

Appendix C

Acronyms, Abbreviations and Definitions

List of Acronyms & Abbreviations

ADD	Average Daily Demand (water/wastewater)
ADEQ	Arkansas Department of Environmental Quality
ADT	Average Daily Traffic
AHTD	Arkansas State Highway and Transportation Department
ADH	Arkansas State Department of Health
BMP	Best Management Practices (water/wastewater)
BOD5	Five-day Biochemical Oxygen Demand (water/wastewater)
CBD	Central Business District
CFP	Capital Facilities Plan
CIP	Capital Improvement Program
DF	Direct Filtration (water/wastewater)
EMS	Emergency Medical Services
EPA	Environmental Protection Agency
ETJ	Extra-Territorial Jurisdiction
FEMA	Federal Emergency Management Agency
FERC	Federal Energy Regulatory Commission
GIA	Grassed Infiltration Area (water/wastewater)
GPCD	Gallons Per Capita per Day (water/wastewater)
HUD	United States Department of Housing and Urban Development
IBC	International Building Code
I/I	Infiltration and Inflow (water/wastewater)

LID	Low Impact Development
LOS	Level of Service
MDD	Maximum Day Demand (water/wastewater)
MG	Millions of Gallons (water/wastewater)
MGD	Millions of Gallons per Day (water/wastewater)
MMD	Maximum Month Demand (water/wastewater)
PDR	Purchase of Development Rights
PHD	Peak Hour Demand (water/wastewater)
QLP	Qualified Local Program (water/wastewater)
RAS	Return Activated Sludge (water/wastewater)
RPO	Rural Planning Organization
SSES	Sanitary Sewer System Evaluation Study (water/wastewater)
SWPPP	Stormwater Pollution Prevention Plan (water/wastewater)
TIP	Transportation Improvement Program
TMDL	Total Maximum Daily Load (water/wastewater)
TND	Traditional Neighborhood Development
TSS	Total Suspended Solids (water/wastewater)
UA	Urbanized Area (US Census tracking)
WTP	Water Treatment Plant
WWTP	Waste Water Treatment Plant

Definitions

Activity Centers

Those places in the community that feature a collection of public spaces, commercial land uses and public institutions serving neighborhoods, the community or the region.

Adaptive Reuse

The conversion of outmoded buildings for use or uses unrelated to the original building use. Adaptive reuse projects have traditionally converted old school buildings, train stations, hospitals and other public buildings, inns, hotels and warehouses, factories or other industrial buildings into residential or mixed-use projects.

Aesthetic

The intangible quality of a place or thing that creates the sensory experience of the sublime.

Affordable Housing

Housing where the occupant is paying no more than 30 percent of gross income for gross housing costs, including utility costs. In the case of ownership housing, the purchase costs of a housing unit is equal to or less than three times a household's annual gross income.

Americans with Disabilities Act of 1990 (ADA)

Ensures access for the disabled for publicly used facilities, employment, public transportation and public communication.

Annexation

The process that a city undertakes to incorporate new territories into its existing boundaries.

Aquifer

Any geologic formation that will yield water to a well or other withdrawal works in sufficient quantity for beneficial use.

Aquifer Recharge Areas

Areas where an aquifer that is a source of drinking water is vulnerable to contamination that would affect the potability of the water.

Arterial Roadways

A class of roadway serving major movements of traffic not served by freeways. Arterial roadways are functionally classed depending on the degree to which they serve through traffic movements versus access to land.

Average Daily Traffic (ADT)

This is the average amount of traffic (average number of vehicles) crossing one location of a roadway within a 24 hour period. Generally the ADT is a yearly average. ADT and other traffic level measurements differ from the VMT in that they measure traffic crossing at one point while VMT measures the total miles driven along a certain stretch of roadway within a given period of time. The confusion between these two terms stems from the fact that a specific ADT (a point location measure) is often assigned to a whole stretch of a roadway.

Big Box

Large, warehouse-style discount stores.

Buffer

An area contiguous with a critical area, natural resource land, or urban growth area that is required for the integrity, maintenance, function, and stability of the area or land.

