



Clark County

20 YEAR COMPREHENSIVE GROWTH MANAGEMENT PLAN 2003 – 2023

Revised SEPTEMBER 2004



proud past. promising future

CLARK COUNTY
WASHINGTON

Opportunities will be provided in residential areas characterized by larger homes and ample yard space, as well as those who wish to live in a more urbanized setting of smaller homes within walking distance or close proximity of a full range of shops or other activities.

More Accessible and Pedestrian Friendly Development in Individual Neighborhoods or Commercial Areas

The 20-Year Plan also encourages better land use integration through increased accessibility and interrelation of nearby uses. Development patterns or uses which allow for and encourage pedestrian access are encouraged, while development which is of a strip commercial nature or otherwise exclusively oriented to automobile traffic is not.

INTERPRETATION OF THE 20-YEAR PLAN MAP

The 20-Year Plan Map identifies a number of different designations which are described below. The plan designations have been chosen are consistent with the location criteria described. Future amendments to the 20-Year Plan map must be made in a manner, which is consistent with these general descriptions (Tables 1.3, 1.4, and 1.5).

Table 1.3 Rural Lands Plan Designation to Zone Consistency Chart

PLAN ZONE	RURAL (R)	RURAL INDUSTRIAL (RI)	RURAL CENTER (RC)		URBAN RESERVE (UR)	INDUSTRIAL URBAN RESERVE (IUR)	PUBLIC FACILITY
			RESIDENTIAL	COMMERCIAL			
R-5							
R-10							
R-20							
CR-2							
RC-1							
RC-2.5							
CR-1							
MH							
A							
UR-10							
UR-20							
UR-40							

Table 1.4 Urban Plan Designation to Zone Consistency Chart

PLAN ZONE	UL	UM	UH	NC	CC	CG	MU	EC	ML	MH	A	PF
R1-20												
R1-10												
R1-7.5												
R1-6												
R1-5												
R-12												
R-18												
R-22												
R-30												
R-43												
OR-15												
OR-18												
OR-22												
OR-30												
OR-43												
C-2												
C-3												
CL												
CH												
MX												
OC\BP												
ML												
MH												
U												
A												

Shaded areas indicate allowed zones in each designation. Properties in the UGB's that are designated Mixed Use on the Comprehensive Plan, but have zoning other than Mixed Use (MX), can develop under the zoning district applied to the property. If a rezone is requested, the only zone consistent with the Mixed Use plan designation is MX.

Table 1.5 Resource Lands Plan Designation to Zone Consistency Chart

PLAN ZONE	AGRICULTURE	AGRICULTURE / WILDLIFE	FOREST TIER I	FOREST TIER II	PUBLIC FACILITY	AIRPORT
AG-20						
AG/WL						
FR-80						
FR-40						
A						