

# Map 1A: Land Development within Growth Areas

## Northwest Planning Area

### Suitability for Development Criteria

- Inside Water and Sewer Service Area
- Near Water and Sewer Lines
- Adjacent to Major Road (Arterial, Collector, etc)
- Proximity to Interchanges
- Size of Parcel (10+ acres)
- Commercial or Industrial Future Land Use

### Growth Area Buildable Land

- Includes: Vacant land inside growth areas
- Excludes: Quarries, Preserved & Priority Natural Preservation Areas (Winter 2020 Workshops)

### Unbuildable Land near Growth Area Edge

- Includes: Preserved agricultural land
- Quarries
- Cemeteries
- Landfills

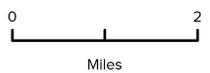
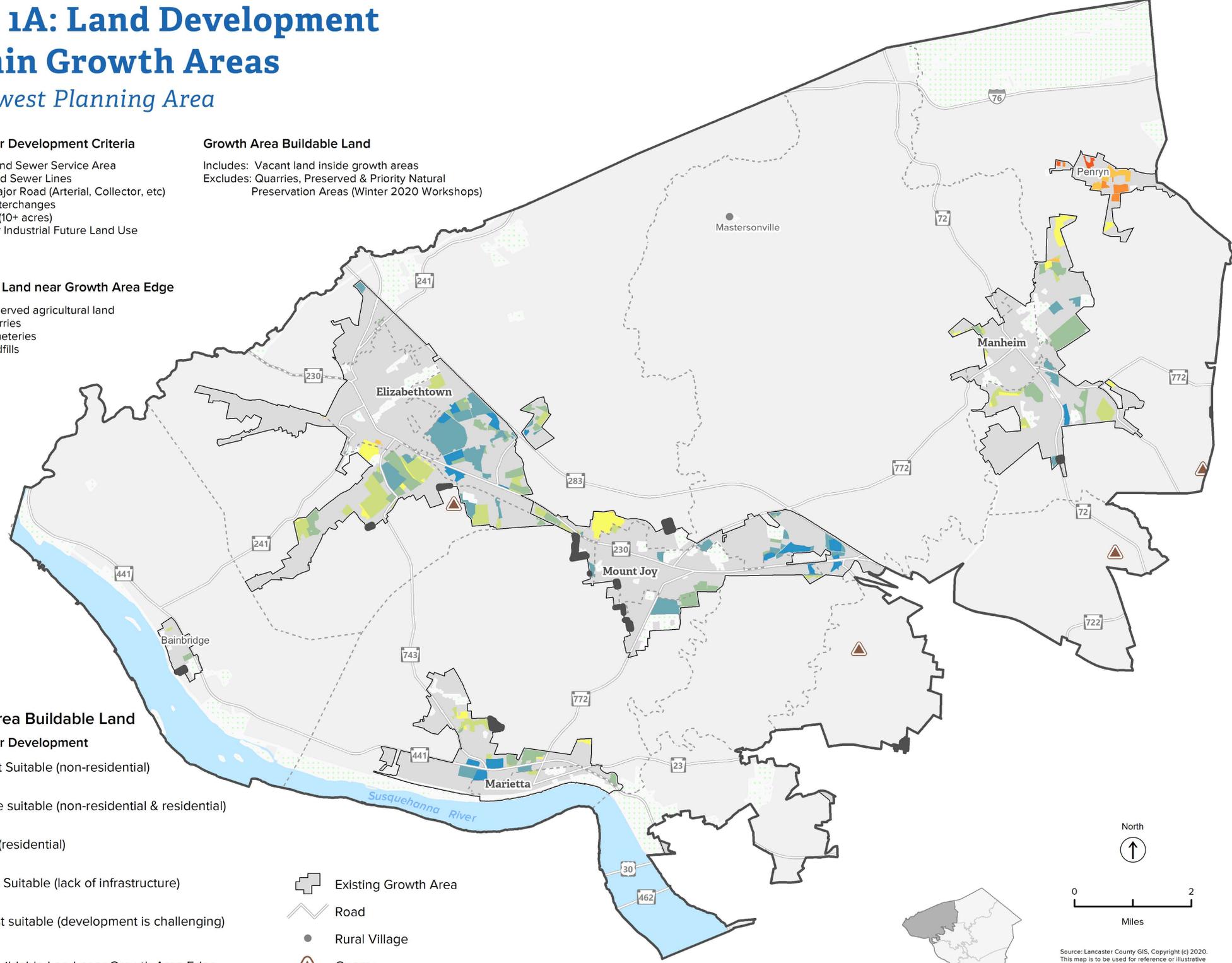
### Growth Area Buildable Land Suitability for Development

- Most Suitable (non-residential)
- More suitable (non-residential & residential)
- Mid (residential)
- Less Suitable (lack of infrastructure)
- Least suitable (development is challenging)

Unbuildable Land near Growth Area Edge

Preserved & Priority Natural Land

- Existing Growth Area
- Road
- Rural Village
- Quarry
- Municipality



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# Map 1B: Land Development adjacent to Growth Areas

