



**ENVISIONED USES AND APPROACHES TO FUTURE DEVELOPMENT**

**SHORELINE MIXED USE**

RESIDENTIAL  
MARINA  
LODGING  
DINING  
RETAIL  
PERSONAL SERVICE  
PROFESSIONAL OFFICE  
EVENT CENTER  
RECREATION FACILITY  
EDUCATION FACILITY  
MARINE RENTAL, SALES, SERVICE & SUPPLY  
BIKE RENTAL, SALES, SERVICE & SUPPLY

DEVELOPMENT SHOULD BE SMALL-SCALE  
3-4,000 SF BLDG FOOTPRINT LIMIT  
2-STORY HEIGHT LIMIT  
PITCHED ROOFS, PEDESTRIAN-ORIENTED  
LANDSCAPED YARD, NO PARKING IN FRONT

**SHORELINE RECREATION**

MARINA  
OUTDOOR RECREATION  
OTHER WATER-ORIENTED USES

CONSIDER A TRANSFER OF DEVELOPMENT RIGHTS APPROACH TO ENCOURAGE A PULL BACK FROM THE LAKESHORE

AVOID ANY FURTHER INCREASE IN LOT COVERAGE AND CONSIDER INCENTIVES TO ENCOURAGE REMOVAL OF EXISTING IMPERVIOUS SURFACE

**SHORELINE INDUSTRIAL**

LIGHT INDUSTRY  
OFFICE  
RESEARCH AND DEVELOPMENT

DISTINGUISHED FROM ADOPTED INDUSTRIAL ZONING BY LOWER LOT COVERAGE AND AVOIDING DEVELOPMENT THAT WOULD GENERATE SIGNIFICANT TRUCK TRAFFIC

**SHORELINE RIPARIAN BUFFER**

PASSIVE RECREATION  
GREEN INFRASTRUCTURE  
MAINTAIN OR ESTABLISH WOODY VEGETATION ALONG STREAM CORRIDORS

AVOID CLEARING AND DISTURBANCE IN AREAS WITH HIGH POTENTIAL FOR EROSION AND SEDIMENTATION

**RESIDENTIAL**

MAINTAIN ADOPTED RESIDENTIAL ZONING

**FUTURE LAND USE OPTIONS**

