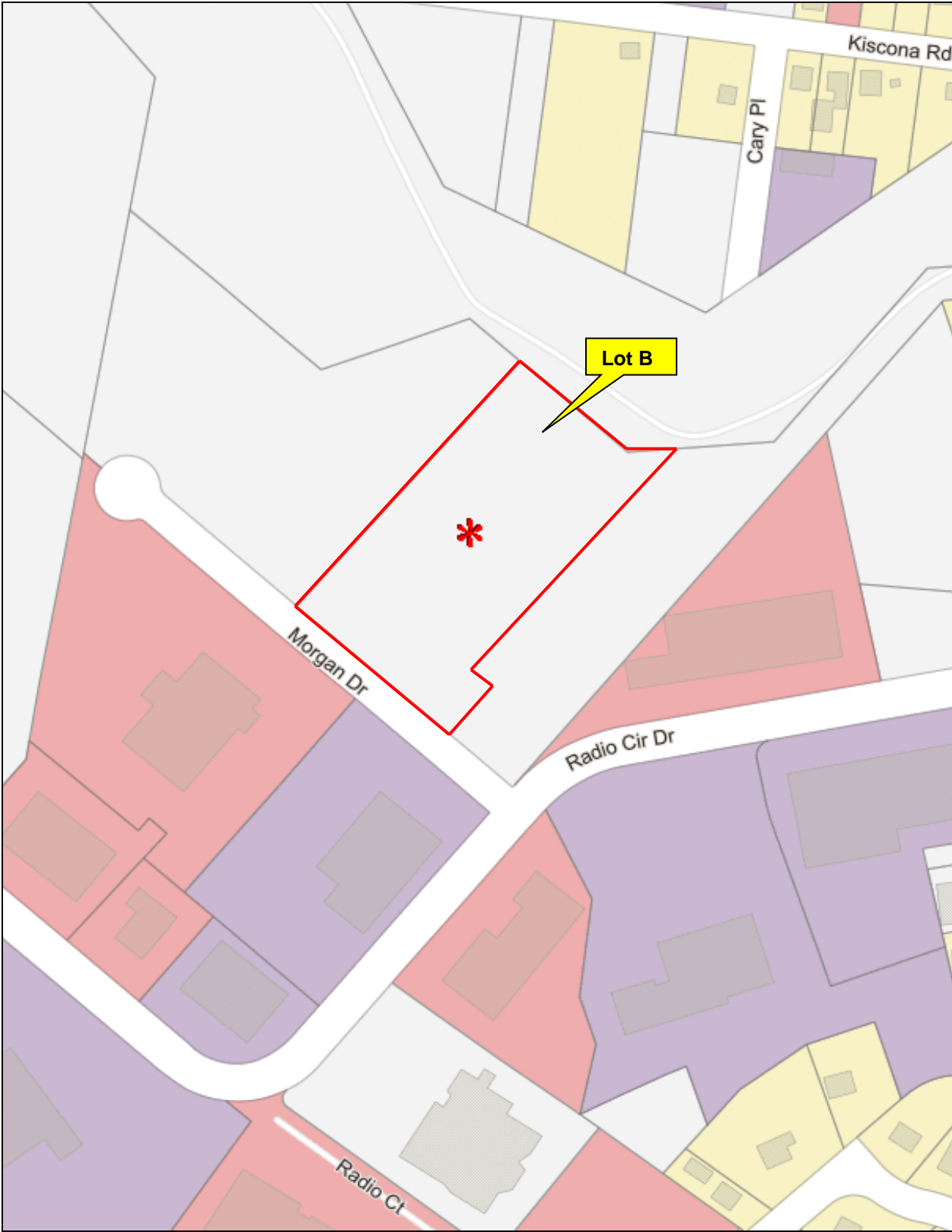
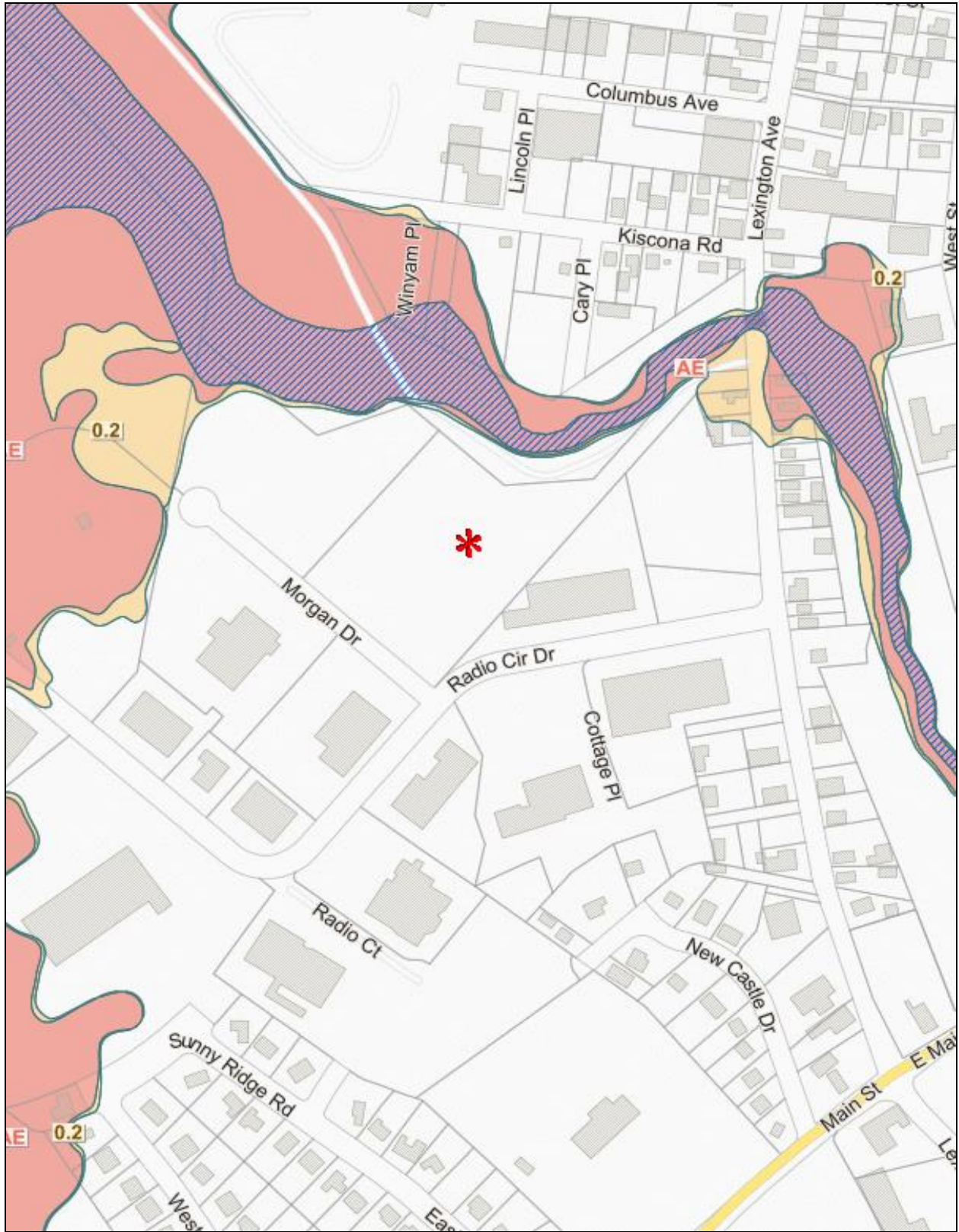


