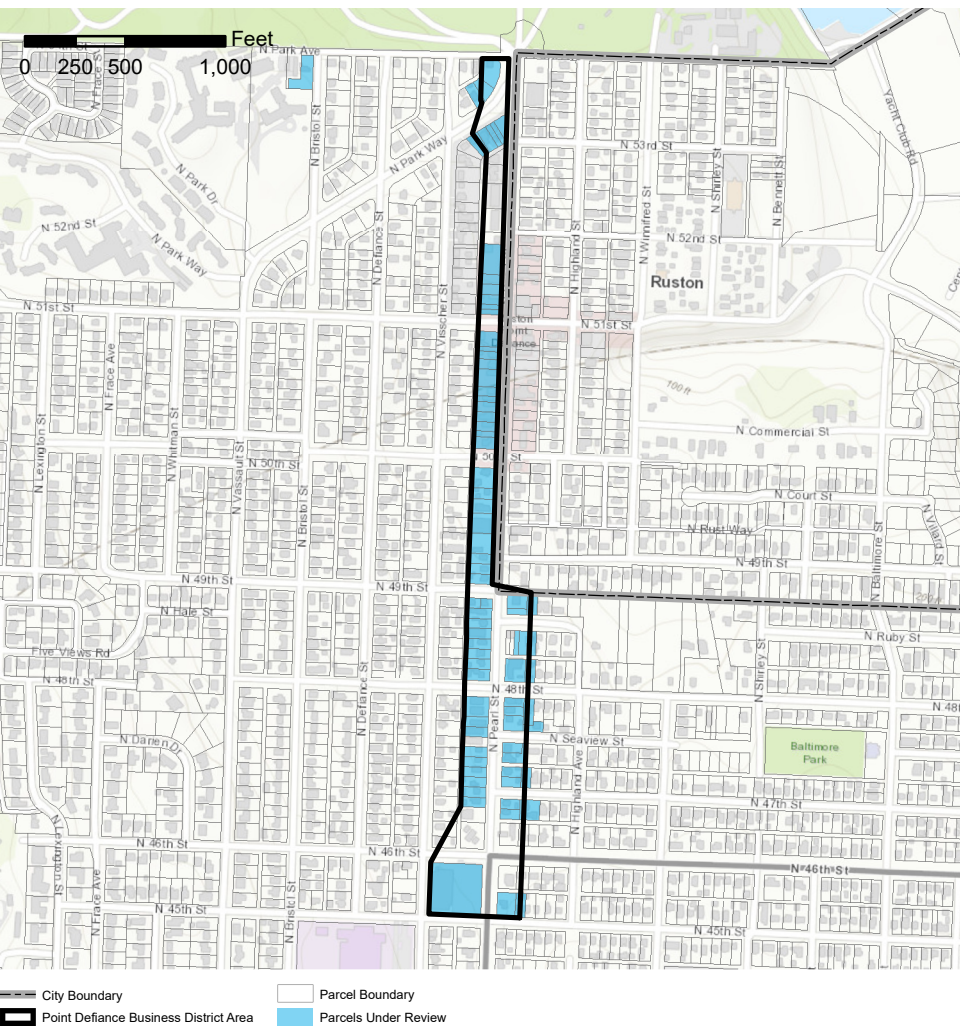
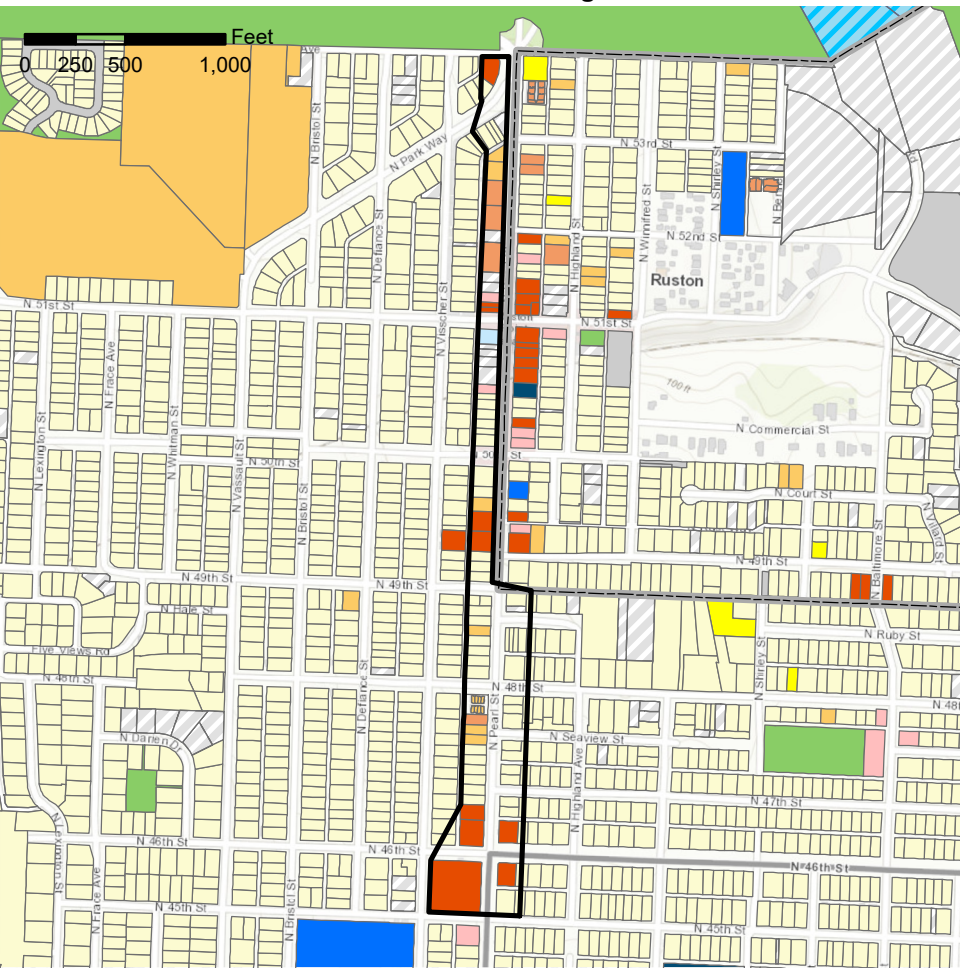


