General Land Use Plan

Important Note:
This map is a general land use map. It is recognized that application of the general land use plan map at the local level may require flexibility to allow for varying and unanticipated circumstances. Site by site analysis will be required to verify local conditions and requirements to ensure consistency with the provisions of the Big Darby Accord Plan.

Land use categories shown represent maximum densities suggested for a particular area. The land use information shown is for planning purposes only.

Land Use Category Notes:
* Special Pilot Residential denotes State-of-the-Art LEED certified sustainable development to be implemented as a special project conditional to specific performance standards
** Protected: Environmental conservation areas protected by current regulations

Existing:
Existing Metro Parks, community parks and easements that are already conserved as open space

Tier 1:
Important hydro-geologic considerations - 100 year Floodplains, wetlands, in-stream sensitive habitat areas, critical groundwater recharge and pollution potential zones

Tier 2:
Important resource considerations - Highly erodable soils, woods > 3 ac

Tier 3:
Planned parks, open space corridors and buffers based on habitat sensitivity, connectivity and other planning considerations