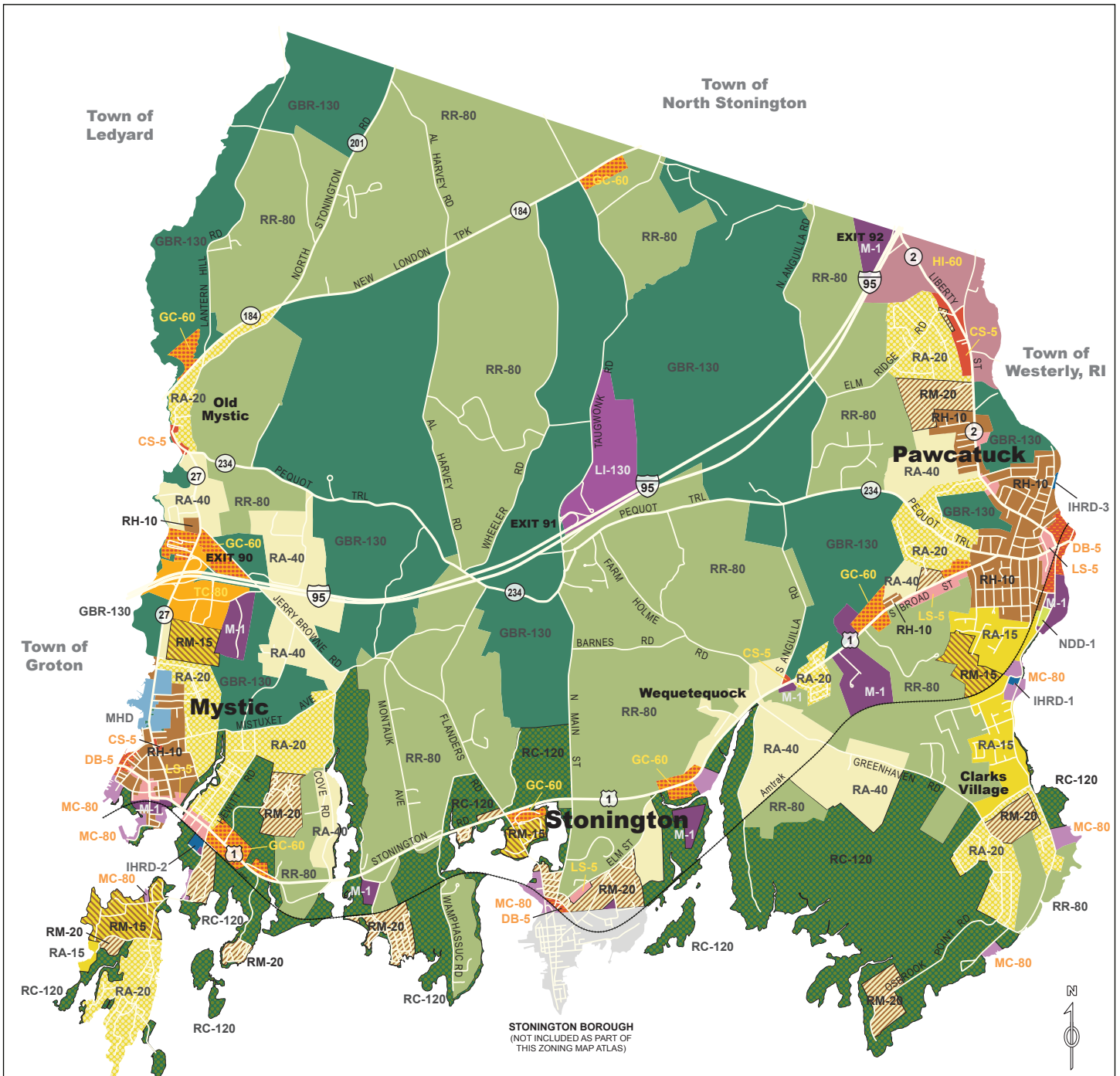
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- Groundwater Protection Overlay District (GPOD)
- Aquifer Protection Area (APA)