## Northwest Planning Area

### Suitability for Development Criteria

- Inside Water and Sewer Service Area
- Near Water and Sewer Lines
- Adjacent to Major Road (Arterial, Collector, etc)
- Proximity to Interchanges
- Size of Parcel (10+ acres)
- Commercial or Industrial Future Land Use

### Growth Area Edge

- Includes: Parcels (developed and undeveloped) next to growth area
- Excludes: Quarries, Preserved & Priority Ag & Natural Preservation Areas (Winter 2020 Workshops)

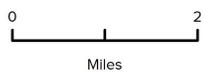
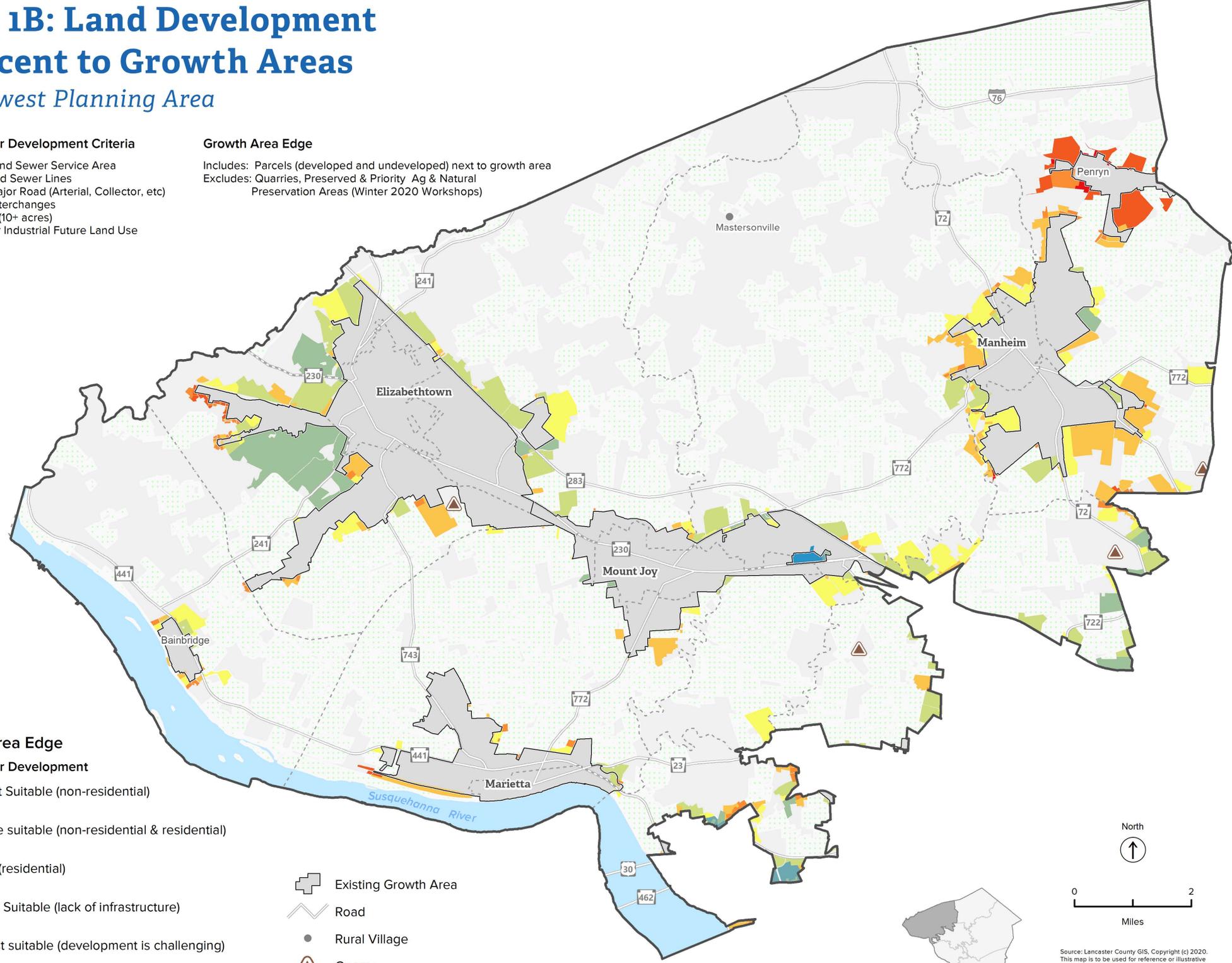
### Growth Area Edge

#### Suitability for Development

- Most Suitable (non-residential)
- More suitable (non-residential & residential)
- Mid (residential)
- Less Suitable (lack of infrastructure)
- Least suitable (development is challenging)

Preserved & Priority Ag & Natural Land

- Existing Growth Area
- Road
- Rural Village
- Quarry
- Municipality



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# Map 1C: Land Development adjacent to Growth Areas