Building Vernacular

Those specific components and architectural treatments that define a style and establish a structure's link to a particular place or region, such as chimney design, eave treatments, window surrounds, exterior materials or building placement on the site.

Business Sectors

In economic development terms, a grouping of businesses and facilities that serve an individual industry, such as medicine or defense, seeking economies of scale and enhanced access to resources or markets.

Capacity

The maximum number of vehicles that can pass over a given section of a lane or roadway in one direction (or in both direction for a two- or three-lane facility) during a given time period under prevailing roadway and traffic conditions. It is the maximum rate of flow that has a reasonable expectation of occurring.

Capital Cost

Costs of transportation systems such as purchase of land, construction of roadways, and acquisition of vehicles. Distinguished from operating costs.

Capital Facilities

As a general definition, public structures, improvements, pieces of equipment or other major assets, including land, that have a useful life of at least 10 years. Capital facilities are provided by and for public purposes and services. For the purposes of the capital facilities element, capital facilities are surface water management, solid waste disposal, law and justice, general government, parks and recreation, airport, transportation, education, fire protection, sanitary sewer and public water supply systems.

Capital Improvement Program (CIP)

A plan that matches the costs of capital improvements to anticipated revenue and a time line. CIPs are usually prepared for six or more years, updated annually, and coordinated with the comprehensive planning process.

Collector System

In Rural Areas Principal Arterials, Minor Arterial Roads, Collector Roads, Local Roads. In Urbanized Areas Principal Arterials, Minor Arterial Streets, Collector Streets, and Local Streets. In Small Urban Areas Principal Arterials, Minor Arterial Streets, Collector Streets, and Local Streets.

Compatible

Capable of existing together without discord or in a state of mutual tolerance.

Comprehensive Plan

An official public document adopted by a local government as a policy guide to decisions about the physical development of the community. It indicates in a general manner how the community and its government leaders want the city to develop in the next 10 to 20 years.

Concurrency

The concept of timing the provision of public services, particularly road and utilities infrastructure, to meet changes in demand for those services, especially as population grows and public demand increases.

Connectivity

The sharing of a common link, such as a trail connecting two neighborhoods.

Conservation Easement

Is a legal agreement between a private landowner and a municipal agency or a qualified, not-for-profit corporation to restrict the development, management, or use of the land.

Context

All the factors which systematically determine the form, meaning, and/or appropriateness of a definable object within its locale as a whole.

Contiguous Development

Development of areas immediately adjacent to one another.

Demographic

Social, economic, racial and age characteristics of an area's population, helpful in describing in general terms a community's composition.

Density

The ratio between the number of families, individuals, housing units, or residential dwelling units per land surface area (usually expressed as square miles or acreage).

Design standards

Standards used to govern how portions of the built environment may look and/or function.

Development

Any man-made change to improved or unimproved real estate, including but not limited to buildings or other structures, mining, dredging, filling, grading, paving, excavation, or drilling operations.

Development Regulation(s)

The controls placed on development or land use activities by a county or city.

Diversity

A broad range within a definable category.

Downtown

For the purposes of this plan, downtown includes that area characterized as the city's center, including the historic Bathhouse Row and the city's historic district, the secondary ring of offices, residences, and institutions surrounding it, and the historic residential areas on its periphery, generally including properties as far south as East and West Grand Avenues from Spring Street to Prospect Avenue and far enough north to encompass the Park Avenue and Whittington Avenue neighborhoods.

Ecological Functions

Those uses of land that are part of a larger related natural system. These functions include, but are not limited to, storm water detention; floodway/floodplain; drainway; sediment collection area; aquifer recharge area; fish and wildlife habitat conservation area; wind break; noise, sight, or dust barrier; shade; erosion control; waste disposal; and, maintenance of slope stability.

Economic Development

Sustained increase in the fiscal standard of living of a population, normally accomplished by increasing the supply of physical and human capital and improving technology.

Encourage

Policy direction including consideration of a range of strategies, such as incentives or regulations, to achieve a desired outcome or purpose.

Essential Services

Activities that include the maintenance and operation of public utilities associated with electric, gas, telephone, sewer, and water lines.