Data: Stonington GIS / Projection: Connecticut State Plane NAD83





STONINGTON BOROUGH  
(NOT INCLUDED AS PART OF THIS ZONING MAP ATLAS)

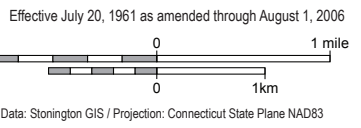
**LEGEND**

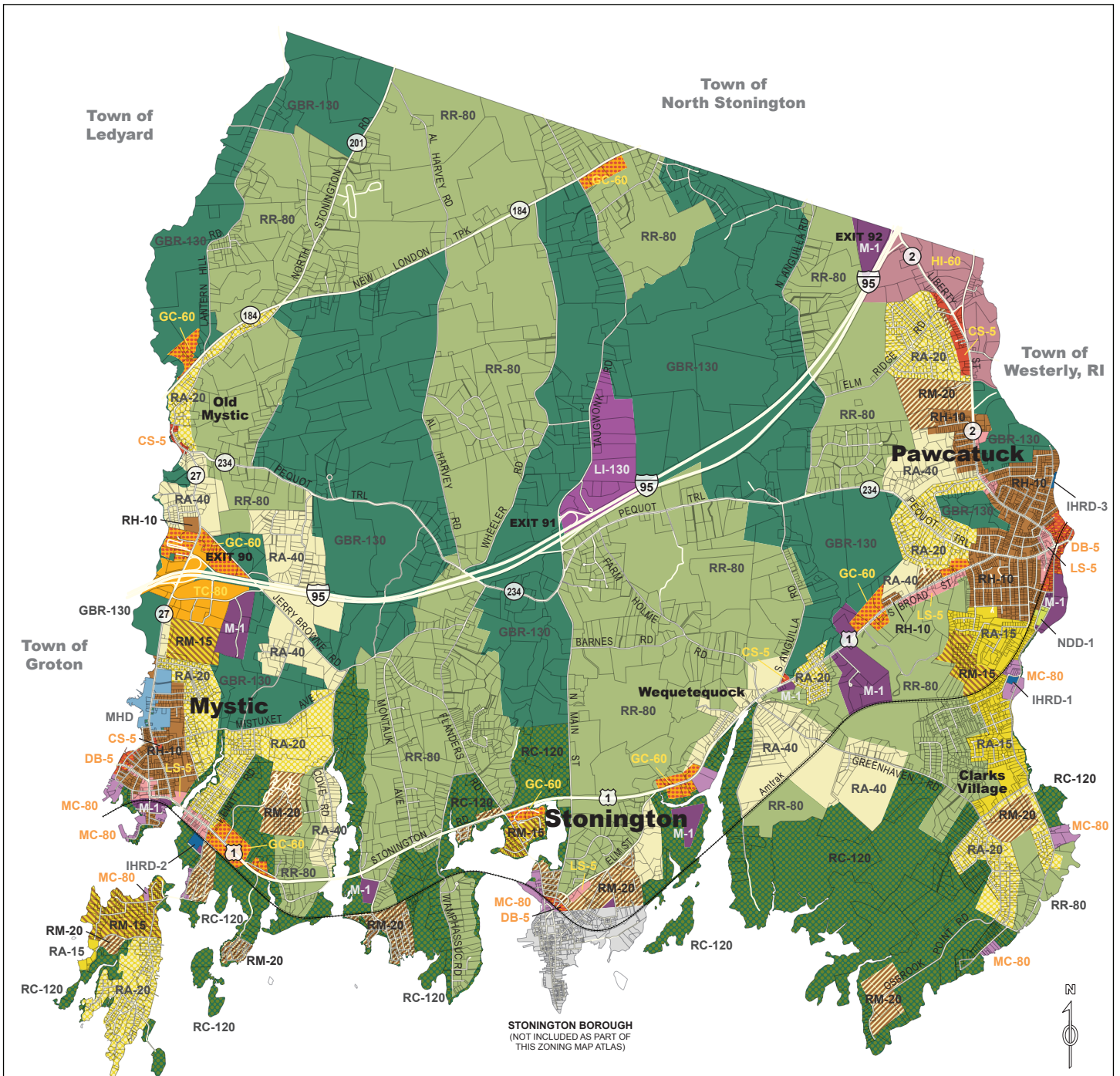
Minimum lot size (m/s) in square feet (sf)