## Northwest Planning Area

### Suitability for Development Criteria

- Inside Water and Sewer Service Area
- Near Water and Sewer Lines
- Adjacent to Major Road (Arterial, Collector, etc)
- Proximity to Interchanges
- Size of Parcel (10+ acres)
- Commercial or Industrial Future Land Use

### Growth Area Edge - Priority

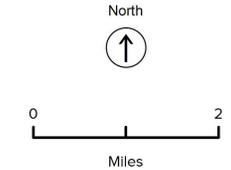
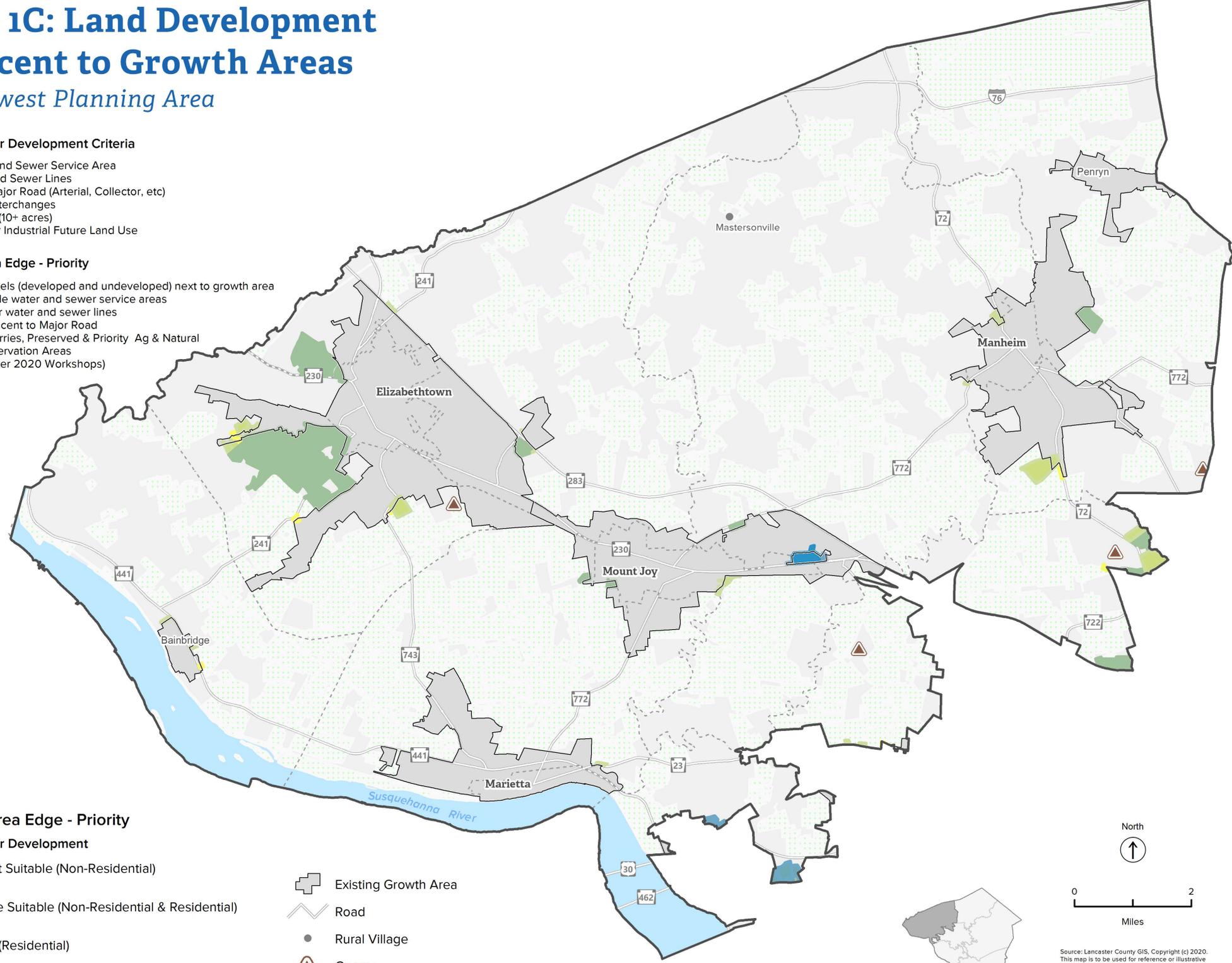
- Includes: Parcels (developed and undeveloped) next to growth area
- Inside water and sewer service areas
- Near water and sewer lines
- Adjacent to Major Road
- Excludes: Quarries, Preserved & Priority Ag & Natural Preservation Areas (Winter 2020 Workshops)

### Growth Area Edge - Priority

#### Suitability for Development

-  Most Suitable (Non-Residential)
-  More Suitable (Non-Residential & Residential)
-  Mid (Residential)
-  Mid (Residential)
-  Preserved & Priority Ag & Natural Land

-  Existing Growth Area
-  Road
-  Rural Village
-  Quarry
-  Municipality



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