

MAP NOTES

The revisions from Draft Map #1 to Draft Map #2 were based on public input focused on the following categories:

Mixed Use (MX) District Adjustments

These MX districts were reduced in area to minimize non-residential uses in existing residential areas based on public comments. Most of these adjustments occurred at the boundary of MX-1 and R-2 districts.

Example: Tipperary Hill, Washington Square, Hawley-Green

Number of properties revised: 394

District Uniformity

These adjustments were made to make the application of the zoning ordinance more consistent along corridors or throughout neighborhoods. This will reduce small areas of zoning that are inconsistent with the surrounding area.

Example: South Salina Street

Number of properties revised: 54

Consistency and Compatibility Adjustments

These adjustments were made to reflect emerging changes in land use, and to resolve inconsistencies between development patterns, "Character Area" designations (as described in the Land Use Plan 2040), and existing zoning designations.

Example: Areas along Park Avenue and Hiawatha Boulevard; Railroad properties

Number of properties revised: 231

Streetline Boundary Adjustments

Several properties were adjusted to expand the MX designation across Almond Street based on public comments. This will ensure that both sides of this corridor will have the same permitted uses and design standards in the future.

Example: Almond Street

Number of properties revised: 44

Open Space (OS) Adjustments

Several properties were added to the Open Space District. These are publicly-owned properties that were not originally designated as Open Space in Map Draft 1.

Example: Eastwood Heights, Grand Avenue

Number of properties revised: 24

MX District Calibration

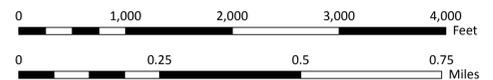
These properties were initially proposed for the MX-1 District but are more suited for the MX-2 District due to differences in development character or the presence of more multi-family residential structures.

Example: West Genesee Street, east end of Burnet Avenue

Number of properties revised: 55

 = Proposed zoning remains unchanged from Draft Map #1

 = Proposed zoning has been revised from Draft Map #1



Date: 6/27/2017

