

- ❖ Planning and zoning departments should...
 - **review and revise Character Area descriptions to ensure consistency with existing and future land use goals.**
 - **review zoning ordinance for consistency with Comprehensive Plan.**
 - **identify areas appropriate for mixed-use development, neighborhood commercial, industrial, office-professional, and residential growth.**
 - **evaluate transitional areas** between residential and non-residential zoning districts.
 - **encourage compatible infill development** within existing neighborhoods
 - Work with the Land Bank Authority to **promote redevelopment of underutilized or vacant commercial properties.**
 - **research areas where land use conflicts exist** and recommend strategies to reduce incompatibility.
 - **coordinate land use decisions with transportation planning (VLMPO).**
 - **encourage development patterns that support transit, walking, biking, and reduced vehicle dependency.**