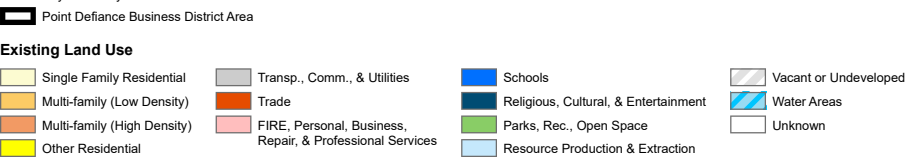
Point Defiance Business District Area: Area Under Review



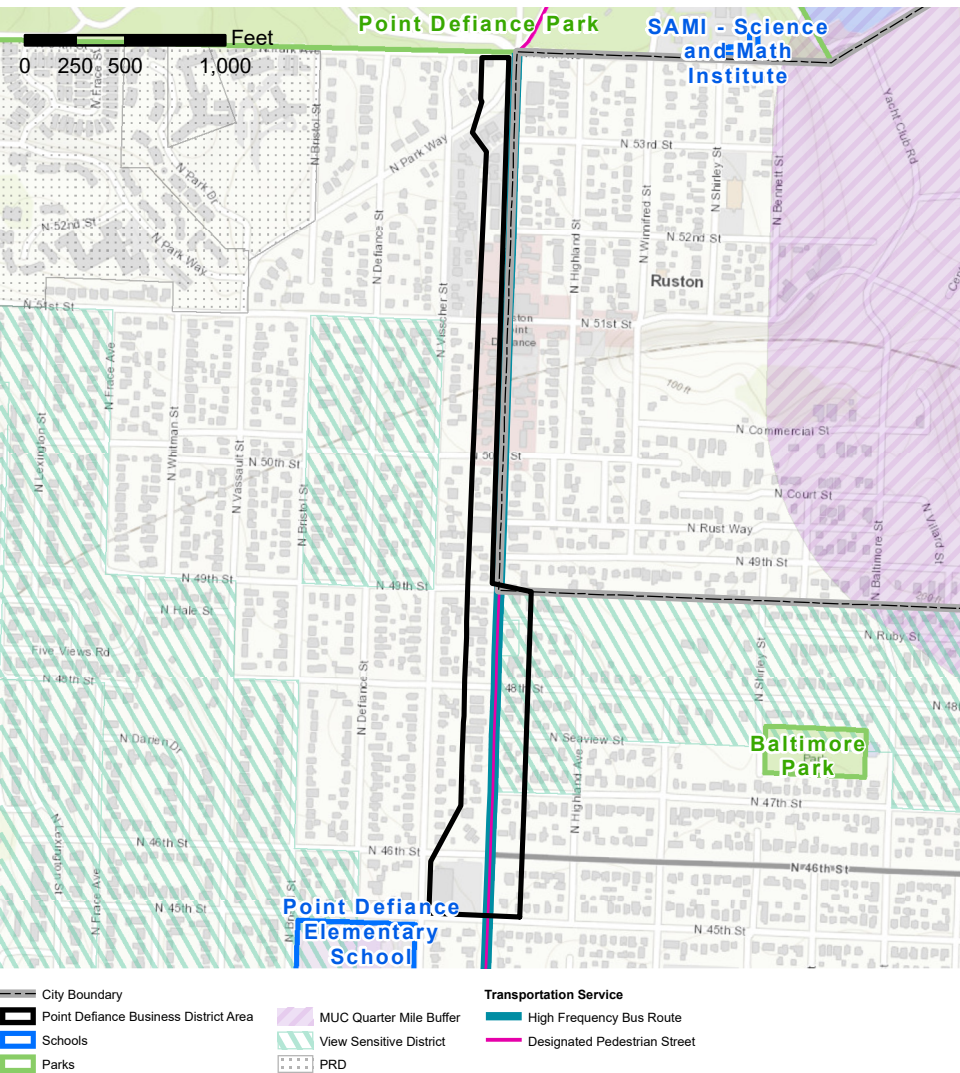
Point Defiance Business District Area: Existing Land Uses



