







ZONING

137 Attachment 6

**Town of Crawford**

**Table of Use Regulations  
BP Business Park Zoning District<sup>1</sup>**

**[Amended 5-8-1997 by L.L. No. 4-1997; 5-8-2003 by L.L. No. 2-2003; 5-13-2004 by L.L. No. 3-2004; 8-14-2008 by L.L. No. 2-2008; 10-21-2010 by L.L. No. 1-2010; 10-17-2013 by L.L. No. 3-2013]**

<b>Column 1 Permitted Uses</b>	<b>Column 2 Special Permit Uses</b>	<b>Column 3 Permitted Accessory Uses</b>
1. (Reserved) 2. (Reserved) 3. (Reserved)		1. Reasonable and typical accessory uses, subject to supplemental regulation. See § 137-14.
4. Business parks providing coordinated access, design and planning for more than one of the following permitted uses in one or more structures: general retail, personal service, general business office, medical office, banks, restaurant	1. Hotels with or without conference centers and/or banquet facilities 2. Conference centers and/or banquet facilities without hotel accommodations	2. Hotel may have accessory manager's living quarters.
5. General retail, personal service, general business office, medical office, bank with walk-in service only	3. Sales, rental, and repair of machinery and equipment 4. New and/or used car sales	3. One accessory apartment in the same building as a business use, provided that there is no more than one apartment per lot, and the apartment contains no more than two bedrooms and no more than 850 square feet of floor area.
6. Restaurants	5. Shops for custom work	

CRAWFORD CODE

<b>Column 1 Permitted Uses</b>	<b>Column 2 Special Permit Uses</b>	<b>Column 3 Permitted Accessory Uses</b>
7. (Reserved) 8. Municipal buildings and uses 9. (Reserved) 10. Day-care centers subject to § 137-13G	6. Banks with drive-in facilities 7. Funeral homes 8. Warehouse and distribution centers not larger than 200,000 square feet total floor area 9. Self-service storage facilities 10. Wholesale or bulk sales of materials such as landscaping products, except that wholesale or bulk sales of petroleum products is not included in this use category	
	11. Gas stations with or without an accessory convenience retail store under 2,500 square feet of gross floor area 12. Automotive repair shops with or without accessory gasoline sales 13. Wireless communications facilities	
	14. Bulk storage	
	15. Light industry	
	16. Garages for road and heavy construction equipment	

NOTES:

<sup>1</sup> See general regulations in §§ 137-11 and 137-11.1.

ADDITIONAL NOTE:

Any use not specifically listed as permitted in the Table of Use Regulations is a prohibited use.



# Demographic and Income Profile

1-99 Teds Dr, Pine Bush, New York, 12566  
 Ring: 1 mile radius

Prepared by John Lavelle  
 Latitude: 41.60431  
 Longitude: -74.29772

Summary	Census 2010	2018	2023
Population	1,754	1,698	1,695
Households	750	720	715
Families	481	452	445
Average Household Size	2.31	2.33	2.34
Owner Occupied Housing Units	456	390	407
Renter Occupied Housing Units	294	330	307
Median Age	42.2	44.0	43.6
Trends: 2018 - 2023 Annual Rate	Area	State	National
Population	-0.04%	0.38%	0.83%
Households	-0.14%	0.33%	0.79%
Families	-0.31%	0.21%	0.71%
Owner HHs	0.86%	0.92%	1.16%
Median Household Income	1.51%	2.99%	2.50%

Households by Income	2018		2023	
	Number	Percent	Number	Percent
<\$15,000	60	8.3%	51	7.1%
\$15,000 - \$24,999	79	11.0%	65	9.1%
\$25,000 - \$34,999	40	5.6%	35	4.9%
\$35,000 - \$49,999	58	8.1%	52	7.3%
\$50,000 - \$74,999	121	16.8%	111	15.5%
\$75,000 - \$99,999	144	20.0%	140	19.6%
\$100,000 - \$149,999	129	17.9%	142	19.9%
\$150,000 - \$199,999	46	6.4%	59	8.3%
\$200,000+	43	6.0%	61	8.5%
Median Household Income	\$75,236		\$81,076	
Average Household Income	\$88,774		\$105,351	
Per Capita Income	\$35,933		\$42,342	

