

SECTION I - WATERFRONT REVITALIZATION  
AREA BOUNDARY

The State's Coastal Management Program has established statewide coastal boundaries in accordance with the requirements of the Coastal Zone Management Act of 1972, as amended, and its subsequently issued rules and regulations. The State's landward boundary, for the most part, delineates the inland extent of the Village of Dexter waterfront area. Since the village can only implement policies within its established corporate limits, it was necessary to define the water-side extent of its waterfront area. The waterfront revitalization area boundary for the village follows the landward and municipal boundaries as shown on Plate's I and II - "Village of Dexter - Waterfront Revitalization Area Boundary."

LANDWARD BOUNDARY

An outcome of the evaluation of coastal conditions is the need to revise the coastal area boundary to incorporate the area between William Street and the Black River running northeasterly from Canal Street to a point 400 feet along the river which includes vacant property owned by the village.

This section of the coastal area contains a mix of commercial, multi-family and public vacant lands important to Dexter's waterfront revitalization efforts. Exclusion of this section would preclude additional public access and recreation opportunity while overlooking a waterfront area with deteriorated and underutilized conditions. All reference in the Dexter Waterfront Revitalization Program reflects both boundaries where appropriate.

Original Landward Boundary. Continue northerly to the dam; thence across the river on the dam to the southern shore of the power station island; thence generally east and north along the shore of the island to the crest of the dam structure; thence across the crest of the dam, continuing east, north and west along the shore of the second island to the Canal Street bridge; thence generally northwesterly on Canal Street to Water Street; thence west on Water Street to Liberty Street and north on Liberty Street to its intersection with Lakeview Drive, thence west on Lakeview Drive to its intersection with the municipal line.

Revised Landward Boundary. Continue northerly to the dam; thence across the *Black River* on the dam to the southern shore of the *smaller* island; thence generally east, *north, and west* along the shore of the island to the crest of the *middle* dam structure; thence across the crest of the *middle* dam, continuing east, north and west along the shore of the *larger* island to the Canal Street bridge; *thence across the Canal Street Bridge, thence 400' generally northeasterly along the northern shore*

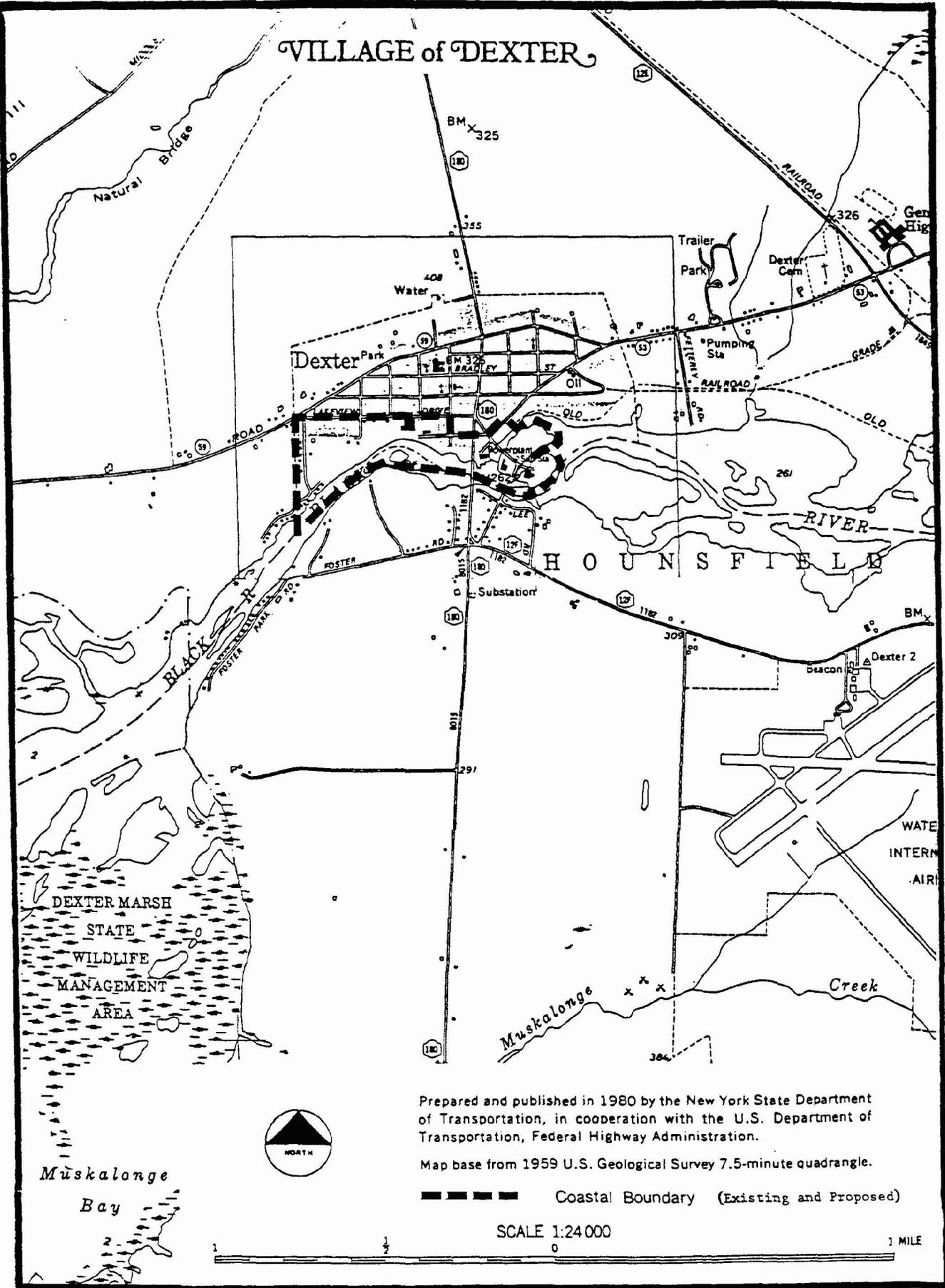
*of the Black River to a point; thence northwesterly on a line perpendicular to William Street; thence southwesterly on William Street to Canal Street; thence generally northwesterly on Canal Street to Water Street; thence west on Water Street to Liberty Street and north on Liberty Street to its intersection with Lakeview Drive, thence west on Lakeview Drive to its intersection with the municipal line.*

