

## Special Highway Overlay District-3 (SHOD-3)

The Special Highway Overlay District-3 (SHOD-3) is intended to protect and preserve the natural scenic beauty along designated major access corridors and specified *principal arterials* which are located now or will be constructed within this Overlay District. Maintaining the attractiveness of these roadway corridors will enhance the economic value of the community by encouraging tourism and trade. This Overlay District is established also for the purpose of:

Protecting the public investment in and lengthening the time during which highways can continue to serve their functions without expansion or relocation by expediting the free flow of traffic and reducing the hazards arising from unnecessary points of ingress and egress and cluttered roadside development;

Reducing the costs of future highway expansions by requiring that *buildings* and structures be sufficiently set back from the right-of-way to provide adequate storage for vehicles until they can safely enter the highway;

Reserving adequate roadside space through which neighborhood traffic *may* be admitted to and from the highway system in a manner that avoids undue traffic concentrations, sudden turnings and stoppings and other hazards; and

In contrast to the Special Highway Overlay District-1, the Special Highway Overlay District-3 contains no additional height nor gross site size requirements than *as may* be required by the underlying district. In the Special Highway Overlay District-3, unlike the Special Highway Overlay District-1, the *yard area* is an average dimension.