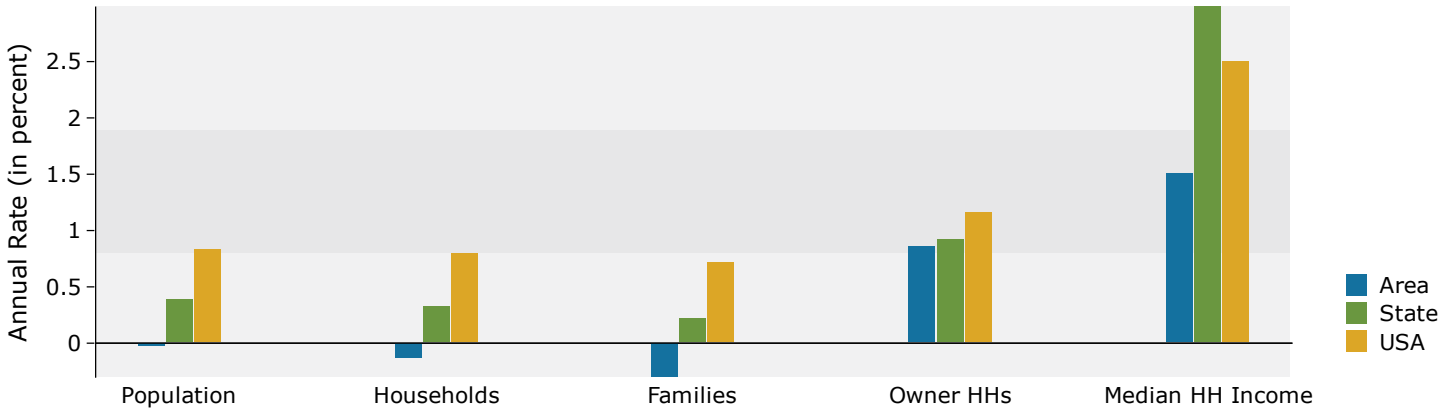
Population by Age	Census 2010		2018		2023	
	Number	Percent	Number	Percent	Number	Percent
0 - 4	83	4.7%	74	4.4%	76	4.5%
5 - 9	124	7.1%	81	4.8%	78	4.6%
10 - 14	112	6.4%	99	5.8%	85	5.0%
15 - 19	134	7.6%	106	6.2%	92	5.4%
20 - 24	91	5.2%	98	5.8%	89	5.3%
25 - 34	170	9.7%	225	13.3%	249	14.7%
35 - 44	237	13.5%	184	10.8%	203	12.0%
45 - 54	296	16.9%	250	14.7%	210	12.4%
55 - 64	219	12.5%	258	15.2%	265	15.7%
65 - 74	145	8.3%	173	10.2%	189	11.2%
75 - 84	104	5.9%	102	6.0%	111	6.6%
85+	41	2.3%	48	2.8%	45	2.7%

Race and Ethnicity	Census 2010		2018		2023	
	Number	Percent	Number	Percent	Number	Percent
White Alone	1,575	89.8%	1,474	86.8%	1,428	84.2%
Black Alone	49	2.8%	61	3.6%	72	4.2%
American Indian Alone	3	0.2%	4	0.2%	5	0.3%
Asian Alone	28	1.6%	34	2.0%	40	2.4%
Pacific Islander Alone	2	0.1%	4	0.2%	5	0.3%
Some Other Race Alone	49	2.8%	63	3.7%	77	4.5%
Two or More Races	48	2.7%	59	3.5%	69	4.1%
Hispanic Origin (Any Race)	176	10.0%	218	12.8%	262	15.5%