#### WATERSIDE BOUNDARY

The State's Local Waterfront Revitalization Program required all coastal waters within a municipality's jurisdiction to be included in its defined waterfront area. In accordance with this requirement, the following waterside boundary has been established.

Waterside (riverward) Boundary. Beginning at the western intersection of the landward boundary and the Village of Dexter/Town of Brownville line, the boundary follows Dexter's municipal line south to the middle of the Black River at the intersection of the Village of Dexter/Town of Hounsfield line, then continues upstream (easterly) along the Dexter/Hounsfield line to its intersection with the landward boundary in the middle of the southernmost dam spanning the river.

# VILLAGE of DEXTER



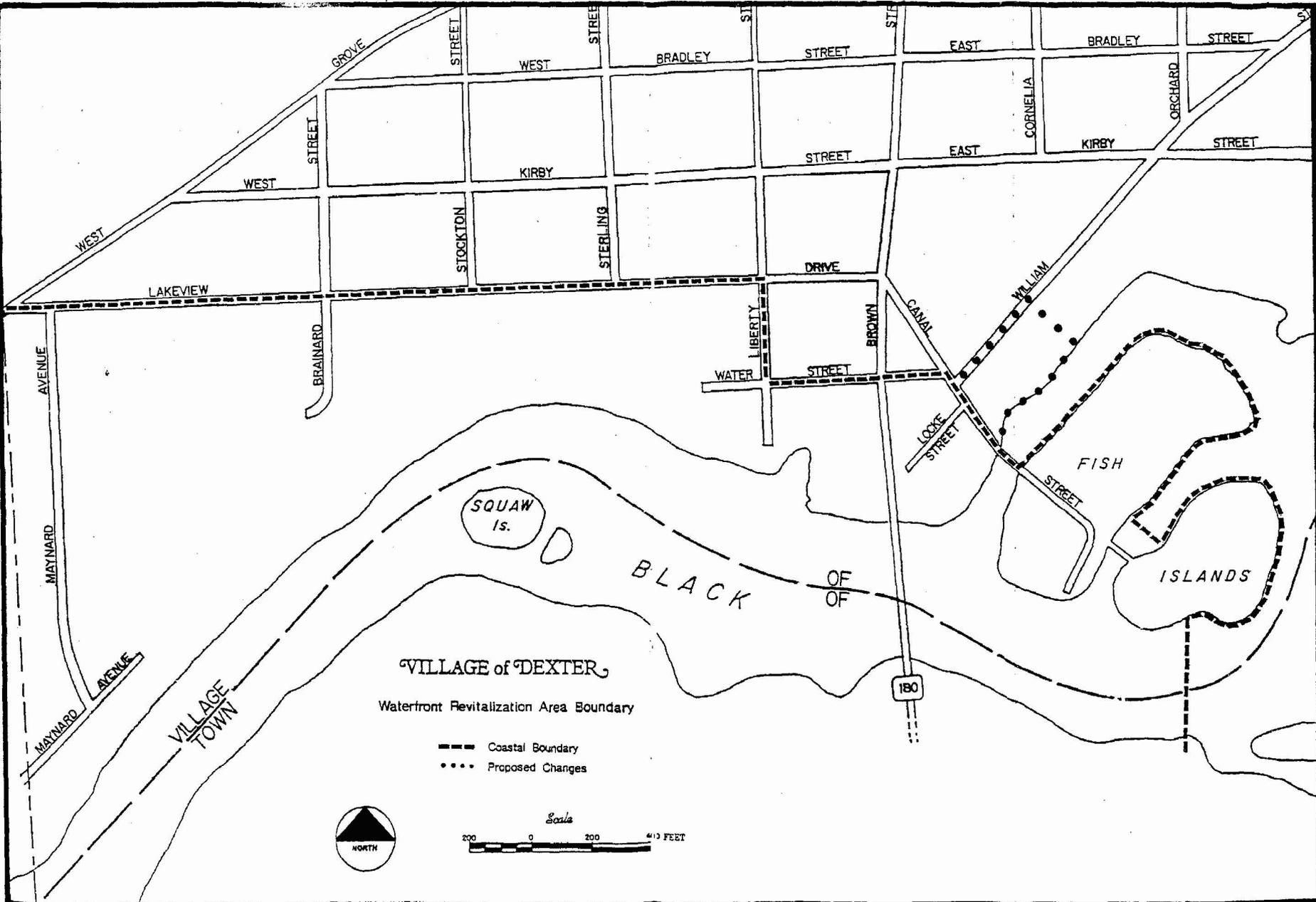
Prepared and published in 1980 by the New York State Department of Transportation, in cooperation with the U.S. Department of Transportation, Federal Highway Administration.

Map base from 1959 U.S. Geological Survey 7.5-minute quadrangle.

Coastal Boundary (Existing and Proposed)

SCALE 1:24 000

1 MILE



VILLAGE of DEXTER

Waterfront Revitalization Area Boundary

- Coastal Boundary
- .... Proposed Changes