<b>CS-5</b> COMMERCIAL CS-5 Commercial Service 5,000 sf m/s	<b>IHRD-1</b> SPECIAL IHRD-1 Industrial Heritage Reuse District 1	<b>MC-80</b> COMMERCIAL MC-80 Marine Commercial 80,000 sf m/s	<b>RC-120</b> RESIDENTIAL RC-120 Residential Coastal 120,000 sf m/s
<b>DB-5</b> COMMERCIAL DB-5 Development Area 5,000 sf m/s	<b>IHRD-2</b> SPECIAL IHRD-2 Industrial Heritage Reuse District 2	<b>MHD</b> SPECIAL MHD Maritime Heritage District	<b>RH-10</b> RESIDENTIAL RH-10 Residential High Density 10,000 sf m/s
<b>GBR-130</b> RESIDENTIAL GBR-130 Green Belt Residential 130,000 sf m/s	<b>IHRD-3</b> SPECIAL IHRD-3 Industrial Heritage Reuse District 3	<b>NDD-1</b> SPECIAL NDD-1 Neighborhood Development District 1	<b>RM-15</b> RESIDENTIAL RM-15 Residential Moderate Density 15,000 sf m/s
<b>GC-60</b> COMMERCIAL GC-60 General Commercial 60,000 sf m/s	<b>LI-130</b> INDUSTRIAL LI-130 Light Industrial 130,000 sf m/s	<b>RA-15</b> RESIDENTIAL RA-15 Residential Single Family 15,000 sf m/s	<b>RM-20</b> RESIDENTIAL RM-20 Residential Moderate Density 20,000 sf m/s
<b>HI-60</b> COMMERCIAL HI-60 Highway Interchange 60,000 sf m/s	<b>LS-5</b> COMMERCIAL LS-5 Local Shopping 5,000 sf m/s	<b>RA-20</b> RESIDENTIAL RA-20 Residential Single Family 20,000 sf m/s	<b>RR-80</b> RESIDENTIAL RR-80 Rural Residential 80,000 sf m/s
	<b>M-1</b> INDUSTRIAL M-1 Manufacturing 80,000 sf m/s	<b>RA-40</b> RESIDENTIAL RA-40 Residential Low Density 40,000 sf m/s	<b>TC-80</b> COMMERCIAL TC-80 Tourist Commercial 80,000 sf m/s



**Zoning Map Atlas** Planning and Zoning Commission, Town of Stonington, Connecticut  
**Zoning Map**  
Roadways and zoning districts





