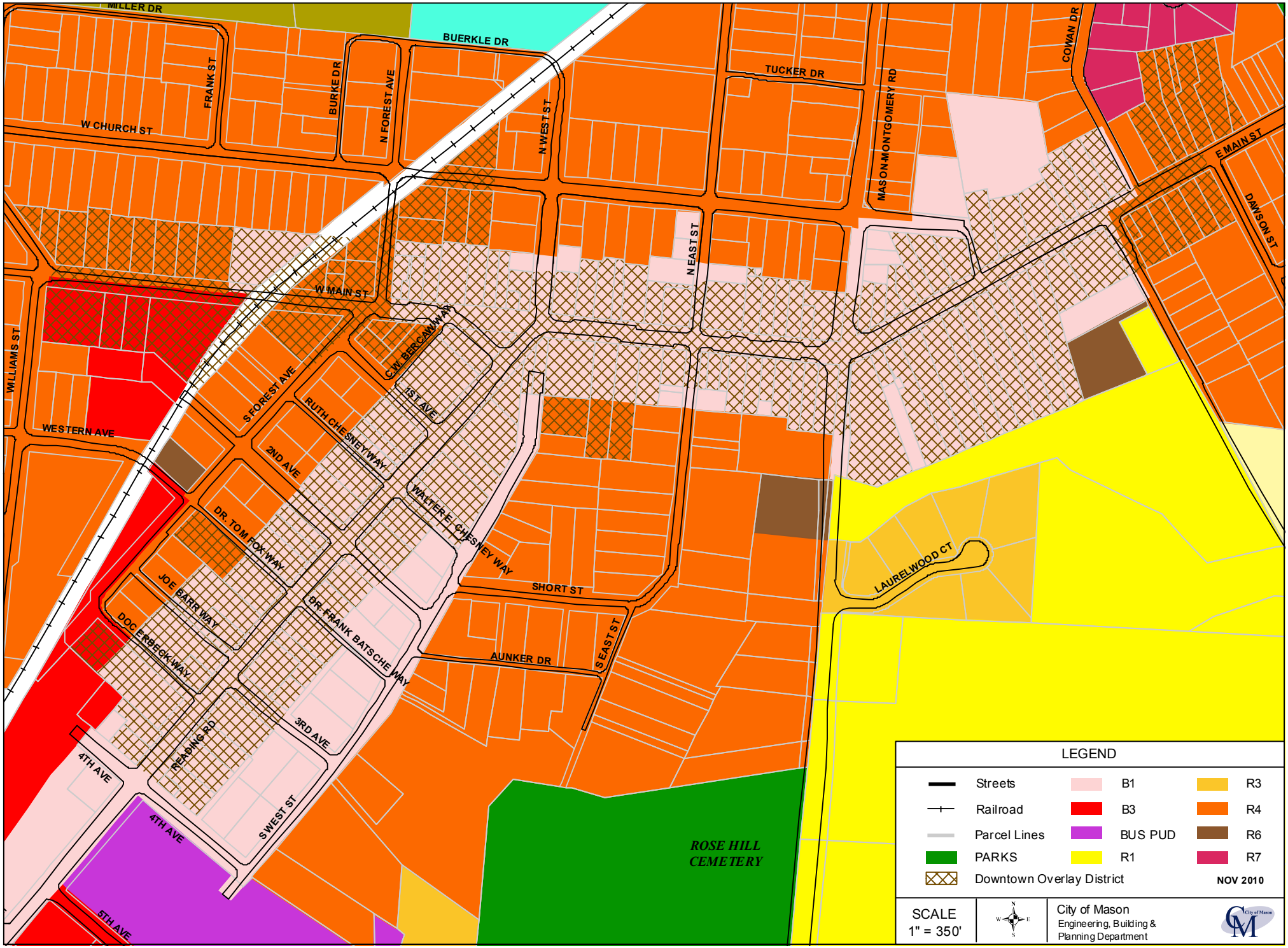DOWNTOWN OVERLAY DISTRICT