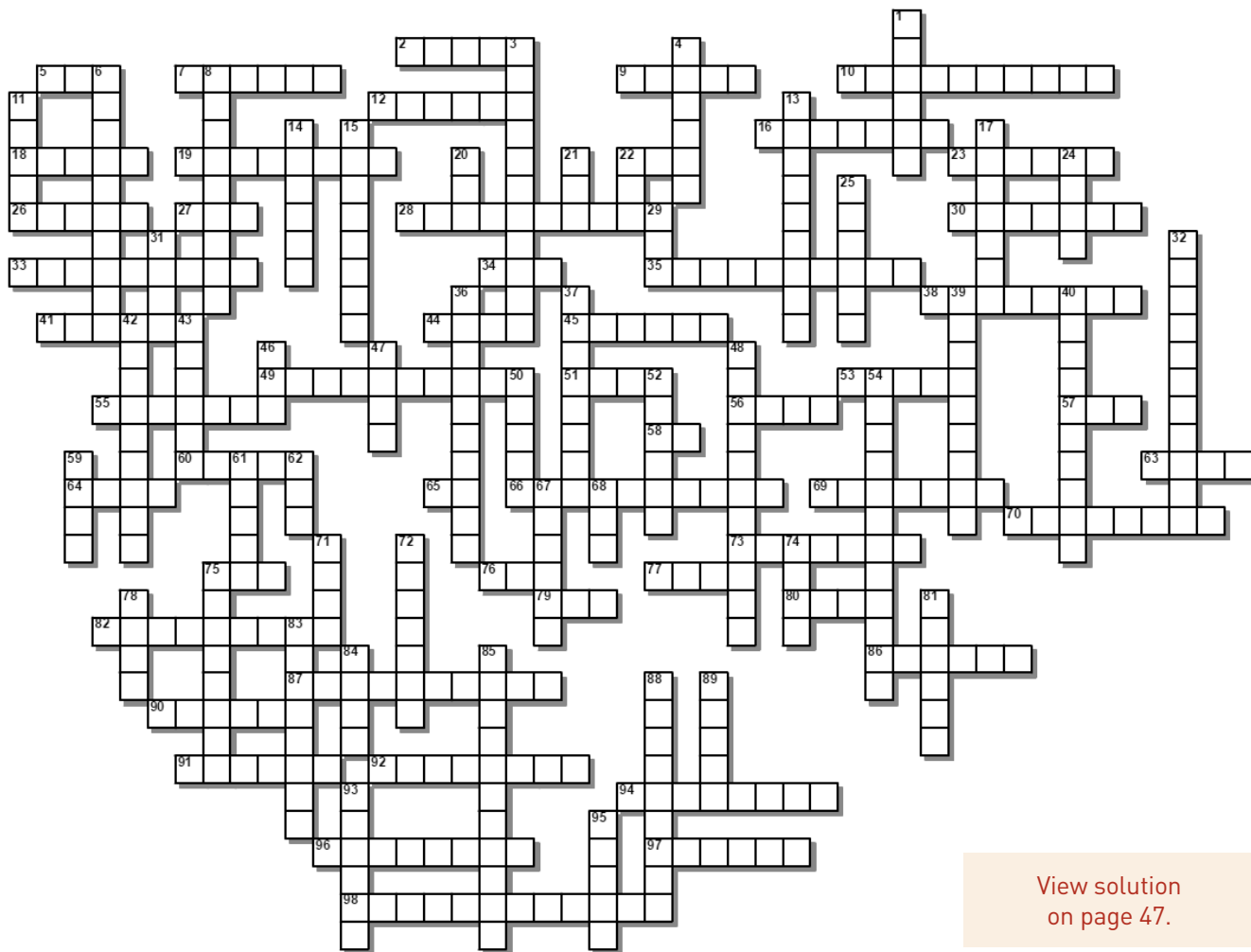




# angle points



View solution  
on page 47.