Extra-Territorial Jurisdiction

The area between the city limits and the outer boundary of the city planning area as adopted by the Hot Springs Board of Directors.

Extremely Low Income

Income below 30% of median income.

Flood plain

All land adjacent to a watercourse over which water flows in times of a flood. The flood plain is subject to a 1% chance of flooding in any given year as designated in an "area of special flood hazard" by the Federal Insurance Administration.

Frequently Flooded Areas

Lands in the floodplain subject to a one- percent or greater chance of flooding in any given year. These areas include, but are not limited to, streams, rivers, lakes, coastal areas, wetlands, and the like.

Functional Classification

Functional Classification is the grouping of highways, roads, and streets that serve similar functions into distinct systems or classes. Functional Classification defines the primary role a road or street serves within the total existing or future highway network (see Collector System above).

Gateway Corridors

Major entries into the city, including Highway 7/Park Avenue, E. Grand and Albert Pike Road, and Higdon Ferry Road.

Geologically Hazardous Areas

Areas that, because of their susceptibility to erosion, sliding, earthquake, or other geological events, are not suited to the siting of commercial, residential, or industrial development consistent with public health or safety concerns.

Goal

Broad statements indicating a general aim or purpose to be achieved. A goal is a direction setter. It is an ideal future end, condition, or state related to the public health, safety, or general welfare toward which planning and implementation measures are directed. A goal is a general expression of community values and, therefore, is abstract in nature. Consequently, a goal is generally not quantifiable, time-dependent, or suggestive of specific actions for its achievement.

Green Building Design

The philosophy, approach and application of energy and environmental conservation in the design and construction of buildings, often associated with specific criteria for determining compliance, such as Leadership in Energy and Environmental Design (LEED) certification.

Greenway

A trail facility dedicated exclusively to pedestrian, bicycle and/or equestrian use, usually following alignments other than parallel to roadways and designed to help promote non-automotive travel in a natural or near-natural setting.

Gross Density

Gross density means the total number of dwelling units divided by the total land area of the site or area, excluding nothing.

Growth management

A wide range of techniques used in combination to determine the amount, type, and rate of growth and to direct it to designated and appropriate areas.

Hazardous Areas

An area in which a danger is present, or likely to be present, in quantities that require special precautions for construction.

Housing Forms

A range of residential types such as: single-family, condominium, multifamily, or town home.

Impacts

Consequences (both good and bad) of an action or decision that occur beyond the site under consideration.

Impervious Surfaces

Those paving, roofing or other impermeable surfaces that impede the flow of rainwater or storm runoff into the ground.

Implementation Measure

Regulatory and non-regulatory measures used to carry out the plan.

Incompatible Uses

Uses of land that is not harmonious.

Indigenous (Landscaping) Materials

Plants and landscaping materials generally recognized as being native to an area.

Infill

The process of developing vacant or redeveloping under-used parcels within existing urban areas.

Infill Housing

The construction of new residential units on land within existing neighborhoods, making available new housing without expanding into vacant land on the community's periphery.

Infrastructure

Facilities and services needed to sustain the functioning of an urban area.

Intensity

The measurement of all use in a defined area.

Interconnectivity

The concept of enhancing linkages within and between neighborhoods, promoting and facilitating walking, bicycling and reduced automotive congestion by accommodating and dispersing traffic flow.

Land Bank

Land is acquired independently of a specific development project, for the expressed purpose of providing affordable housing at a future time.

Land Conservation

The placement of dwellings and accessory buildings in a pattern of development which reduces impervious surface area, lowers costs of development and maintenance and retains larger expanses of property available for agriculture, forestry, or continuity of ecological functions characteristic of the property to development.

Land Use

The specific purpose for which land or a building is designated, arranged, intended, or for which it is or may be occupied or maintained.

Landscaping Buffers

The separation of land uses from other land uses or sensitive environmental areas by a strip of unoccupied land, reducing potential conflicts and negative impacts by putting distance and screening between the two.

Level of Service

Means an established minimum capacity of public facilities or services that must be provided per unit of demand or other appropriate measure of need.

