

**Public Comments** (linked to the web page): <http://www.chathamnc.org/government/departments-programs/planning/comprehensive-plan-underway/view-comment-on-comprehensive-land-use-plan> and the minutes from the **Public Hearing** <http://www.chathamnc.org/home/showdocument?id=31784>

*All Map Changes will be made at one time upon the decision of the County Board of Commissioners. Text in blue was a follow up to address Planning Board Recommendations and make minor adjustments.*

LAND USE MAP CHANGES RECOMMENDED BY PLANNING BOARD (STANDALONE MAP IN APPENDIX AND IN DOCUMENT PAGE 45)

1. Recommend changes to Map colors and fonts.
  - a. Recommend different symbols differentiated between community center and neighborhood center and different colors between the groupings of village and crossroads from community center and neighborhood center.
  - b. Recommend the streams and creeks to be labeled differently so they stand out
  - c. Recommend bolder font.
2. Recommended finding a conservation connection between *Dry and Terrells Creek*. *Staff followed up with consultant and evaluated the area. The Conservation Suitability Map, NRCS, USGS drainage basins were used as sources. In relation to the existing approved development, there's no apparent connection to the west. This area is between the Agriculture, Rural and Conservation areas and are all of equal importance.*

*For other Map changes recommended by the Planning Board, see list of recommendations for the Commissioners*

PARKS AND RECREATION RECOMMENDED BY PLANNING BOARD (STANDALONE MAP IN APPENDIX AND IN DOCUMENT PAGE 118/119)

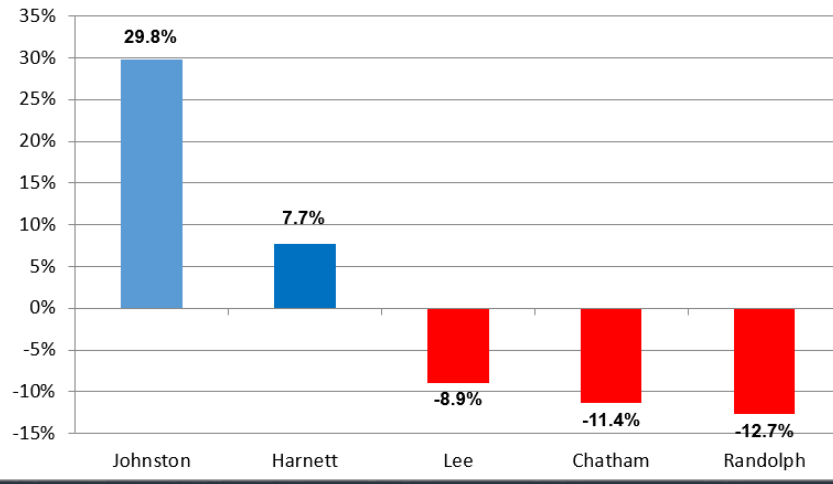
1. Recommend Conservation Areas on Parks and Rec map should match land use map.
2. Recommend Potential should be spelled out in Legend not the abbreviation
3. Recommend Different symbol or color used between existing or proposed parks.

*Followed Up on the Justice Tract properly represented and NW corner park Town Lake Restrictions*

MINOR GRAPHIC CHANGES IN THE DOCUMENT RECOMMENDED BY PLANNING BOARD

1. Page 9: Recommend revisions be made to the key of the context map to further clarify green areas on the map.
2. Page 10: in the Graphic, delete the “wastewater master plan” from timeline. Does not exist.
3. Graph on Page 13: Recommend the scaling from 2010 to 2015 x axis needs to be reworked to show same increments.
4. Page 15: Job Growth Graph through 2014: *replace with the graph below*

