Methods

A buildout analysis is developed for similar zoning districts by multiplying the percent lot coverage by the number of floors based on the height limitations, maximum allowable percent lot coverage and parking. The GIS analysis consisted of subtracting layers from zoning. The remaining developable land was determined road area. This figure varies from zone to zone. Additionally, 10% is subtracted from the area to determine the land requirements of a typical lot in each category. The land area represented on MAP 2 is aggregated by zoning category.