

VIII. Area Land Use Plans

A. Introduction

Determining Land Use Classifications, developing development policies applicable to each, and deciding where each should apply to different areas in the County's planning jurisdiction takes a great deal of study, mapping, and debate - all with a lot of public participation. Because of the substantial time this would take, this Plan, when adopted in 1997, called for such work to be done over the next 4 years via the development of a series of comprehensive Area Land Use Plans that would eventually apply detailed Land Use Classifications and related development policies to all of the County's planning jurisdiction - thereby replacing the rudimentary countywide classifications and limited policies adopted as part of the original Plan in 1997 (see Subsection III.C.3).

Area Land Use Plans are to include a broad set of Land Use Classifications and related development policies that clearly define the range of land uses and character of development envisioned for each classification, and that do so in enough detail to provide persons wishing or needing to understand the Plan sufficient guidance to understand the Plan and how it will impact new development proposed in the covered area. The Land Use Classifications and related development policies established for each Area Land Plan also need to be tailored to the specific needs of the area. Thus each Area Land Use Plan may very well have a set of Land Use Classifications and policies that differ from those Land Use Classifications and policies applied in any other Area Land Use Plan.