**County Job Growth: 2000-2016**



Source: NCCommerce.com, October 2017

5. Page 17: ag and forestry graphic: should state 75% of land in “agriculture and forestry” not just “farms” because it is misleading
6. Page 21 Revenue Graph: Recommend clarification about if the report created specifically for Chatham County in 2007 and accounted for impact fees and how that relates to this graph.
7. Page 22: Recommend that a label be added to the 15-501 graphic for Bynum
8. Page 23: Chatham Park Section: Recommend Legend for Chatham Park and that the project should be more differentiated more from Pittsboro’s ETJ and recommend removing background to make it easier to read.
9. Page 25: Housing Graphic: incorrectly labeled, recommend “Apartment & Duplex *Units*”
10. Page 27: Recommend for years between 1997 and 2007: x axis needs to be revised to show the same increments
11. Page 31: Utility Graphic: Purchase Water Section: # from an agreement?
  - a. *Followed up with Larry Bridges utilities director: “We do have an existing agreement (that is in the process of being renewed as we speak) to purchase up to 3 MGD of raw water from the Town of Cary. They own the intake and supply the raw water to us (we have a physical connection that is tapped onto their raw*

*water line and is metered) through this agreement. It is to only purchase 3 MGD of raw water. No excess of that amount because we are limited by our water plant's permitted capacity of 3 MGD."*

12. Page 32: Natural Resource Statistics: Recommend that the labels be corrected *48 species, 52 NHNAs? 14.6 miles*
13. Page 40: Recommend that the table should be clarified that it doesn't represent all actions that exist, but rather conceptualizes that there are multiple connections between the goals and elements.
  - a. Some dots were added and paragraph was edited to read: "The vision is supported by a set of interrelated goals that served as guideposts in the development of the plan. Going forward, the goals provide direction for County leaders as they make decisions about future development, conservation, and related investments over the next two decades. The matrix below shows the relationship of the goals to the 10 plan elements, indicating that achievement of a goal ensures progress on two or more plan elements."
14. On Page 89 Recommend making Figure 19 more readable
15. On Page 101, Strategic Agricultural Areas Map: Recommend changing the map symbology for strategic farmland to be hatching. (Map change will be made with all other map changes)

#### MINOR REVISIONS

1. Numbers need to be on every page
2. More citing and cross referencing information (photos too)
  - a. Page 11 : Reference the public comments document in the appendix for further reading
  - b. Page 13: in the Big Picture paragraph, recommend referencing the community profile in appendix
  - c. Page 22: Reference the 15-501 Market analysis in appendix
  - d. Page 23: Reference transportation impacts on page 134
  - e. Page 49: Reference suitability maps in appendix
  - f. Page 18: in text in the left column toward bottom: (Osborn and Selden-Sturgill 1991) need more specific information. [The information came from the 'Architectural Heritage of Chatham County'](#)

*The following are edits from Chapter 1 & 2:*

1. Table of Contents
  - a. Last 3 Roman Numerals revised III, IV, V → IV, V, VI
  - b. Plan Elements Chapter should be named "**Plan Elements and Recommendations**"
2. Page 10 Farmland Preservation Plan and Parks and Recreation Master Plan are not adopted
3. Page 11 "Chatham County Conservation Partnership"

4. Page 16 update the commuting % in the first paragraph to say, “Fifty-seven percent of Chatham workers commute for work outside the County (*2015 American Community Survey*).”
5. Page 19 Chatham County History Section revisions:
  - a. What does low impact mean in second column? Delete.
  - b. “~~freedom~~” should be “colonial fight for independence”
  - c. Asterisks around reconstruction should be removed.