**LEGEND**

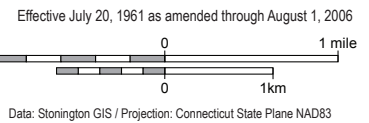
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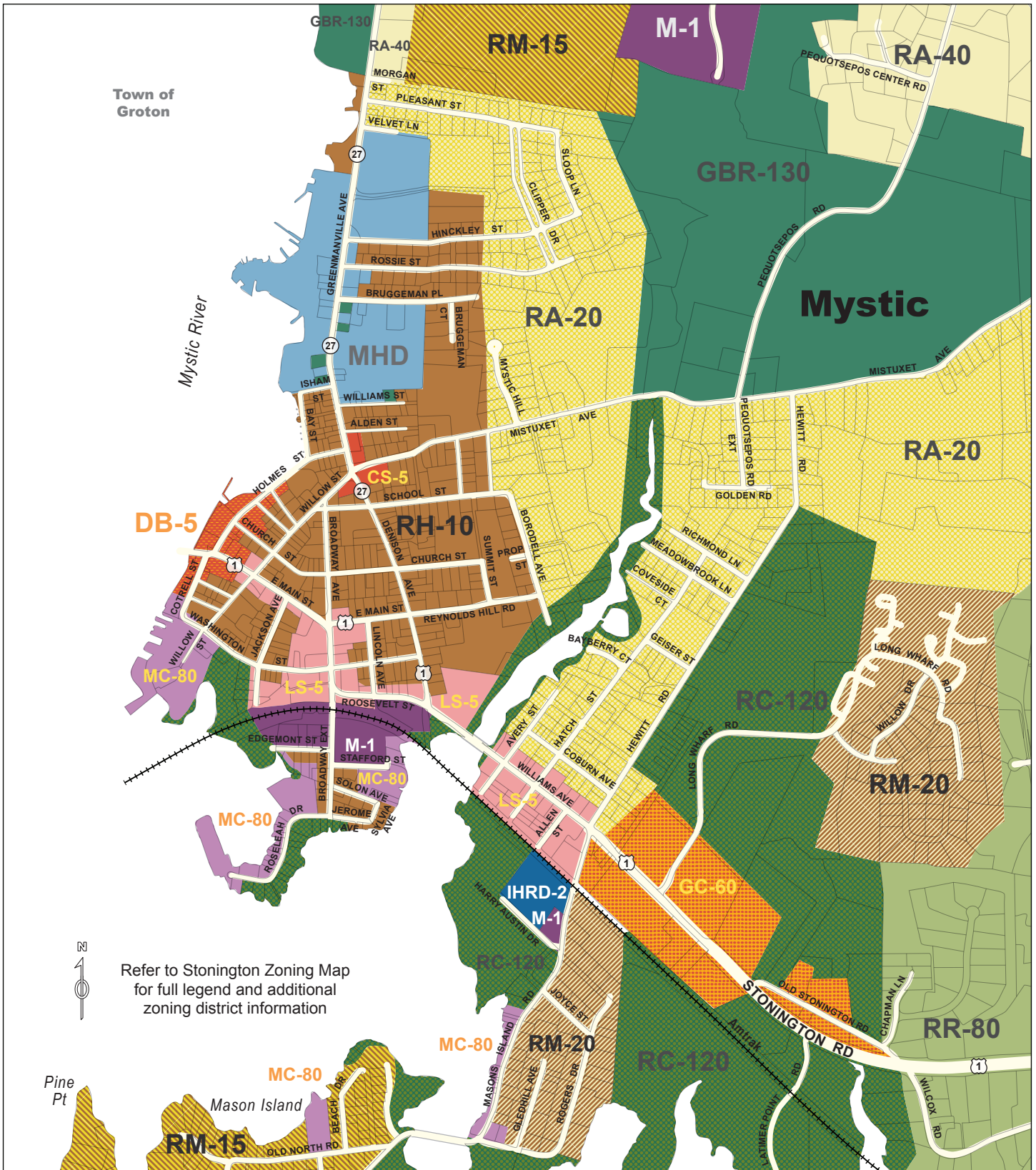


