1) Change from Residential 2.1 to 4.0 to Industrial and Mixed Use.

Mixed Use for this area can include one or more of the following uses: Industrial, Commercial, and Office uses.

2) Change from Small Area Study to Mixed Use, Residential Under 2.0, Residential 2.1 to 4.0, Industrial, Agricultural and Rural Use, Recreation and Open Space, and Other Community Facilities. More details pertaining to this area can be found in the South Banklick Small Area Study, which was approved in 2006.

This representation of the study's recommended land use in Direction 2030 is due to the functionality of new mapping technology. No changes have been made to the small area study itself.

3) This area was studied as part of the 2006 South Banklick Small Area Study, which can be reviewed by clicking the link below. The study identified Mixed Use for this area as predominantly residential, with a majority of detached single-family homes and a 25 percent minimum of condominiums or townhomes. A small amount of rural commercial is also appropriate to serve the needs of surrounding neighborhoods. More details pertaining to this area can be found in the South Banklick Small Area Study.

4) Change from Agricultural and Rural Uses to Other Community Facilities.

5) Change from Agricultural and Rural Uses to Industrial.

6) Change from Agricultural and Rural Uses and Recreation and Open Space to new River Recreation land use designation.

RIVER RECREATION is defined as:

Areas classified as River Recreation are locations that have unique scenic elements or River Fish suitable for non-motorized boating or fishing. These areas, typically, also have public access to river access, fishing, or other recreational activities are appropriate for this area.