*The History Section was revised to read “The Piedmont region of North Carolina was settled around 1750. Quaker English, Scotch-Irish and Germans migrated from the North. The Highland Scots migrated from the South, specifically up the Deep River. Chatham County was officially created when it separated from Orange County in 1771. This split was due to unrest between the yeoman farmers and the English government. The resulting County government was seated in “Pittsborough” where the Chatham Courthouse is still located today. The cultural heritage of Chatham County is a result of the rich United States history and is still represented today through its people, places and events. North Carolina was one of the original thirteen states, and thus, took part in the colonial fight for independence. Family farms, churches and schools served as hubs for community social life in the early years. The County experienced the trauma associated with the Civil War and took part in Reconstruction. This community also faced the hardships of The Great Depression. The memories of the two World Wars still linger. Today, the County has successfully transitioned into the Digital Age and continues to move forward into the future with the rest of the nation. The dense and timeless history associated with the County continues to remain alive in several ways. Family stories, school classes and anniversary celebrations, such as the County bicentennial of 1971, continue to serve as conduits that pass down this history today.”*

6. Page 27: Recommend that it should be noted in the text that Chatham County is one of the few counties in the state with increasing Ag land if this is true. And if so, should be cited.
7. Page 33 Unique Assets Section:
  - a. 49 rare,
  - b. Threatened or endangered species.
  - c. 52 designated NHNA

*The following are additions and edits to wording the sub goals and metrics in Chapter 3:*

16. On page 41, Under Goal 1: Recommend adding “Acreage and conservation” as a metric
17. On page 41, Under Goal 1: Recommend that the metric should read “Number of historic structures lost *or saved*”
18. On page 41, Under Goal 1& 2: Recommend that the metrics continue to reflect the differentiation between agricultural operations and timber management by wording the metric as “acreage in farms **& forestry**, number of farms **& forestry**”
19. On page 41, Under Goal 3: Recommend adding “70% of new development within ETJs or designated County centers” as a Sub goal and changing the metric to read “*70% Percentage* of new development within ETJs or designated *County* centers”
20. On page 41, Under Goal 4: Recommend adding a sub goal “Improve workforce development system by strengthening connections between the business community, Chatham EDC, Chatham County Schools, Triangle South Workforce Development Board, and Central Carolina Community College.”

21. On page 41, Under Goal 4: Recommend adding a metric “Number of work experiences (internships, apprenticeships, job shadowing) undertaken by students in Chatham County Schools.”
22. On page 42, Under Goal 5: Recommend adding a sub goal “Avoid or minimize landscape fragmentation”
23. On page 42, Under Goal 5: Recommend adding a sub goal “Preserve night skies” *...by minimizing light pollution.*”
24. On page 42, Under Goal 6: Recommend adding a metric “Park acreage”
25. On page 42, Under Goal 8: Recommend adding a metric “acreage in forest and woodlands”
26. On page 42, Under Goal 8: Recommend adding a sub goal “Improve and increase food waste and recycling systems”
27. On page 43, Under Goal 9: Recommend adding a metric “High School participation in Central Carolina works program”

*The following are changes made in the future land use and conservation plan descriptions in Chapter 3:*

1. On page 45: Recommend adding a note to the map to state areas in municipalities are not fully represented, “*Areas in municipalities are not fully represented. See town of Pittsboro, Town of Siler City and Town of Goldston Land Use Plans for more details.*”
2. On page 47, Under Employment Center Description: Recommend removing bullet point “Buildings: Up to 60 ft in height, large and small footprints”
3. On Page 47, Under Community Center Description: Recommend adding language to state “Allow flexibility to provide a variation and mix of centers at quadrant intersections” \*\*\* *‘commercial area descriptions are not meant to be prescriptive; they are meant to be flexible enough to provide variation in uses and intensity within a node (for example, in the different quadrants of a road intersection).’* \*\*\*
4. On Page 49, Under Conservation description: Recommend adding wording to read “Mix of uses include single family detached lots and attached units with overall very low density, some tourism related uses allowed. Conservation Subdivisions are encouraged in order to protect natural resources ***while not disrupting agricultural practices***”