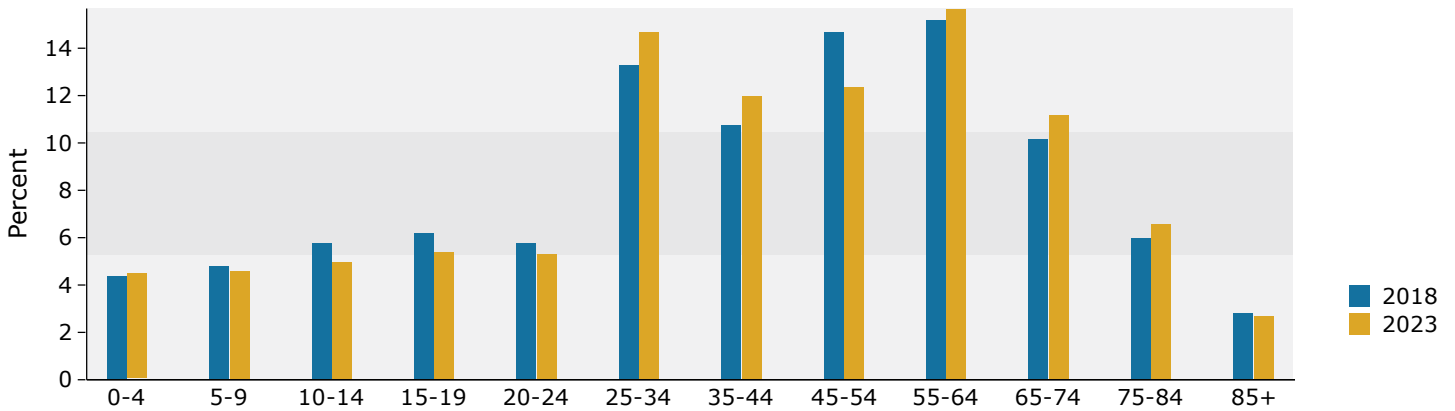
**Data Note:** Income is expressed in current dollars.