Living Wage

Earned income sufficient to allow one individual wage earner per household to support that household.

Local Road

A class of roadway with the primary function of providing access to abutting properties. Traffic control is usually limited with slow speeds and numerous driveways. This roadway class typically carries low traffic loads and is usually 1 to 2 lanes. They can be paved or gravel and don't often extend over much distance.

Long-term Commercial Significance

Includes the growing capacity, productivity, and soil composition of the land for long-term commercial production, in consideration with the land's proximity to population areas, and the possibility of more intense uses of the land.

Lot Line

The legal perimeter of a parcel of property, often shown on a record of survey, final plat and/or legal description of property.

Low-Income

Households whose income is between 51% and 80% of the median income for the area, as determined by the Department of Housing and Urban Development (HUD).

Mass Transit

The general term used to identify bus, rail, or other types of transportation that move large numbers of people at one time.

Middle Income

Between 96% and 120% of median income.

Minerals

Clay, coal, gravel, industrial mineral, valuable metallic substances, sand, stone, and other similar solid materials or substances to be excavated from natural deposits on or in the earth for commercial, industrial, or construction use.

Mixed-Use

Mixed-use buildings, typically with residential units above or beside a story or two of commercial spaces. This category provides for a mixture of uses where no single use predominates. The mixed-use district allows for a mixture of residential housing types and densities; commercial, office, and institutional uses, parks and recreation uses; and public uses.

Moderate Income

Between 81% and 95% of median income.

Multi-modal

Two or more modes or methods of transportation. The means by which people move from place to place including, but not limited to automobiles, water vessels, trains, planes, bicycles, skateboards, and by foot.

Neighborhood Center

A small-scale concentration of mixed uses, generally located at the crossing of arterial streets, consisting of less than 80,000 total square feet of retail and office space, and intended to serve the daily needs of the immediately surrounding neighborhoods.

Net Density

The total number of dwelling units divided by the net area of the lot or site. The net area excludes roads, public open spaces, community facilities, and critical areas (environmentally sensitive areas).

Non-Motorized Transportation

Bicycle, pedestrian and equestrian transportation modes.

Open Space

Land in a predominantly natural state or altered for natural resource based uses (e.g., farming), and may include, but is not limited to: riparian areas, agricultural lands, watersheds, forests, floodplains, and habitat areas.

Operating Costs

Those recurring costs in a transportation system, such as salaries and wages, maintenance, energy, taxes, insurance, and supplies. Distinguished from capital cost.

Ordinance

A municipal statute or legislative action adopted by a local government that has the force of law.

Overlay Zone or District

A designated area applying additional special regulatory requirements or standards to address unique circumstances, such as on land near airports, in environmentally sensitive areas or in historic districts.

Pedestrian and Bicycle Orientation

Neighborhoods and areas of the city (e.g., downtown) that are designed for the safe movement of pedestrians and bicyclists via sidewalks, bike paths, etc.

Pedestrian Friendly Development

Development designs that encourage walking by providing site amenities for pedestrians. Pedestrian friendly environments reduce auto dependence and may encourage the use of public transportation.

Pedestrian Infrastructure

Those elements that support those traveling on foot or by bicycle, often including sidewalks, benches, trash receptacles, awnings, bike racks, enhanced roadway crossings, public squares and plazas, and small-scale signs.

Plan Amendment

An amendment or change to the text or maps of a comprehensive plan.

Planning Area

Lands contained both within Hot Springs' city limits and within the city's Extra-territorial Jurisdiction (ETJ) of Planning Commission as established by Planning Commission and approved by the Hot Springs Board of Directors in the Code of Ordinances.

Planning Board

A group of citizens appointed by the City Board of Directors to research, survey, analyze, and make recommendations on current and long range development policies, resource management , implementing ordinances and land use decisions such as subdivision plats and zoning requests.

Planning Period

Refers to the amount of time the comprehensive plan is intended to perform. This plan is designed for a 20-year life with reviews every 5-to-7 years.

