Area Plan Environmental Analysis Guidelines

1. Does a land use district in the Area Plan allow a use that has a greater potential impact than the corresponding land use in the Regional Plan? Yes → Exercise one of the following options:
   1. Perform additional environmental analysis of adding that use;
   2. Add safeguards that limit impacts to those of existing uses; or
   3. Do not allow the use in the Area Plan land use district.

   No →

2. Does a zoning district in the Area Plan allow a use that has a greater potential impact than the corresponding land use district in the PAS? Yes → Exercise one of the following options:
   1. Perform additional environmental analysis of adding that use;
   2. Add safeguards that limit impacts to those of existing uses; or
   3. Do not allow the use in the Area Plan zoning district.

   No →

3. Does the project have a greater potential impact than the use allowed by the zoning district in the Area Plan/PAS? Yes → Perform environmental analysis of the project.

   No → Submit the appropriate application(s) for the project.

Notes:
1. This includes any Community Plans and/or Plan Area Statements that will be wholly or partially replaced by the Area Plan.