**Source:** U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2018 and 2023.

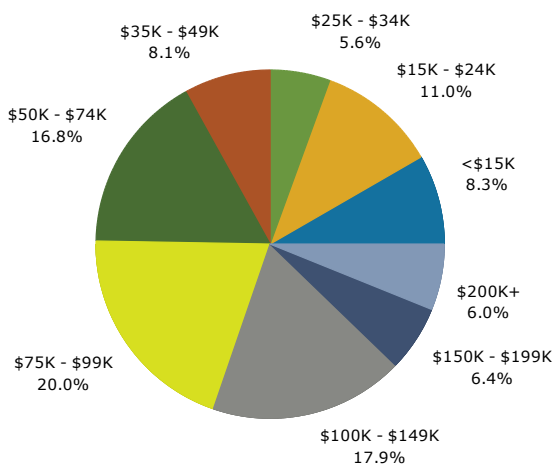
## Trends 2018-2023



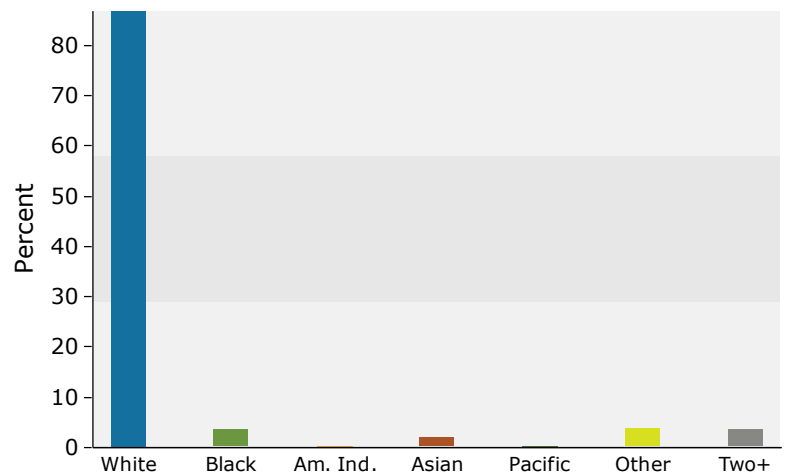
## Population by Age



## 2018 Household Income



## 2018 Population by Race



2018 Percent Hispanic Origin: 12.8%



# Demographic and Income Profile

1-99 Teds Dr, Pine Bush, New York, 12566  
 Ring: 3 mile radius

Prepared by John Lavelle

Latitude: 41.60431

Longitude: -74.29772

Summary	Census 2010	2018	2023
Population	7,823	7,970	8,106
Households	2,482	2,523	2,563
Families	1,796	1,808	1,829
Average Household Size	2.59	2.62	2.63
Owner Occupied Housing Units	1,854	1,795	1,882
Renter Occupied Housing Units	628	728	680
Median Age	38.7	39.7	40.1
Trends: 2018 - 2023 Annual Rate	Area	State	National
Population	0.34%	0.38%	0.83%
Households	0.32%	0.33%	0.79%
Families	0.23%	0.21%	0.71%
Owner HHs	0.95%	0.92%	1.16%
Median Household Income	2.03%	2.99%	2.50%

Households by Income	2018		2023	
	Number	Percent	Number	Percent
<\$15,000	129	5.1%	111	4.3%
\$15,000 - \$24,999	216	8.6%	184	7.2%
\$25,000 - \$34,999	130	5.2%	116	4.5%
\$35,000 - \$49,999	183	7.3%	167	6.5%
\$50,000 - \$74,999	387	15.3%	356	13.9%
\$75,000 - \$99,999	434	17.2%	420	16.4%
\$100,000 - \$149,999	637	25.2%	685	26.7%
\$150,000 - \$199,999	219	8.7%	266	10.4%
\$200,000+	189	7.5%	259	10.1%
Median Household Income	\$85,533		\$94,572	
Average Household Income	\$101,607		\$118,145	
Per Capita Income	\$34,765		\$39,633	

Population by Age	Census 2010		2018		2023	
	Number	Percent	Number	Percent	Number	Percent
0 - 4	337	4.3%	316	4.0%	321	4.0%
5 - 9	445	5.7%	376	4.7%	365	4.5%
10 - 14	504	6.4%	446	5.6%	423	5.2%
15 - 19	554	7.1%	480	6.0%	451	5.6%
20 - 24	627	8.0%	619	7.8%	573	7.1%
25 - 34	1,009	12.9%	1,234	15.5%	1,251	15.4%
35 - 44	1,185	15.1%	1,016	12.8%	1,164	14.4%
45 - 54	1,319	16.9%	1,154	14.5%	1,014	12.5%
55 - 64	918	11.7%	1,167	14.6%	1,184	14.6%
65 - 74	491	6.3%	666	8.4%	795	9.8%
75 - 84	298	3.8%	330	4.1%	395	4.9%
85+	136	1.7%	164	2.1%	169	2.1%