Policy

Guidelines establishing a definite course to guide present and future decisions. A policy is a specific statement that guides decision-making. It indicates a clear commitment of the local legislative body. A policy is based on a comprehensive plan's goals as well as the analysis of data. A policy is effectuated by implementation measures (such as zoning, land division, and environmental ordinances).

Potable Water

Suitable for human consumption as drinking water.

Preserve

To save from change or loss and reserve for a special purpose.

Program

A set of specific actions envisioned or undertaken to implement plan policy. Programs may include the development of more detailed and localized plans, policy, formal agreements, regulations or strategies deemed necessary to achieve community objectives.

Proscriptive ordinance

A written law specifying prohibited actions.

Protect

In legal terms, preservation is the action required to provide the conditions for a monument, site, or historic area to survive. The term is also related to the physical protection of historic sites to ensure their security against theft or vandalism, as well as environmental attack and visual intrusions. Buffer zones also provide protection to historic areas. Legal protection, which is based on legislation and planning norms, aims to guarantee defense against any harmful treatment, provide guidelines for proper action, and institute corresponding punitive sanctions.

Public Facilities

Infrastructure including streets, roads, highways, sidewalks, street and road lighting systems, traffic signals, domestic water systems, storm and sanitary sewer systems, parks and recreational facilities, and schools.

Public Services

Include fire protection and suppression, law enforcement, public health, education, recreation, environmental protection, and other governmental services.

Public Spaces

Those areas dedicated to use by the general public, such as streets, sidewalks, parks, community buildings, schools, public open spaces, plazas and other similar spaces.

Public Transportation

Multi-passenger transportation services available to the general public including buses, ferries, vans, airline and rail transit.

Purchase of Development Rights (PDR)

A mechanism typically used to help conserve open spaces, with public agencies or foundations acquiring from landowners the right to subdivide their land, keeping the land as open space in perpetuity.

Revitalization

A process of economic, social, and cultural redevelopment of a civic area or neighborhood.

Right of Way (ROW)

The right of way is the right to pass over the property of another. It usually refers to the land required for the traffic lanes plus shoulders on both sides of roads, railroads, bikeways, and trails.

Roadway

An open, generally public way for the passage of vehicles, persons, and animals. Limits include the outside edge of sidewalks, curbs and gutters, or side ditches.

Sanitary Sewer Systems

All facilities, including approved on-site disposal facilities, used in the collection, transmission, storage, treatment or discharge of any waterborne waste, whether domestic in origin or a combination of domestic, commercial or industrial waste.

Scenic Resources

Includes, among other things, the historical pattern of land use (including logging and farming activities).

Sensitive Development

A use capable of being continued with minimal long-term effects on infrastructure and environment.

Sole Source Aquifer

Sole Source Aquifer is an EPA definition. It defines those areas where more than 50 percent of the drinking water is obtained from the groundwater.

Species of Local Importance

Those species that may not be endangered, threatened or sensitive from a statewide perspective, but are of local concern due to their population status, sensitivity to habitat manipulation, or other educational, cultural or historic attributes.

Sprawl

The development and expansion of urbanized areas at generally low residential densities, requiring the provision of roadways and urban services at costs exceeding provider income generated by such growth.

Streetscape

The view along a street from the perspective of a driver or pedestrian, especially of the natural and man-made elements in or near the street right of way, including street trees, lawns, landscape buffers, signs, street lights, above-ground utilities, drainage structures, sidewalks, and street furniture.

Structured Parking

A multi-story structure or part thereof which is specifically designed for vehicle parking.

Suburban

Blending or characterized by the blending of the urban and the rural. A land use development pattern that is dispersed as opposed to decentralized.

Sustainability

Balancing the need for development and growth against the need to protect the natural and built environment, while at the same time meeting the needs of the present generation without compromising the needs and aspirations of future generations. Focuses on economic, environmental and social needs to ensure needs of future generations are met.

Threshold Markers

Those indicators of population density, transportation costs, employment commute patterns or household income used to determine at what point another action can or should be taken, used in this context to help determine at what point a transit system could be considered.

