

PROPOSED AMENDMENT (8-19-2020 DRAFT)

Table 2. Future Land Use Categories and Corresponding Zoning Districts

		Future Land Use Category**									
		Low Density Residential	Medium Density Residential	Commercial Retail	Office/Professional	Industrial Mixed-Use	Public/Institutional	Health Village	Towne Center Mixed Use	Hwy. 78 East Activity Node	North Rd. Redevelopment Area
Zoning District*		A = Appropriate C = Considered Blank = Not Appropriate									
	RS-180: Single-family Residence District RS-30: Single-family Residential District	A									
	RS-150: Single-family Residence District RS-15: Single-family Residential District	A									
	RS-5: Single-family Residential District		A					C			
	RG-75: General Residence District R-DU: Duplex Residential District		A								
	R-TH: Single-family Residential Townhome District R-TH: Townhouse Residential District		C					A	A	A	A
	RM: General Residence District RM: Multifamily Residential District							C	C	C	C
	RX: Mixed Residential District		C								
	R-HOP (55) SF: Single-family District	A	A					C			
	R-HOP (55) V: Villa District		C					A	A		
	R-HOP (55) VC: Villa Cluster District		C					C	A		
	R-HOP (62) CC: Continuous Campus Care District							A			
	RO: Residential for Older Persons District	A	C					C	A		
	TC-R: Towne Center Residential District								A		
	MU: Mixed-Use District									A	
	CI: Civic/Institutional District				A		A	A	A	A	
	OP: Office Professional District			A	A	A	A	A	C	A	A
	BG: General Business District			A		A			C	A	
	HSB: Highway Service Business District			A		A					
	LM: Light Manufacturing District					A					
FH: Flood Hazard District											
NR: North Road District										A	
TC-MU: Town Center Mixed-Use District								A			

Three (3) zoning districts in existence at the time of the Comp Plan's adoption in February 2019 were not included in this table: PRC - Planned Residential Conservation District, COS - Conservation Overlay District and RVO - Residential Village Overlay District. These districts will be repealed with the City's new Unified Development Ordinance (UDO) and should not be applied to any additional parcels. Two existing overlays were also excluded: the Towne Center Overlay District and Corridor Overlay District. These overlays do not govern use and are not applicable.

Three FLU categories were not included in this table: Park/Recreation, Conservation, and Transportation/Communication/Utilities. Properties with these FLU categories are intended for public use or should remain undeveloped. They should not be rezoned to more intensive uses.

* Zoning district made inactive 5-23-2005.

BLUE - NAME CHANGE ONLY

RED - NEW ZONING DISTRICT WITH CORRESPONDING FUTURE LAND USE CATEGORY

PURPLE - NAME CHANGE AND ZONING MAY BE 'CONSIDERED' WITH A MEDIUM-DENSITY RESIDENTIAL FUTURE LAND USE CATEGORY

GREEN - NAME CHANGE. FLU CATEGORIES FROM CONSOLIDATION OF R-HOP(55) AND R-HOP(62) ZONING DISTRICTS