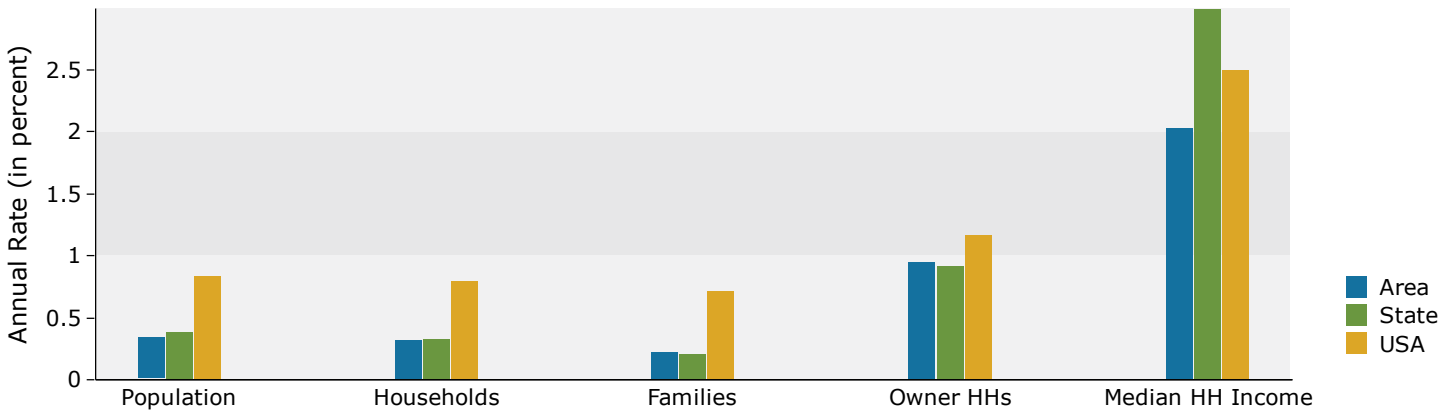
Race and Ethnicity	Census 2010		2018		2023	
	Number	Percent	Number	Percent	Number	Percent
White Alone	6,987	89.3%	6,917	86.8%	6,863	84.7%
Black Alone	328	4.2%	402	5.0%	461	5.7%
American Indian Alone	15	0.2%	16	0.2%	20	0.2%
Asian Alone	158	2.0%	200	2.5%	236	2.9%
Pacific Islander Alone	4	0.1%	7	0.1%	10	0.1%
Some Other Race Alone	161	2.1%	210	2.6%	258	3.2%
Two or More Races	171	2.2%	218	2.7%	259	3.2%
Hispanic Origin (Any Race)	741	9.5%	950	11.9%	1,144	14.1%

**Data Note:** Income is expressed in current dollars.

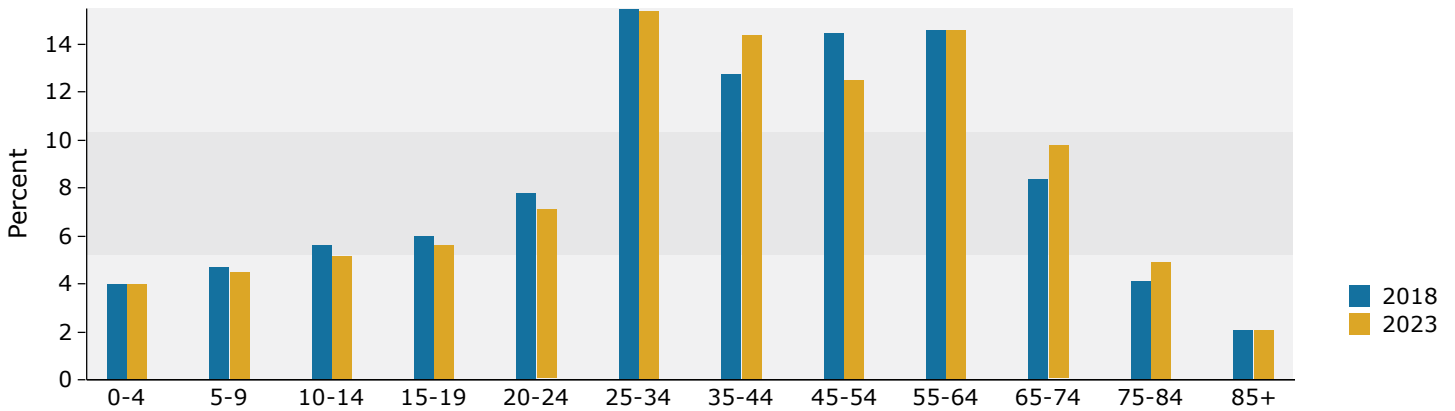
**Source:** U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2018 and 2023.