Existing Land Use



Point Defiance Business District Area: Context

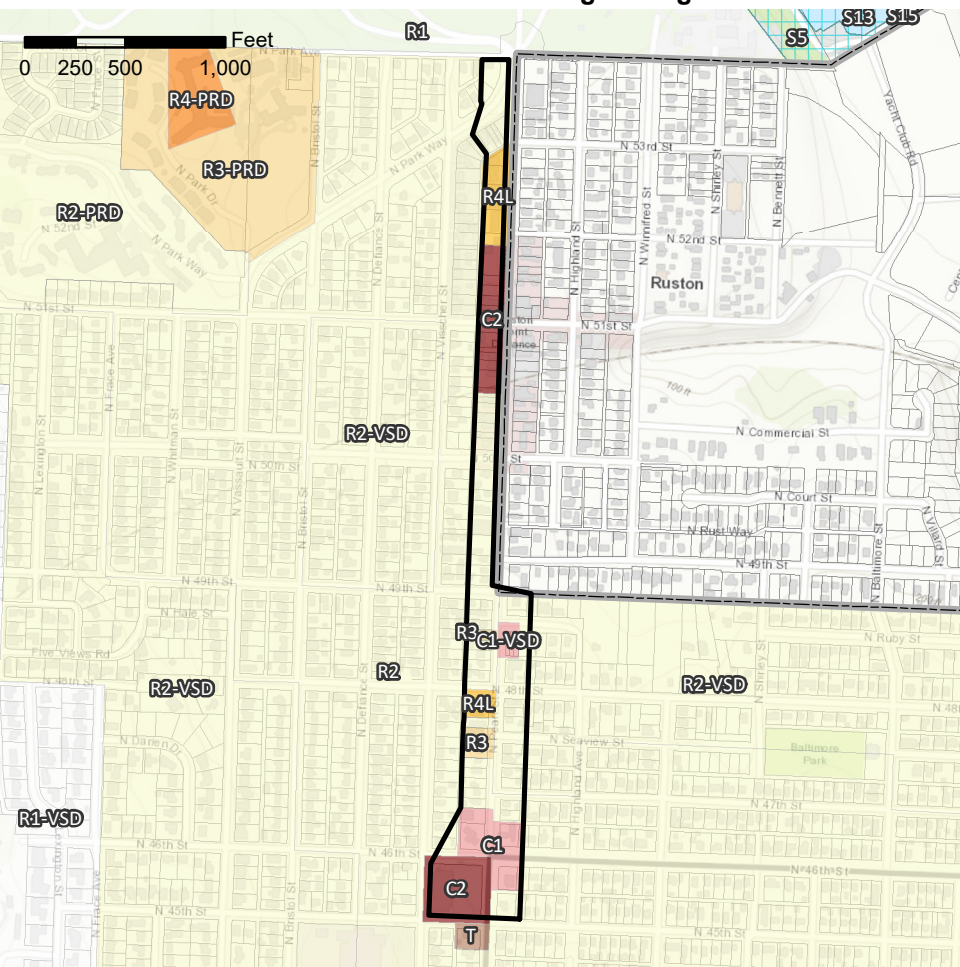


- City Boundary
- Point Defiance Business District Area
- Schools
- Parks

- MUC Quarter Mile Buffer
- View Sensitive District
- PRD

- Transportation Service
- High Frequency Bus Route
- Designated Pedestrian Street