*The following are edits to Chapter 4 Elements: Recommendations and Strategies:*

***Economic Development Element***

1. On Page 53: Recommend changing the Big Idea for Economic Development “~~10,000~~ **14,000** new jobs by 2040, a ~~74%~~ **100%** increase up from 14,000 jobs today”.
2. On Page 55, Under Economic Development Strategy 2.2: Recommend changing the wording “**Direct** larger scale retail and complimentary uses such as professional and medical offices to locate **to** existing towns and at designated Community and Neighborhood Centers as well as in Employment Centers.”
3. On page 57, Under Strategy Economic Development Strategy 5.1, below U.S. 64 Employment Center: Recommend adding “Ecotourism” *as a supporting Business type.*
4. On Page 59, Economic Development Recommendation 04: Recommend expanding Policy 7 to read “Strive to increase engagement between youth, employers, educators ***with Chatham County Schools and Central Carolina Community College***, workforce professionals, and Chatham EDC.”
5. On Page 59, Economic Development Recommendation 04, Strategy 7.1 – Recommend expanding Strategy to read “***Strengthen involvement by EDC Board members and other business leaders*** to increase student apprenticeships, internships and other workplace exposure

opportunities with large and small Chatham companies.”

### *Land Use Element*

1. On Page 62, Under Land Use Policy 1: Recommend rewording “*Coordinate with towns* to direct new development in the County toward municipalities where utilities and other municipal services can support such development.”
2. On Page 64, Under Strategy Land Use 3.3 Recommend changing the word in the first bullet point from “charrette” to “design process”.
3. On Page 66, Under Land Use Strategy 5.2, Conservation Subdivisions: Recommend adding bullet point “Open spaces within conservation subdivisions should conserve most important Natural Resources.”
4. On Page 67, Under Land Use Strategy 6.3: *Recommend rewording last bullet point about landscaping requirements to be clearer.*
  - a. Strategy 6.3 was reworded:

“Amend land development regulations to establish location standards for commercial development that pushes such development to nodes (i.e., intersections), and establish landscaping standards where commercial development should be discouraged.

- With a maximum distance standard, establish a radius around certain types of intersections identified as appropriate for commercial nodes. For example, commercial nodes could be encouraged at intersections of arterials and major collectors, with commercial development extending no further than 1,350 feet (a 10-minute walk distance) in any direction from the center point of any such intersection. This will encourage the clustering of development in a manner that internalizes circulation, taking trips between uses off of the major arterial and reducing the number of driveways along those arterials. This may also alleviate some congestion issues resulting from too many vehicular turning movements into driveways.
- To avoid overlapping nodes, establish a minimum distance between nodes.
- Establish landscaping requirements that create a “green break” between commercial nodes. Such landscaping, often referred to as street buffers,

is not conducive to commercial development due to reduced visibility. Therefore, parcels subject to such requirements are not desirable locations for commercial uses. This will further encourage clustering of commercial development at the appropriate intersections.”

5. On page 69, Under Land Use Strategy 11.1: Recommend adding a bullet “Coordinate to create compatible plans and ordinances with towns”

### *Housing Element*

6. On Page 71, in the introduction paragraph for Housing: Recommend adding information to reflect the variation of the range of home prices by small areas.
7. On Page 71, in the introduction paragraph for Housing: Recommend stating which “*past 12 months*” the median home sales price was taken from.
8. On Page 73, Housing Strategy 2.3: Recommend rewording the strategy *to be clearer*.
  - a. *Strategy 2.3 and first bullet point was reworded: “Build on work completed by the Chatham County Housing Committee.*
    - Evaluate County-owned properties to determine whether any such properties are suitable to transfer to an appropriate entity to utilize (and upfit) for affordable housing.”