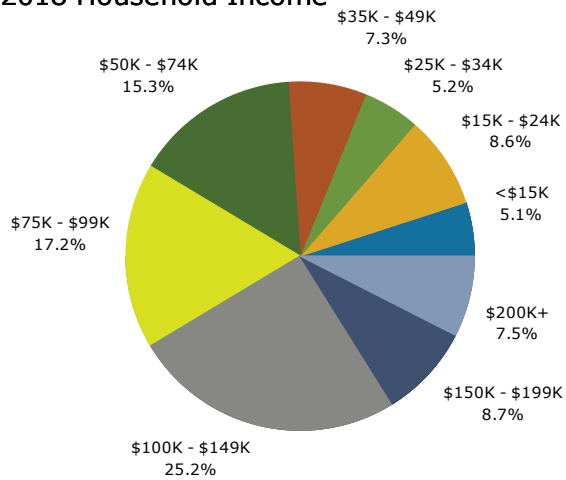
## Trends 2018-2023



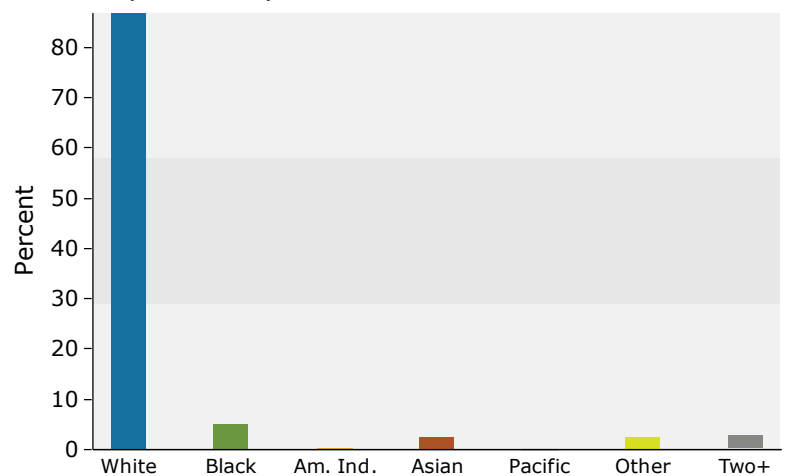
## Population by Age



## 2018 Household Income



## 2018 Population by Race



2018 Percent Hispanic Origin: 11.9%

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2018 and 2023.



# Demographic and Income Profile

1-99 Teds Dr, Pine Bush, New York, 12566  
 Ring: 5 mile radius

Prepared by John Lavelle

Latitude: 41.60431

Longitude: -74.29772

Summary	Census 2010	2018	2023
Population	18,209	18,869	19,315
Households	5,533	5,735	5,867
Families	4,212	4,324	4,408
Average Household Size	2.83	2.86	2.87
Owner Occupied Housing Units	4,420	4,423	4,637
Renter Occupied Housing Units	1,113	1,312	1,230
Median Age	38.9	40.2	40.8
Trends: 2018 - 2023 Annual Rate	Area	State	National
Population	0.47%	0.38%	0.83%
Households	0.46%	0.33%	0.79%
Families	0.39%	0.21%	0.71%
Owner HHs	0.95%	0.92%	1.16%
Median Household Income	2.26%	2.99%	2.50%

Households by Income	2018		2023	
	Number	Percent	Number	Percent
<\$15,000	231	4.0%	204	3.5%
\$15,000 - \$24,999	368	6.4%	319	5.4%
\$25,000 - \$34,999	286	5.0%	256	4.4%
\$35,000 - \$49,999	484	8.4%	440	7.5%
\$50,000 - \$74,999	913	15.9%	831	14.2%
\$75,000 - \$99,999	882	15.4%	852	14.5%
\$100,000 - \$149,999	1,567	27.3%	1,684	28.7%
\$150,000 - \$199,999	571	10.0%	683	11.6%
\$200,000+	433	7.6%	598	10.2%
Median Household Income	\$89,901		\$100,517	
Average Household Income	\$105,253		\$121,750	
Per Capita Income	\$35,105		\$40,024	

