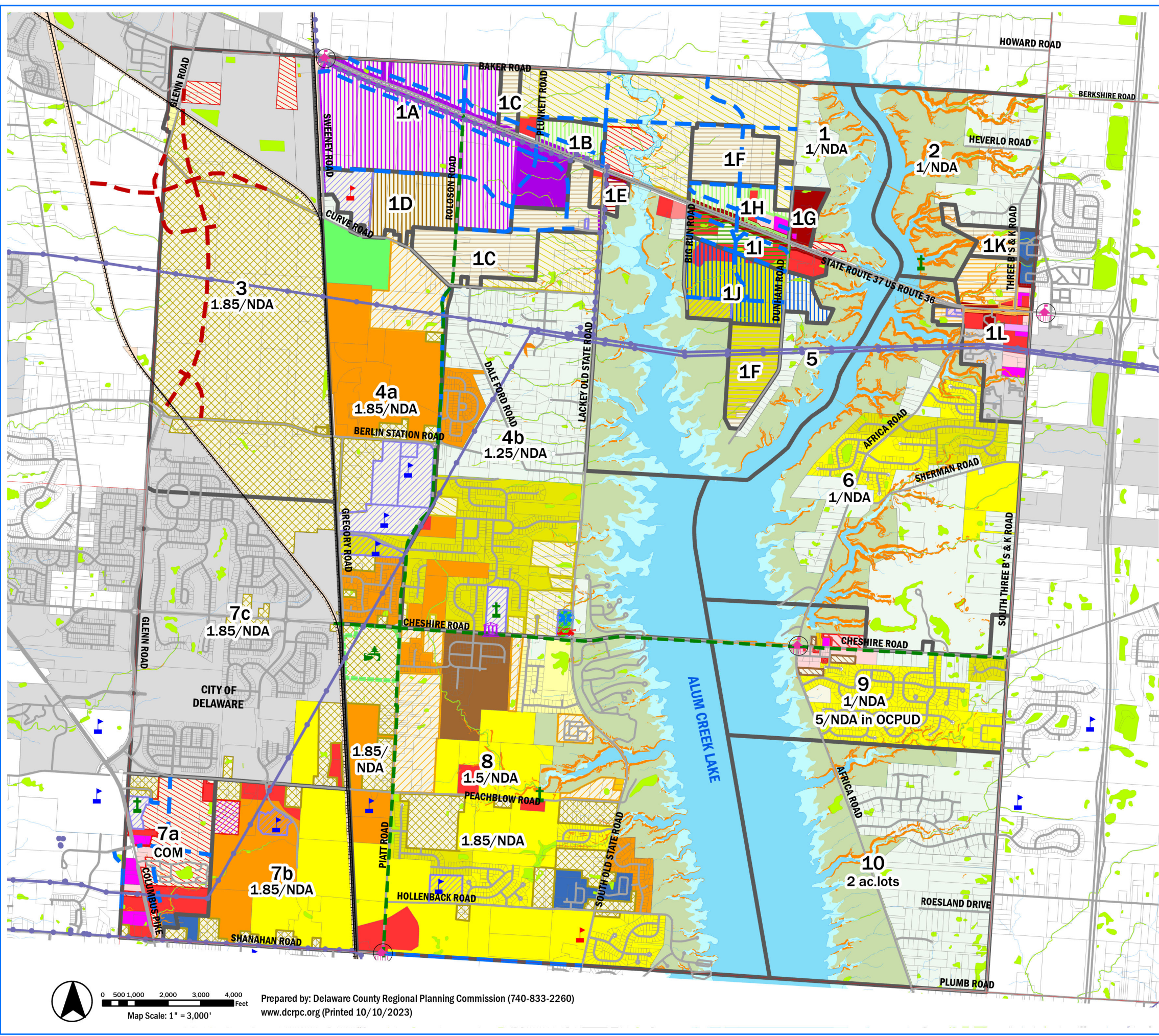


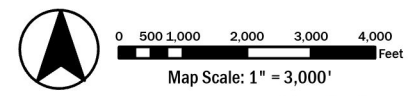
Berlin Township Comprehensive Land Use Plan

Adopted September 25, 2023



- Cemeteries
- Existing Schools
- Future Schools
- Township Hall
- Fire Departments
- EMS Station
- Proposed Entrance Feature
- Township Boundaries
- Power Poles
- Power Lines
- Railroad
- Proposed Bikeway
- Proposed Road
- Proposed Glenn Parkway
- Road Centerlines
- Planning Subareas
- Property Lines
- Slope > 20%
- Rivers/Lakes
- Streams
- 100-Year Flood Plains
- Wetland (National Wetland Inventory)
- Public Owned Lands
- Township Park within this area
- Incorporated Areas
- Proposed Land Use 2022**
- Single Family at 1 unit/ac to 1 unit/2ac
- Single Family at 1 unit/ac without centralized Sewer or Single Family up to 1.25 unit/ac NDA with Centralized Sewer
- Single Family at 1.5 unit/ac NDA
- Single Family at 1.85 unit/ac NDA
- Historic Cheshire Village, 5 du/ac
- Planned Industrial
- Planned Commercial
- Planned Commercial or Planned Industrial
- Township Park
- Professional, Research, Office, Commercial, Light Industrial
- Overlay Commercial
- Professional, Research, Office, Commercial
- Professional, Research, Office, Commercial, Residential, or Mixed Use
- Overlay Residential @ 4 units / NDA
- Overlay Residential @ 10 units / NDA
- Commercial or Residential at 10 units per acre
- Professional, Research, Office or Residential Mixed Use
- Berlin Township Zoning**
- Farm Residential District (FR-1)
- Low Density Residential District (R-2)
- R-2 with PRD Overlay (R-2/PRD)
- Multi-Type Residential District (R-3)
- R-3 with PRD Overlay (R-3/PRD)
- Multi-Type Residential District (R-4)
- R-4 with PRD Overlay (R-4/PRD)
- Planned Residential District (PRD)
- Neighborhood Commercial District (NCD)
- Transitional Planned Unit Development (TPUD)
- Planned Office District (POD)
- Planned Commercial and Office District (PCD)
- Old Cheshire Planned Unit Development District (OCPUD)
- OCPUD Overlay Applied
- Industrial District (ID)
- Planned Industrial District (PID)
- Agricultural Conservation District (A-1)
- Floodplain Regulatory District (FPRD)
- US Land
- Article 15 Berlin Commercial Overlay (BCO)
- Article 15 Berlin Commercial Overlay (BCO) Applied
- Article 19 Berlin Industrial Overlay (BIO)
- Article 19 Berlin Industrial Overlay (BIO) Applied

"NDA" = Net Developable Acres



Prepared by: Delaware County Regional Planning Commission (740-833-2260)
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