

## Amendment 12 to Council Bill No. 66 - 2025

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### Amendment No. 12

*(This Amendment adds language to ensure that future non-residential land uses in Gateway are compatible with future residential land uses and adds language that calls for implementation of regulations to ensure future compatibility.)*

The following changes are amendments to the Gateway Master Plan Legislative Draft - July 2025 attached to Council Bill 66 – 2025:

On page 33 of the plan, line 4, after “that”, insert “are compatible with each other, create healthy communities, and”.

On page 68 of the plan, line 2, after “areas”, insert “must be compatible with future residences and”.

On page 71 of the plan, line 20, strike the comma after “Route 175”.

On page 71, after the period in line 23, insert the following: “Future residential uses should not be sited adjacent to employment uses that create emissions, noise, or other incompatible activities.”.

On page 73, in line 19, strike beginning with the first comma after “recommended” through the second “ – “, and substitute “and could include, but are not limited to,”. In the same line, after “high-density office,” insert “air permit exempt”.

1 On page 73, in line 23, after “properly”, insert “shielded”.

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3 On page 77, line 11, after “incremental”, strike from the semicolon through “redevelopment” and  
4 substitute the following: “and regulations will be developed to reduce incompatibility with  
5 existing uses”.

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7 On page 80, line 17, before “R&D”, insert “air permit exempt”.

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9 On page 80, line 18, insert the following after the period: “Regulations will be developed to  
10 reduce incompatibility with existing uses”.

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12 On page 82, line 18, before “R&D”, insert “air permit exempt”.

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14 On page 82, line 19, insert the following after the period: “Regulations will be developed to  
15 reduce incompatibility with existing uses”.

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17 On page 84, line 18, before “R&D”, insert “air permit exempt”.

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19 On page 84, line 20, insert the following after the period: “Regulations will be developed to  
20 reduce incompatibility with existing uses”.

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