### *Health Element*

1. On Page 79, Under Health Strategy 3.1: “*Ensure Maintain and improve* water quality and supply to improve utility systems to meet critical needs.”
2. On Page 83, Under Health Strategy 6.6: Recommend clarifying the “Wellness Priority Areas” is referring to Figure 17 (on previous page).
3. On Page 78, Under Health Strategy 1.2: Recommend definition of “*equity lens*”. *Definition: Health equity is achieved when every person has the opportunity to “attain his or her full health potential” and no one is “disadvantaged from achieving this potential because of social position or other socially determined circumstances.” Health disparities or inequities, are types of unfair health differences closely linked with social, economic or environmental disadvantages that adversely affect groups of people. From Centers for Disease Control <https://www.cdc.gov/nccdphp/dch/programs/healthycommunitiesprogram/overview/healthequity.htm>*

### *Agriculture*

1. On Page 96, Under Agriculture Strategy 4.2: Recommend adding language “Consider impacts of new development on ground and surface water resources during development approval process *by encouraging residential development in areas served by utilities.*”
2. On page 97&98 Under Agricultural Strategy 6.3: Recommend the addition of language from Transportation Strategy 7.4 on page 129 to bullet points.

### *Natural Resources*

1. *Caption of Figure 23 was edited to read: “MATURE TREES ARE LOCATED ALONG RURAL ROADS AND SERVE AS DRAMATIC VERTICAL ELEMENTS THAT PROVIDE TEXTURE TO VIEWS. WHERE FEASIBLE, THESE TREES SHOULD BE INCORPORATED INTO THE DESIGN OF AMENITY SPACES IN NEW DEVELOPMENT.”*
2. On Page 104, Under Strategy Natural Resources Strategy 1.1: Recommend adding language “Maintain riparian buffers in Watershed Protection Ordinance *and minimize stream crossings in new developments*”

3. On Page 104, in the mature canopy box: Recommend adding “air quality” to the list of benefits.
4. On Page 105, Under Natural Resources Strategy 1.7: Recommend adding a bullet point “encourage replanting after harvesting forest cover”
5. On Page 106, Under Natural Resources new Strategy 2.4: “Encourage eradication of invasive species plants”
6. On Page 106: Recommend creating a new Natural Resource Strategy 2.6 “Consider recommendations provided by the NC WLRC to minimize impacts to important natural resources.”
7. On Page 106: Under Natural Resources 4.1 – change wording to be clear that “...administrative approval for conservation subdivisions up to **a certain size** provided design criteria are **established**.”
8. On Page 107/108 Under Natural Resources Strategy 4.5: *Recommend removing Page 108 to instead refer to the Big Woods Conservation Design Guide on Page 107*

*Updated numbering in this section and Text was edited to read: “Strategy 4.4*

*Modified submittal requirements for conventional and conservation subdivision design (CSD). Specific amendments to the existing regulations could include the following:*

- *Modify procedures to simplify the review and approval steps. The process for designing and permitting a residential subdivision that adheres to conservation design standards should be no more arduous or expensive than the process for designing and permitting a conventional residential subdivision.*
  - *Clarify requirements to eliminate vague language and increase predictability.*
    - *Clearly define specific design criteria to be met.*
    - *Ensure standards are measurable.*
  - *Consider allowing administrative approvals.*
- *Offer incentives to make CSD a more attractive option than conventional subdivision, especially for smaller properties (i.e. <50 acres). Consider the following:*
  - *Density bonus adjustments (sliding scale based on parcel size),*
  - *Modifications to street requirements, and/or*
  - *Off-site septic allowances (contingent on soil survey results).*
- *Further clarify primary and secondary conservation areas, and make datasets available to applicants to use as a starting point for identifying primary and secondary conservation areas to be set aside.*
- *Require conditional use permits for conventional subdivisions in Conservation Areas.*

*Refer to the Big Woods Conservation Design Guide in the Appendix for more information on a proposed conservation design process and types of resources to consider in expanding the definitions of primary and secondary conservation areas as open space standards in the County’s ordinance are amended.”*