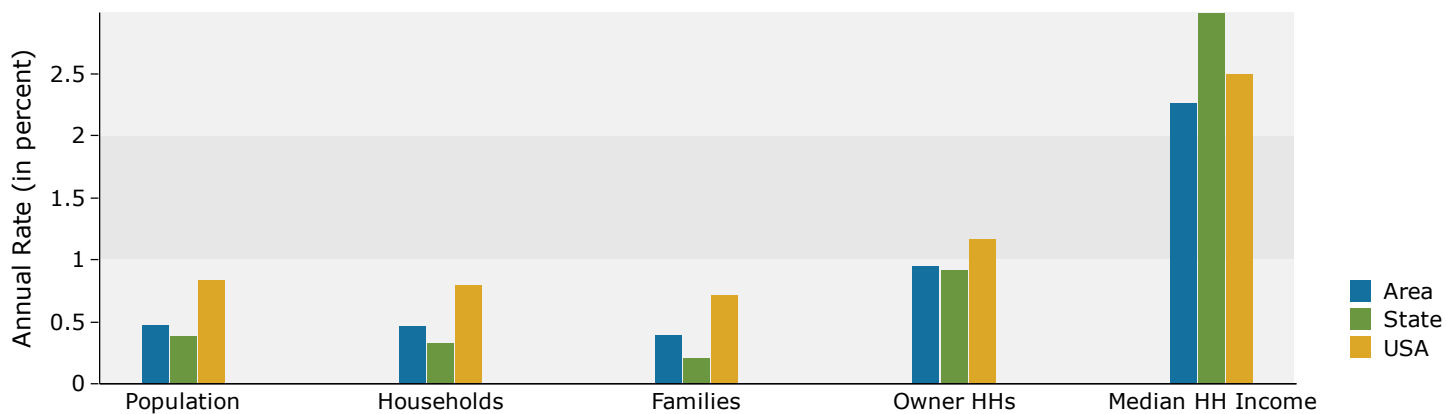
Population by Age	Census 2010		2018		2023	
	Number	Percent	Number	Percent	Number	Percent
0 - 4	848	4.7%	808	4.3%	814	4.2%
5 - 9	1,096	6.0%	980	5.2%	955	4.9%
10 - 14	1,280	7.0%	1,158	6.1%	1,124	5.8%
15 - 19	1,355	7.4%	1,189	6.3%	1,143	5.9%
20 - 24	1,322	7.3%	1,333	7.1%	1,220	6.3%
25 - 34	2,176	11.9%	2,664	14.1%	2,688	13.9%
35 - 44	2,786	15.3%	2,428	12.9%	2,770	14.3%
45 - 54	3,199	17.6%	2,861	15.2%	2,559	13.2%
55 - 64	2,148	11.8%	2,812	14.9%	2,844	14.7%
65 - 74	1,072	5.9%	1,562	8.3%	1,919	9.9%
75 - 84	629	3.5%	719	3.8%	907	4.7%
85+	300	1.6%	357	1.9%	372	1.9%

Race and Ethnicity	Census 2010		2018		2023	
	Number	Percent	Number	Percent	Number	Percent
White Alone	16,442	90.3%	16,613	88.0%	16,639	86.1%
Black Alone	712	3.9%	886	4.7%	1,026	5.3%
American Indian Alone	40	0.2%	45	0.2%	52	0.3%
Asian Alone	312	1.7%	399	2.1%	474	2.5%
Pacific Islander Alone	6	0.0%	10	0.1%	14	0.1%
Some Other Race Alone	338	1.9%	449	2.4%	555	2.9%
Two or More Races	360	2.0%	467	2.5%	556	2.9%
Hispanic Origin (Any Race)	1,617	8.9%	2,111	11.2%	2,557	13.2%

