

LAND USE TABLE IN 5-YEAR STAGES

Existing and Planned Land Use Table (in acres)

Incremental Acreage Increases in 5 yr categories

Within Urban Service Area	Allowed Density Range Housing Units/Acre		Existing (2000)	2010	2015	2020	2025	2030	Change 2000-2030
	Minimum	Maximum							
Residential Land Uses									
Low Density Residential	1	3	2669	624	420	1496	249	0	2,789
Low Density Residential	3	5	120	86	106	202			394
Medium Density Residential	5.01	8	607	29	0	0	0	0	29
High Density Residential	8.01	12	75	0	0	0	0	0	0
Mixed Use Primarily Residential*	NA	NA	0	0	0	40	0	0	40
C/I Land Uses									
	Est. Employees/Acre								
Commercial			1613	28	0	0	0	0	28
Industrial			1257		0	183	0	0	183
Office	NA		NA	0	0	0	0	0	0
Mixed Use Primarily C/I*	NA		NA	0	0	0	0	0	0
Extractive	NA		NA	0	0	0	0	0	0
Public/Semi Public Land Uses									
Institutional			442	0	0	0	0	0	0
Parks and Recreation			963	0	38	0	0	0	38
Open Space			1895	0	0	0	0	0	0
Roadway Rights of Way			2468	0	0	0	0	0	0
Utility			NA	0	0	0	0	0	0
Railroad			NA	0	0	0	0	0	0
Airport			NA	0	0	0	0	0	0
Subtotal Sewered			12109	767	564	1921	249	0	3501
Outside Urban Service Area									
	Minimum lot size	Maximum lot size	Existing (2000)	2010	2015	2020	2025	2030	Change 2000-2030
Rural Residential 2.5 acres or less	2.5	NA	607	578	578	96	50	0	557
Rural Residential 2.5 -10 acres	2.5	NA	828	680	657	26	0	0	828
Rural Residential 10-40 acres	2.5	NA	1647	1414	1318	1083	1015	0	632
Agricultural 40+ acres	40	NA	1867	1510	1198	612	503	0	1364
Subtotal Unsewered			4949	4182	3751	1817	1568	1568	3381
Undeveloped (SMSC)	NA	NA	1739	1739	1739	1739	1739	1739	0
Wetlands	--	--		0	0	0	0	0	0
Open Water, Rivers and Streams	--	--	251	251	251	251	251	251	0
Total			19048	19048	19181	19168	19168	19168	120

* For Mixed Use categories include information regarding the estimated minimum and maximum housing density ranges and acres/percentage of residential use.

* The Mixed Use designation by the City Council does not assume primarily residential or primarily commercial/industrial development. Those acreages have already been included in the table elsewhere.

The supplemental land use map identifies land use categories and those acreages currently within the MUSA boundary and those outside the MUS/ but within city limits, that are identified for affordable housing development.

Acreages for new residential, commercial, and industrial development assumes that additional right-of-way for local streets will be provided. The base transportation system of arterial and collector roadways is already in place.

Outside Urban Service Area reflects acreages within the City's current (2008) boundaries.