**Resiliency**

1. On Page 111, in the Resiliency introductory paragraph: Recommend replacing the last two sentences with the suggestion written by the County’s Climate Change Committee *“The reason for the “Big Idea” to “become a Carbon Negative County” is to reduce the County’s greenhouse gas emissions and the environmental risks that will result from global warming. This section focuses on avoiding, mitigating and adapting to anthropogenic climate change and the associated impacts of acute natural events and emergencies. Chatham County has an opportunity to take leadership as a local government in reducing carbon emissions, while also promoting green and sustainable jobs. Resiliency can be defined in many ways. Financial resiliency includes fostering a diverse economy and tax base in order to remain solvent through the ebb and flow of growth and recession. A resilient natural environment performs valuable, irreplaceable ecological services. Infrastructure, in the form of roads and utility systems, which are capable of withstanding peak demands and have built in redundancy, can be considered a key piece of resiliency. The recommendations in the Resiliency Element build on financial, natural and infrastructure related resiliency recommendations addressed in the Land Use, Economic Development, Infrastructure and Transportation elements of this plan.”*
2. Page 113 under Resiliency Strategy 3.2: Recommend adding a bullet point “Encourage CERT (Community Emergency Response Teams) organizations at the County and community levels.”
3. Page 113 under Resiliency Strategy 3.3: Recommend revising wording “Develop a LEED, LID **or equivalent** recognition program, such as a program that encourages new commercial and industrial buildings to meet LEED standards and encourages new neighborhoods to achieve ‘LEED-ND’ certification.”
4. Page 113 under Resiliency Strategy 3.4: Recommend adding language “Encourage **LID storm water practices including** the use of cisterns, rain barrels and other rainwater collection.”
5. On Page 114, Under Resiliency 3.6: Provide training for staff to increase capacity to review and permit ~~LEED~~ **green certified** buildings, alternative energy systems, water reuse systems, green storm water infrastructure (GSI) and other innovative methods.”

**Parks and Recreation**

1. On Page 121, Under Parks and Recreation Strategy 1.3: Recommend adding language to be “Upgrade playgrounds and equipment at all parks **as needed.**”
2. On Page 121, Under Parks and Recreation Strategy 5.1: Recommend removing 2<sup>nd</sup> bullet point improve Bynum Beach on the Haw River by adding bathrooms and canoe launch (because state facilities will be locating on the other side and it is not a prime location for canoe launch)
3. On Page 121: Recommend creating a new Parks and Recreation Strategy 1.8 “necessary steps to ensure parks are safe for citizens” *referenced in the health section. Bullet point 10 on page 87 under health strategy 12.1 edited to read Encourage park safety for all citizens by adhering to CPTED principles*
4. On Page 123 Parks and Recreation Strategy 4.2 recommend adding language to the second bullet to read “Collaborate with the ~~Town of Pittsboro~~ *municipalities* to determine a location for a district park that serves the town areas in the ETJ and County residents”

**Transportation**

1. On Page 127, Under Transportation Strategy 3.3: Recommend adding language “Investigate the potential for emerging private transit services **any emerging private or public transportation services technologies for all modes of travel.**”

On Page 129, Under Transportation Strategy 6.3: Recommend “Road-diets” be clarified. Reworded 6.3 Strategy to read “*Medium-term – Establish a process for identifying and retrofitting existing roads that are candidates for upgrading, or removing travel lanes from a roadway and utilizing the space for other uses and travel modes.*”

*And added a definition box to read “A “Road Diet” refers to the conversion an existing roadway segment into a narrower segment with fewer travel lanes, offering the following benefits:*

- *Safety improvements – the narrower road reduces the crossing distance for pedestrians thereby reducing exposure to conflicts with vehicular traffic, and reduces vehicular travel speeds thereby reducing crash severity.*
- *Usable space – the space gained on each side of the narrower road can be allocated to other purposes, including bicycle lanes, on-street parking, transit stops, and wider sidewalks for pedestrians, sidewalk café seating, retail displays, street trees, planters, seating, and other street furnishings.”*

### **Utilities**

No edits or recommendations from Planning Board for this element.

