

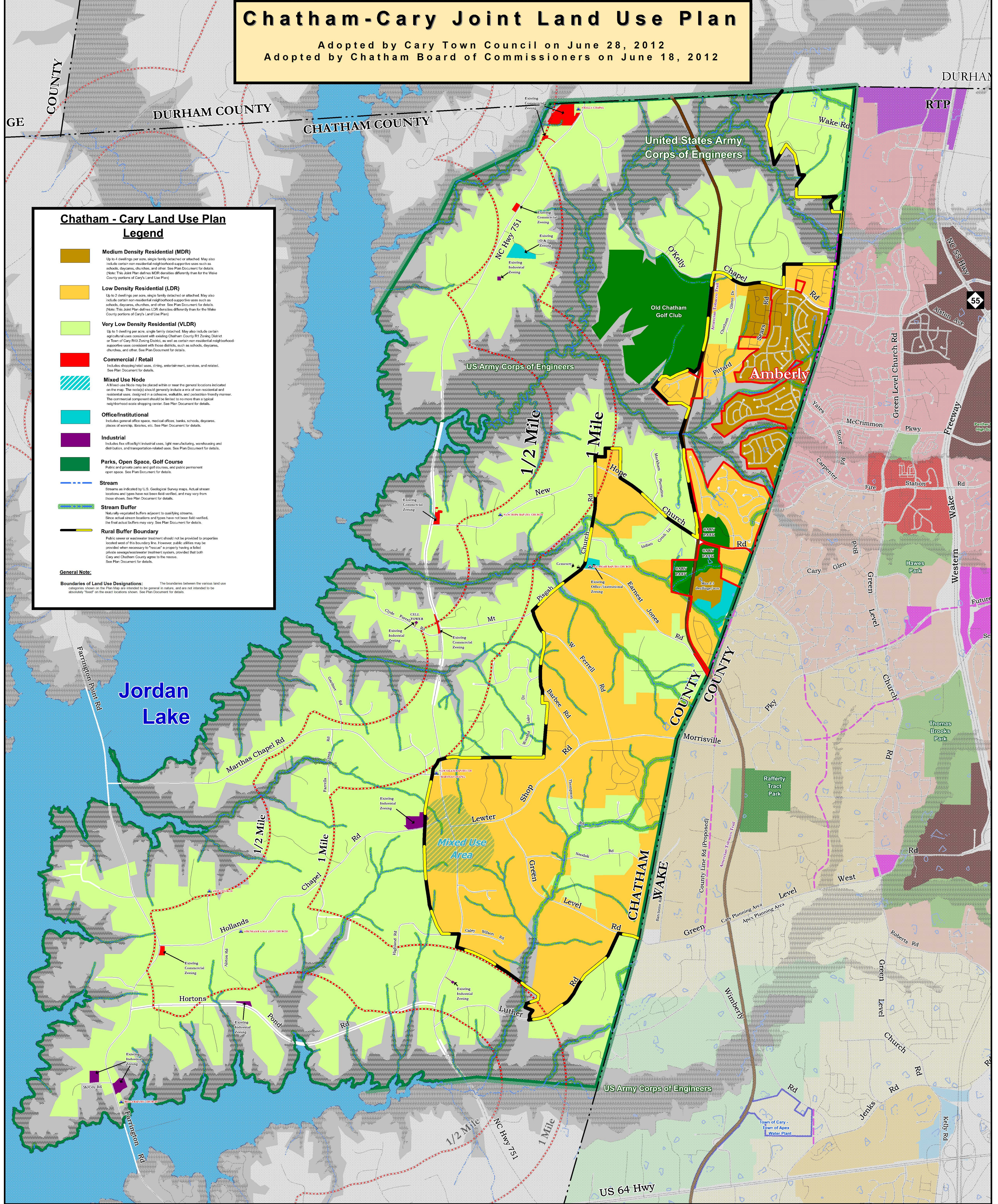
Chatham-Cary Joint Land Use Plan

Adopted by Cary Town Council on June 28, 2012
Adopted by Chatham Board of Commissioners on June 18, 2012