**Zoning Map Atlas** Planning and Zoning Commission, Town of Stonington, Connecticut

Zoning Map  
Parcels, roadways and zoning districts



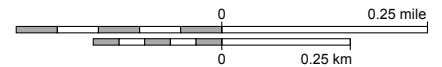
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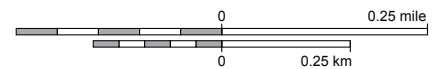
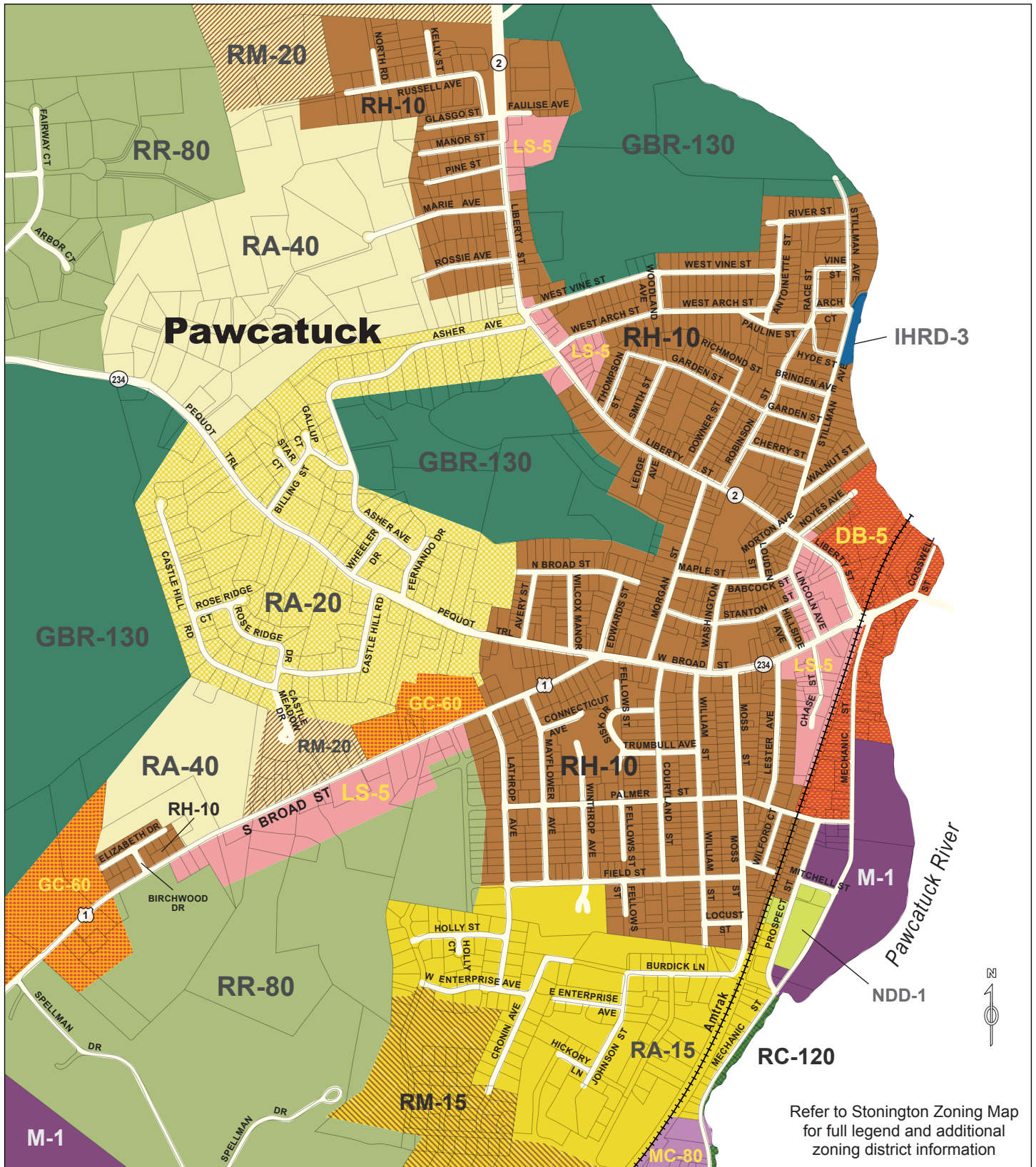
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**Mystic Village Center**  
Parcels, roadways and zoning districts



Data: Stonington GIS / Projection: Connecticut State Plane NAD83



## **DEPARTMENT OF PLANNING**

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Director

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Zoning Enforcement Officer

Gayle Phoenix, CZET  
PZC Clerk

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