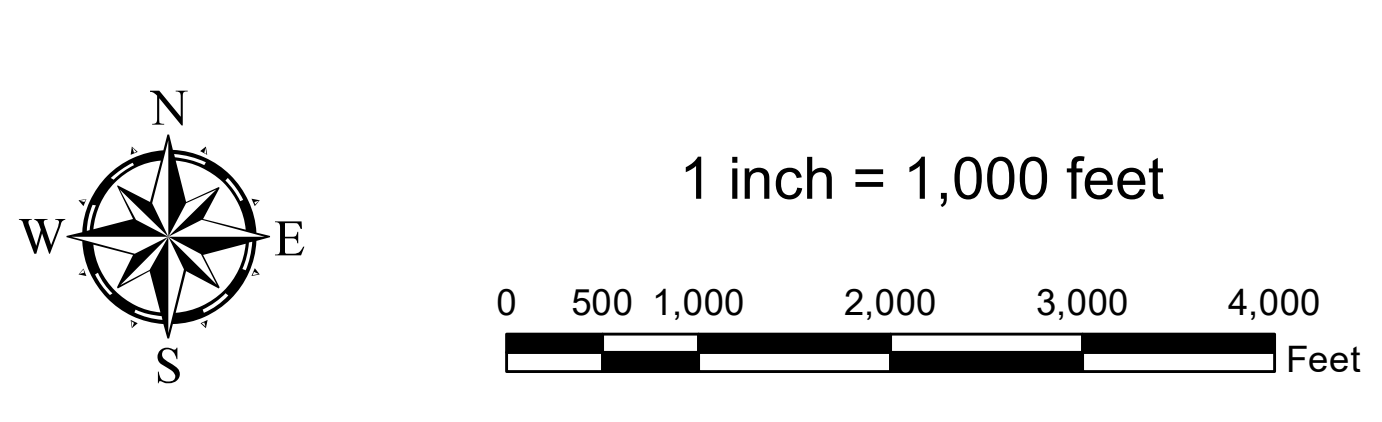


For details of Town Center Code see Separate Town Center Code Document



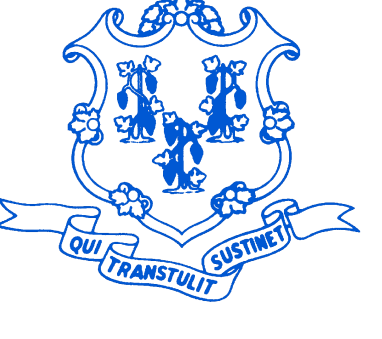
- Legend**
- Level A
 - Farmington Valley Greenway
 - FP Flood Plain Overlay
 - AZ Apartment Zone
 - HS-FBC Hartford-Simsbury Form-Based Code
 - B1 Restricted Business
 - B2 General Business
 - B3 Designed Business Development
 - CZ Single Family Cluster Zone
 - HOD Housing Opportunity Development
 - WHOZ Workforce Housing Overlay Zone
 - I1 Restricted Industrial - 10 Acres
 - I2 General Industrial
 - I3 Earth Excavation
 - PAD Planning Area Development
 - PO Professional Office
 - R15 Single Family Residence - 15,000 sq. ft.
 - R25 Single Family Residence - 25,000 sq. ft.
 - R30 Single Family Residence - 30,000 sq. ft.
 - R40 Single Family Residence - 40,000 sq. ft.
 - R40 OS Residential Open Space Subdivision
 - R80 Single Family Residence - 2 acres
 - R80 OS Residential Open Space Subdivision
 - R160 Rural Residence - 4 acres
 - RD Designed Multiple Residence
 - SC Simsbury Center Zone



Signed: _____
 Adopted: _____
 Amended: _____



Town of Simsbury
 February 2024
 Zoning Map



DISCLAIMER
 This map is for informational purposes only.
 For details regarding any specific parcel or zone,
 consult the Simsbury Land Records and Department of
 Community Planning and Development official records.