

What is a Master Plan?

The Master Plan describes the Planning Board's recommendations for the desirable development of the Town. Chapters of the Master Plan should include vision, land use, transportation, community facilities, economic development, natural resources, natural hazards, recreation, utility and public services, cultural and historic resources, regional concerns, housing, neighborhood plan, community design, energy, and implementation.

A Master Plan is typically updated every five to ten years. The Town's Master Plan is the basis upon which the Zoning Ordinance, Site Plan Review Regulations, and Subdivision Regulations are written and revised.

There are multiple benefits of having an updated Master Plan

Benefits to the Planning Board:

A Master Plan is needed before....

- Zoning Ordinance is adopted or updated
- Innovative land use controls are adopted

The Master Plan provides the support for....

- Subdivision Regulations
- Site Plan Review Regulations
- Historic District Ordinance and Regulations

A Master Plan assists with the regular decisions the Board makes as it conducts business

Benefits to the Community:

A Master Plan....

- Has a Community Survey distributed to all the households in Town to permit everyone to participate and provide opinions
- Provides a forum to discuss Allentown's future
- Tracks development and land use trends, and population and housing increases
- Collects community data that can be beneficial to the Town's activities
- Lists a series of specific recommendations of projects to accomplish
- Permits the adoption of land use controls
- Guides the development of the Town in a compatible, consistent manner

When is your Master Plan due for its next update?
Contact the Planning Board for more information.