SITE MAP (approx. location of lot B)



FLOOD MAP



ZONING

According to the Town of Mount Kisco and the County of Westchester, the subject property is located within a Research and Development zoning district (RDX), formerly RD.

A. Purpose and intent. The RDX District, formerly the RD District, is intended to provide for a variety of uses, including a wide range of research, design and development activities, and limited residential uses with appropriate controls that can be provided in an industrial park setting, that can conform to a high level of performance standards, that can be located in close proximity to residential, institutional and commercial areas without objectionable influence and that can serve as a buffer between commercial or industrial uses and residential uses.

B. Permitted uses. No building or premises shall be used and no building shall be erected, altered or added to unless otherwise provided in this chapter, except for the following:

(1) Principal uses.

(a) Administrative, business and professional offices.

(b) Radio or television stations or studios.

(c) Printing and publishing.

(d) Physical training studios, in either classes or individual instruction format, including studios for dance, karate, fitness, and organized athletic activities for children.

(e) All forms of senior housing, including senior assisted-living housing, and senior enriched/independent-living housing.

(f) Biotech and pharmaceutical services and offices.

(g) Hotel and conference centers.

(h) Indoor storage.

(i) Indoor auto storage.

(j) Hi-tech/start-up incubator.

(k) Educational institutions.

(2) Special permit uses.

(a) Educational and training facilities.

(b) Light manufacturing: Any process where either the nature, size or shape of articles or raw materials is changed or where articles are assembled, provided that:

[1] Such use is fully contained within the principal structure on the site.

[2] No objectionable or obnoxious odor, dust, fumes, noise or smoke is produced.

[3] There is no outside storage of materials, products or by-products.

[4] All loading docks and truck parking areas are screened from view from all public roads by evergreen planting and/or fencing satisfactory in quantity, size, location, height and design to the Planning Board and Architectural Review Board.

[5] The processes and procedures involved and the potential by-products and wastes do not pose any threat to the environment or to the public health, safety and welfare.