Chatham - Cary Land Use Plan Legend

- Medium Density Residential (MDR)**
Up to 4 dwellings per acre, single family detached or attached. May also include certain non-residential neighborhood supportive uses such as schools, daycares, churches, and other. See Plan Document for details. (Note: This Joint Plan defines MDR differently than for the Wake County portions of Cary's Land Use Plan)
- Low Density Residential (LDR)**
Up to 2 dwellings per acre, single family detached or attached. May also include certain non-residential neighborhood supportive uses such as schools, daycares, churches, and other. See Plan Document for details. (Note: This Joint Plan defines LDR differently than for the Wake County portions of Cary's Land Use Plan)
- Very Low Density Residential (VLDR)**
Up to 1 dwelling per acre, single family detached. May also include certain agricultural uses consistent with existing Chatham County RT Zoning District or Town of Cary RTD Zoning District, as well as certain non-residential neighborhood supportive uses consistent with those districts, such as schools, daycares, churches, and other. See Plan Document for details.
- Commercial / Retail**
Includes shopping/retail uses, dining, entertainment, services, and related. See Plan Document for details.
- Mixed Use Node**
A Mixed-Use Node may be placed within or near the general locations indicated on the map. The node(s) should generally include a mix of non-residential and residential uses, designed in a cohesive, walkable, and pedestrian friendly manner. The commercial component should be limited to no more than a local neighborhood scale shopping center. See Plan Document for details.
- Office/Institutional**
Includes general office space, medical offices, banks, schools, daycares, places of worship, libraries, etc. See Plan Document for details.
- Industrial**
Includes flex office/light industrial uses, light manufacturing, warehousing and distribution, and transportation-related uses. See Plan Document for details.
- Parks, Open Space, Golf Course**
Public and private parks and golf courses, and public permanent open space. See Plan Document for details.
- Stream**
Streams are indicated by U.S. Geological Survey maps. Actual stream locations and types have not been field verified, and may vary from those shown. See Plan Document for details.
- Stream Buffer**
Naturally vegetated buffers adjacent to qualifying streams. Show actual stream boundaries and types have not been field verified. The final actual buffers may vary. See Plan Document for details.
- Rural Buffer Boundary**
Public sewer or wastewater treatment should not be provided to properties located west of this boundary line. However, public utilities may be provided when necessary to "house" a property having a failed private sewer/wastewater treatment system, provided that both Cary and Chatham County agree to the reason. See Plan Document for details.

General Note:
Boundaries of Land Use Designations: The boundaries between the various land use categories shown on the Plan Map are intended to be general in nature, and are not intended to be accurately "hard" on the exact location streets. See Plan Document for details.




TOWN of CARY & Chatham County Joint Comprehensive Plan

 US Army COE Property	 1/2 Mile & 1 Mile Boundary From Jordan Lake Normal Pool Elevation	 Joint Planning Area Boundary	 Cary Corporate Limits in Chatham Co.	 Proposed Future Roads	 American Tobacco Trail	 100 Year Flood Plain	 Church
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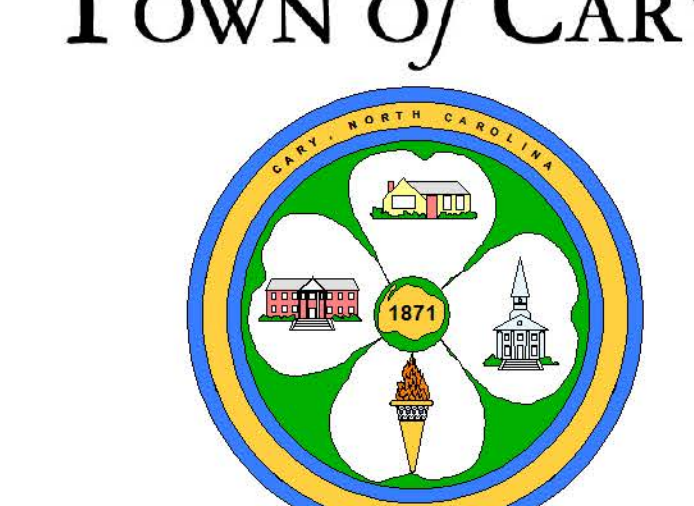
Last Amended: August 24, 2017 / 17-CPA-01

Key To Cary Future Growth Framework

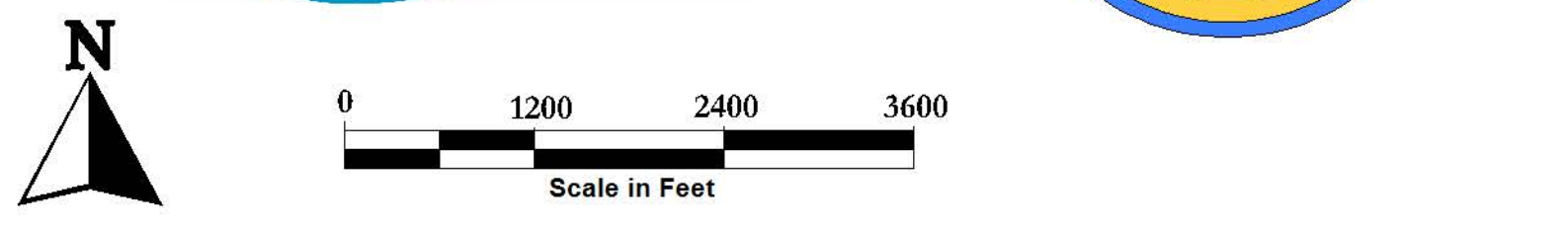
- Business/Industrial Park
- Commercial Center
- Commercial Center Mixed Use
- Destination Center
- Downtown
- Employment Mixed Use Campus
- Heritage Neighborhood
- Mixed Neighborhood
- Park/Open Space
- Suburban Neighborhood
- Traditional Neighborhood



TOWN of CARY



CHATHAM COUNTY NORTH CAROLINA



0 1200 2400 3600
Scale in Feet