

Land Use Compatibility Matrix

FINAL – 12/0308

Land Uses	Tier 1 ¹	Tier 2 ¹	Tier 3 ¹
Residential Dwellings (Single Family or Multi-Family)			
A: Enlargement of existing single family structures	CONDITIONAL ²	YES	YES
B: Renovation of existing single family structures	YES	YES	YES
C: Replacement of existing single family structures after casualty ³	CONDITIONAL ²	YES	YES
D: Enlargement, renovation or replacement of existing multi-family structures	CONDITIONAL ²	CONDITIONAL ²	YES
E: New Multi-family development	NO	CONDITIONAL ²	YES
F: New mobile home parks or subdivisions	NO	NO	YES
G: New single family construction, including demolition, in existing developed residential areas	CONDITIONAL ²	CONDITIONAL ²	YES
H: New construction in undeveloped or non-residential areas	NO	CONDITIONAL ²	YES
Sensitive and Public Assembly Uses (e.g. Hospitals, Nursing Homes, Assisted Living Centers, K-12 Schools, Higher Educational Institutions, Day Care Centers, Places of Worship, Movie Theaters, Amphitheatres)			
A: Enlargement or renovation existing of structures	CONDITIONAL ²	CONDITIONAL ²	YES
B: New construction	NO	CONDITIONAL	YES
Lodging			
A: Enlargement or renovation of existing structures	CONDITIONAL ²	CONDITIONAL ²	YES
B: New construction	CONDITIONAL ²	CONDITIONAL ²	YES
Commercial and Employment Uses (Retail, Restaurants, Offices, Warehouses, Industrial Uses)			
A: Enlargement or renovation of existing structures	YES	YES	YES
B: New construction	YES	YES	YES


NOTES:


¹ Must meet certain notification requirements.

² Sound insulation required if enlargement of the structure is more than 51% of the appraised value of the livable area.

³ "Casualty" means destruction by accidental or natural causes.

Legend:

 **Compatible**

 **Compatible Only With Sound Insulation Measures**
(May be subject to further conditions or exceptions)

 **Not Compatible**