Traffic Calming

A set of strategies used by urban planners and traffic engineers that aim to slow down traffic and improve safety for pedestrians and bicyclists. Typical of: curb extensions, center islands, speed bumps, street tree canopies, strategically placed valley pans, and roundabouts.

Transfer of Development Rights (TDR)

The transfer of the right to develop or build, expressed in dwelling units per acre, either on land within one zoning district under contiguous ownership, or from land in one zoning district to land in another district where such density/development is permitted.

Transit

A general term applied to passenger rail and bus service available for the use by the public and generally operated on fixed routes with fixed schedules.

Transition Zone

That difficult-to-define area where one district ends and another begins, often featuring development and/or use patterns typical of each abutting district. In Southern Pines, one example are areas along the periphery of downtown.

Transportation Demand Management (TDM)

Methods or strategies aimed at changing travel behavior by reducing the demand for single occupancy vehicle travel rather than by expanding transportation facilities to meet travel demand. The strategies can include such things as expanding transit or ride-sharing options, changing parking policies, promoting work hour changes, and providing for telecommuting.

Transportation Facilities

Includes capital facilities related to air, water or land transportation.

Transportation Level of Service Standards

A measure that describes the operational condition of the travel stream and acceptable adequacy requirements. Such standards may be expressed in terms such as speed and travel time, freedom to maneuver, traffic interruptions, comfort, convenience, geographic accessibility, and safety.

Urban Forest

Includes tree-lined roadways, open green spaces, undeveloped forests, and parks, along with other public and private spaces within an urban area.

Urban Governmental Services

Include those governmental services historically and typically delivered by cities, and include storm and sanitary sewer systems, domestic water systems, street cleaning services, fire and police protection services, public transit services, and other public utilities associated with urban areas and normally not associated with non-urban areas.

Urban Growth

Refers to growth (commercial, industrial, and residential) that makes intensive use of land for the location of buildings, structures, and impermeable surfaces to such a degree as to be incompatible with the primary use of such land for the production of food, other agricultural products, or fiber, or the extraction of mineral resources. When allowed to spread over wide areas, urban growth typically requires urban governmental services. "Characterized by urban growth" refers to land having urban growth located on it, or to land located in relationship to an area with urban growth on it as to be appropriate for urban.

Urban Sprawl

Urban sprawl manifests it self in one or more of the following patterns (a) Leapfrog development which bypasses vacant parcels located closer to the urban area that are suitable for development and instead locates away from existing urban areas; (b) strip development which allows commercial, retail, and multi-family residential developments to locate in a linear pattern along both sides of a major arterial; and (c) large expanses of low density, single-family dwelling development.

Urbanized Area

That space served by public utilities and services and characterized by development intensity of more than two residential units per acre.

Utilities or Public Utilities

Enterprises or facilities serving the public by means of an integrated system of collection, transmission, distribution, and processing facilities through more or less permanent physical connections between the plant of the serving entity and the premises of the customer. Included are systems for the delivery of natural gas, electricity, and telecommunications services.

Very Low Income

Between 31% and 50% of median income.

Viewshed

The landscape or area that can be seen directly from a defined viewpoint or along a transportation corridor.

Visioning

A process of citizen involvement to determine values and ideals for the future of a community and to transform those values and ideals into manageable and feasible community goals.

Wetland or Wetlands

Areas that are inundated or saturated by surface water or ground water at a frequency and duration sufficient to support, and that under normal circumstances do support, a prevalence of vegetation typically adapted for life in saturated soil conditions. Wetlands generally include swamps, marshes, bogs, and similar areas.

Workforce Housing

Residential units, regardless of housing form, designed to be affordable by households earning moderate or middle incomes.

Zone and Zoning District

A legislatively defined and enacted policy, including standards, a detailed map and other criteria, all of which control and define areas of physical development of the county or any part thereof or any detail thereof and which are classified by the zoning ordinance as available for certain uses and unavailable for certain other uses.

Zoning

The demarcation of an area by ordinance (text and map) into zones and the establishment of regulations to govern the uses within those zones (commercial, industrial, residential) and the location, bulk, height, shape and coverage of structures within each zone.