Point Defiance Business District Area: Existing Zoning



City Boundary
Point Defiance Business District Area

Residential

- R1 : One Family Dwelling
- R2 : One Family Dwelling
- R3 : Two Family Dwelling
- R4L : Low Density Multiple Family Dwelling
- R4 : Multiple Family Dwelling

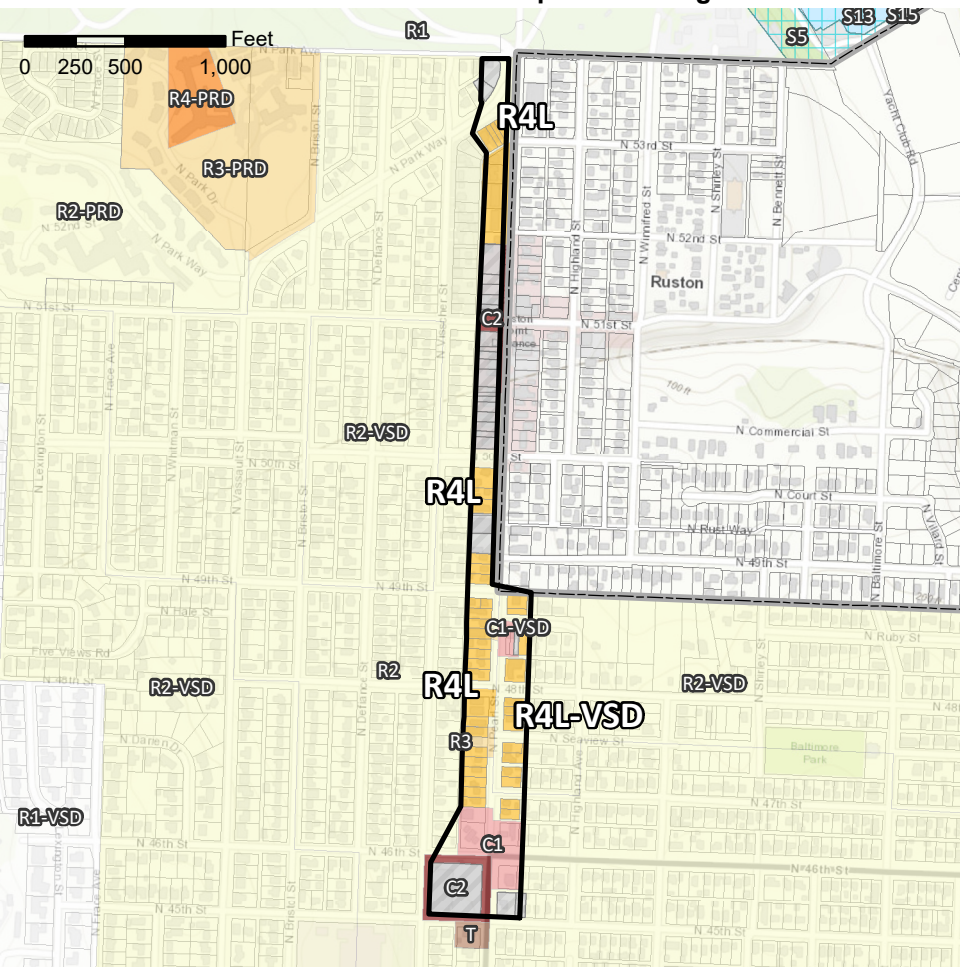
Commercial

- T : Transitional
- C1 : Commercial
- C2 : Commercial

Shoreline

- S : Combined Shoreline

Point Defiance Business District Area: Proposed Zoning



City Boundary

Point Defiance Business District Area

Residential

R1 : One Family Dwelling

R2 : One Family Dwelling

R3 : Two Family Dwelling

R4L : Low Density Multiple Family Dwelling

R4 : Multiple Family Dwelling

Commercial

T : Transitional

C1 : Commercial

C2 : Commercial

Shoreline

S : Combined Shoreline

Properties to be Addressed in: Phase 2: Commercial Zoning