ACROSS	
2	Unit Of Measurement
5	A Measuring Component
7	In The Hills
9	River Component
10	Four Parts
12	Publisher
16	Line Of Elevation
18	Chaining Pin
19	Map By Colors
22	Way To Map
23	Geometric Shape
26	Above Th E Center
27	Rotation Of Flight Line
28	Presidential Surveyor
30	Tool To Measure
33	Done By Rotation
34	End Product
35	Measuring Device
38	A Type Of Monument
41	CLSA President
44	Surveyors Association
45	To Place The Instrument
49	State Capital
51	National Surveying Organization
53	Tech Czar
55	An Add On
56	To Touch
57	A Type Of Government Corner
58	A State
60	Way To Orient
63	Type Of Monument
64	A Unit Of Measurement
65	Tie In Place
69	A Way To Position Oneself
70	A Part
71	Ground Marker
73	The Right To Return Land
75	Government Organization
76	Marker
77	Government Agency
79	Unit Of Measurement
80	Unit Of Measurement
82	Official Survey Of Lines
86	To Transfer
87	Used To Measure Height
90	Used Instead Of A Tripod
91	To Do Again
92	A Legal Answer
94	To Do Away With
96	Nearby
97	Setting A Theodolite Over A Point
98	Pronouncement Of A Judgment

DOWN	
1	Unit Of Measurement
3	Settled By Court
4	Direction
6	Formal Examination
8	A Written Declaration
11	Measure With Metal
13	Between Water Lines
14	How Much
15	Mapping Symbol
17	Presidential Surveyor
20	Measuring Tool
21	Land Record
22	Federal Office
24	Look Through
25	To Split
29	Control Triangles
31	Makes Mapping Software
32	Breakdown Method
36	Map Detailing
37	Measuring Deep Water
39	To Increase By A Gradual Buildup
40	To Fix Or Repair
42	Rhumb Line
43	Type Of Circular Scale
46	Basis Of Elevation
47	Way To Measure
48	Needed To Keep The Level Level
50	A Change In A River
52	Distance Derived From Two Lines
54	Acceptance Of Something
59	Correct
61	Perpendicular To The Center Of The Earth
62	Unit Of Measurement
67	Unit Of Weather Measurement
68	Basis Of Clocks
71	Water Boundary
72	Stringed Device
74	Circular Unit
75	A Place Of Origin
78	A Type Of Benchmark
81	Developed Measuring Device
83	A Summary Of Title
84	Unit Of Measurement
85	CLSA President
88	Famous Surveyor
89	Land Survey Author
93	Straight From The Center
95	Middle Of The Drain

**Lathrop**, continued from page 48

The vitality of our urban and suburban areas can suffer when land use regulations are rigid and aging, reflecting older ideals that may differ from current preferences. Because the process of completely rewriting zoning is a long and difficult process (primarily because it involves human beings as property owners, and humans do speak up), communities use several flexible techniques, sometimes as interim measures but other times lasting for many years.

The first of these is the floating zone, a district with identified conditions to be met before that zoning district can be approved for an existing tract. These zones are not on the zoning map like traditional zones, but are written into the ordinances as

amendments. The zoning floats until the development applications are approved, and then it will be added to the zoning map. This differs from spot zoning, in which a specific site within an existing land use zone is allowed significantly different use from the rest of the zone, often a contentious situation when the use is not for the public benefit and instead is perceived as preferential and for private benefit. Floating zones are useful when the direction of a community's development is uncertain, but they do introduce an element of unpredictability, as they don't appear on public zoning maps.

Overlay zones are different in that they add additional or stricter standards for properties within an existing zone. They can

be used to protect some features, such as steep slopes, wetlands, or historic buildings. They also promote specific development projects, such as waterfront development or affordable housing.

When it comes to pop-ups, none of our existing zoning techniques may fit perfectly. But their increasing prevalence means that many of our communities should re-examine how they regulate land use. ■

**Wendy Lathrop** is licensed as a Professional Land Surveyor in NJ, PA, DE, and MD, and has been involved since 1974 in surveying projects ranging from construction to boundary to environmental land use disputes. She is a Professional Planner in NJ, and a Certified Floodplain Manager through ASFPM.

## CROSSWORD SOLUTION (from page 42)