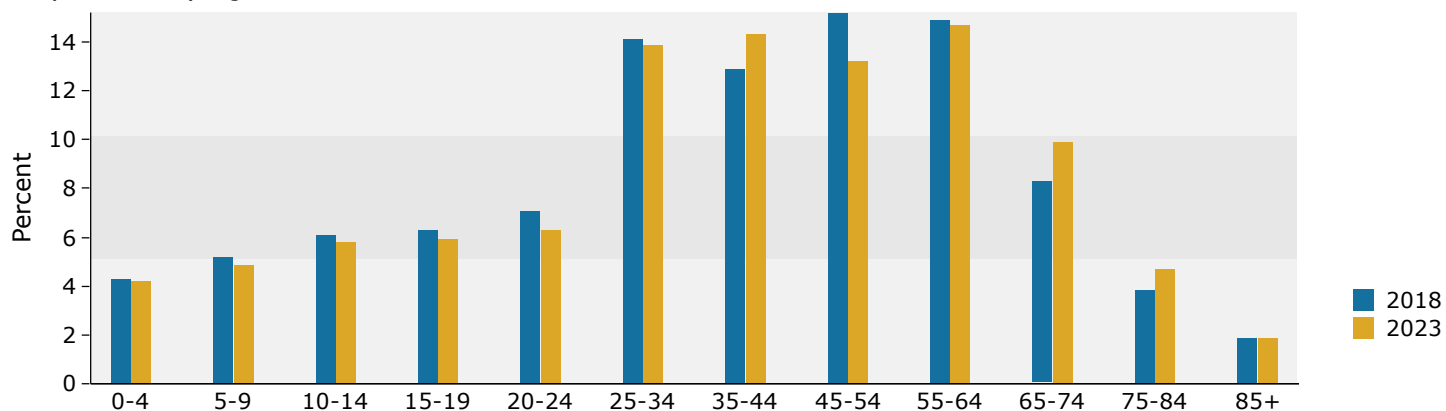
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**Source:** U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2018 and 2023.

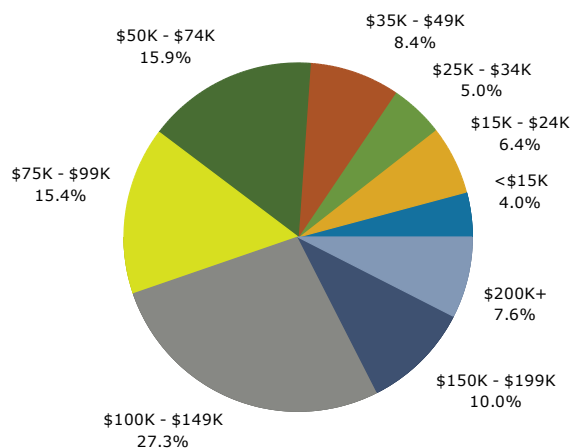
## Trends 2018-2023



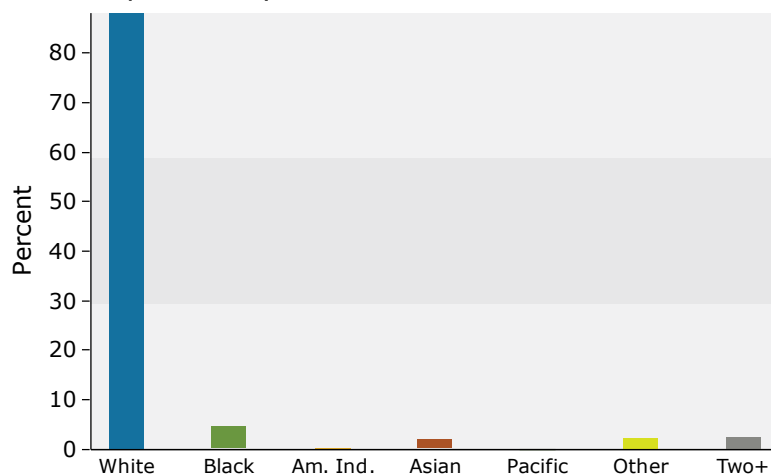
## Population by Age



## 2018 Household Income



## 2018 Population by Race



2018 Percent Hispanic Origin: 11.2%

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2018 and 2023.