

<b>Topic:</b>	Planned Unit Development; Zoning; Land Use Planning; State Land Use Law
<b>Resource Type:</b>	Regulations
<b>State:</b>	New York
<b>Jurisdiction Type:</b>	State
<b>Municipality:</b>	N/A
<b>Year (adopted, written, etc.):</b>	Unknown
<b>Community Type - applicable to:</b>	Suburban; Rural
<b>Title:</b>	New York State Town Law – Planned Unit Development Zoning Districts Ordinance
<b>Document Last Updated in Database:</b>	May 8, 2017

### ***Abstract***

New York grants authority to local government to pass planned unit development ordinances. Other states may use this law as a guide when promulgating planned unit development statutes. Planned Unit Development Zoning Districts are implementation tools for municipalities to utilize in working toward smart growth.

### ***Resource***

#### **261-c. Planned unit development zoning districts**

A town legislative body is hereby authorized to enact, as part of its zoning local law or ordinance, procedures and requirements for the establishment and mapping of planned unit development zoning districts. Planned unit development district regulations are intended to provide for residential, commercial, industrial or other land uses, or a mix thereof, in which economies of scale, creative architectural or planning concepts and open space preservation may be achieved by a developer in furtherance of the town comprehensive plan and zoning local law or ordinance.