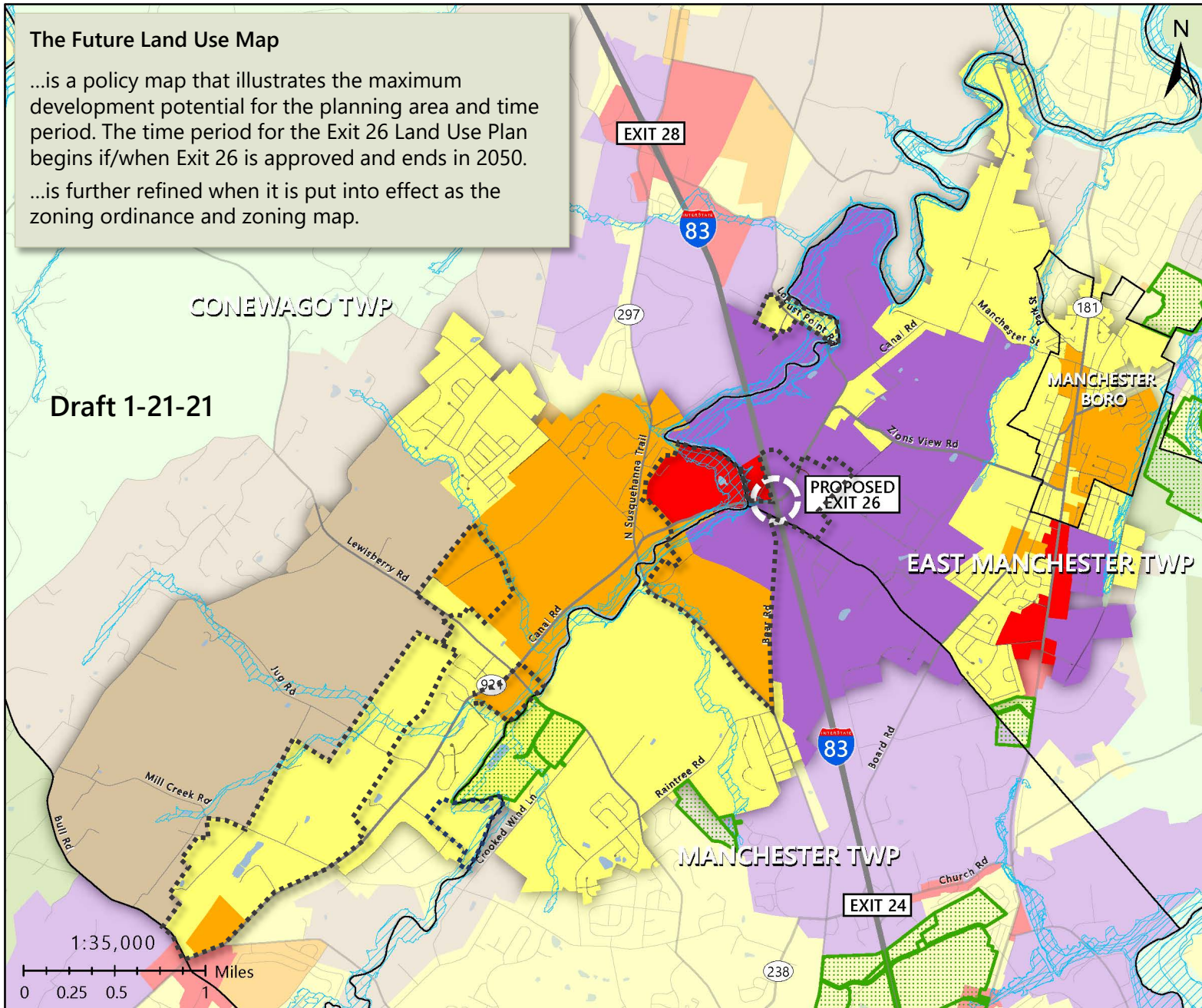


### The Future Land Use Map

...is a policy map that illustrates the maximum development potential for the planning area and time period. The time period for the Exit 26 Land Use Plan begins if/when Exit 26 is approved and ends in 2050.  
 ...is further refined when it is put into effect as the zoning ordinance and zoning map.

Draft 1-21-21



## Map 18 Preferred Future Land Use Land Use Plan for Proposed I-83 Exit 26

### Land Uses

- |                                  |            |
|----------------------------------|------------|
| Agriculture/<br>Natural Resource | Mixed Use  |
| Residential                      | Commercial |
|                                  | Industrial |

Change in Future Land Use from Current Municipal Zoning (as of 2020)

### Development Constraints

- Conservation Easement
- Floodplain

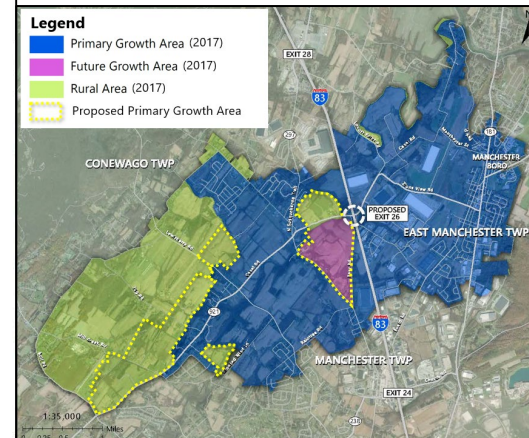
Municipal Boundary

Notes: 1) Parcels with conservation easements have sold their development rights; existing uses remain.  
 2) East Manchester Township regulates the floodplain as a separate zoning district; other municipalities use an overlay and/or floodplain ordinance.

### Proposed Change to Primary Growth Area

#### Legend

- Primary Growth Area (2017)
- Future Growth Area (2017)
- Rural Area (2017)
- Proposed Primary Growth Area



Sources: Esri, DigitalGlobe, GeoEye, Earthstar Geographics, CNEX/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community. York County Planning Commission; PennDOT Open Data. Prepared by Gannett Fleming, 2020.