*The following were recommendations for the revisions and additional recommended action items:*

1. Economic Development expanding Action Item 5 to read: “Use relationships between the EDC, *the* business community, *Triangle South Workforce Development Board*, and educators *with Chatham County Schools and Central Carolina Community College to expand participation in existing work readiness opportunities (such as Central Carolina Works)*, and develop several new work-experience opportunities for Chatham high school students, including work experience with small and medium-sized local companies.”
2. Land Use & Natural Resources, Recommend addition of new action item: Coordinate with the Chatham Conservation Partnership to host and update conservation data on County website for land use planning and development review.
3. Land Use, Recommend addition of new action item: Continue updates of the Chatham Cary Joint Land Use Plan and Facilitate Joint land use plans with municipalities contingent on their annexation into Chatham.
4. Land Use Add Action item to reflect what was stated on Page 68 Action item 9.2
5. Agriculture, Recommend addition of new action item: Develop policies and ordinances for fostering Ag friendly subdivisions
6. Agriculture, Recommend addition of new action item: Determine need or desirability of an Ag Zoning District

**Typos**

❖ **Table of Contents**

- Add Planning Staff Names: Lynn Richardson, Kim Tyson, Janie Phelps, Paula Philips
- Change Del Turner’s affiliation to the Board of Education
- ❖ Page 11: no “County” just **Chatham Conservation Partnership**
- ❖ Page 11 the teacher quote: **Civics** teacher
- ❖ Page 17 comma is missing: “For instance, only 7%...”
- ❖ Page 18: in blue box: comma missing after Quaker,
- ❖ Page 23: Middle of left column: north of Andrews Store Rd
- ❖ Page 27: Use Brackets instead of parenthesis around list of Farmers Markets
- ❖ Page 32: “...The County is home to Jordan Lake State Recreation Area and **three** rivers ..... Aquatic habitat for rare and **non-rare** fauna
- ❖ Page 33: left column: The County has a Watershed Protection Ordinance in place that limits impervious surface coverage and requires riparian buffers in ~~key~~ **all** watersheds **within the County’s jurisdiction**.
- ❖ Page 34: under emerging issues: “... that threaten the preservation of our ecosystems...”
- ❖ Page 39:
  - in the vision paragraph: “...Plan Chatham envisions a future where **a network of** agricultural fields...”
  - “The Haw Rocky and Deep Rivers and their tributaries ~~run~~ **clear-provide good water quality and aquatic habitat**”
  - Missing comma: “Education and Housing options fulfill the needs of an evolving county,”
- ❖ Page 40:
  - Under Goals add name of plan: “The **Plan Chatham** vision...”
  - “...Similarly many **land use** goals are supported in the transportation element”
- ❖ Page 41:
  - first paragraph “the development of the Plan goals was followed by **an** activity to identify...”
  - Under Goal 1 second bullet point: “...western Part of the County **as well as** forests and open space...”

- in second bullet point under goal 1 add quotations: “lifestyle”
- ❖ Page 42:
  - second metric for goal 5: “conservation land or **forested** land cover along rivers and streams”
  - Under goal 7 3<sup>rd</sup> bullet point: “...internet/broadband should be available to all **to** enable education and entrepreneurship...”
- ❖ Page 43, the 4<sup>th</sup> metric under goal 10: “...Access to healthy food...”
- ❖ Page 47: Remove 2<sup>nd</sup> bullet point (symbol not the text) under compact residential
- ❖ Page 48:
  - Under Rural 1<sup>st</sup> bullet point Pastures, ~~cropland~~ **farms** and ~~timberland~~ **forests** dominate the landscape
  - In the bottom right column, second to last bullet point: Outside of Centers and Compact **Residential**
  - Under the 5<sup>th</sup> bullet point: Public open space: “... conservation easements, protected **lands**, regional greenway trails...”
  - “...Private Space in large lots POA/**HOA**”
- ❖ Page 49:
  - composed ~~comprised~~ (Under parks and protected lands)
  - “...”state maintained recreation areas **and** parkland, as well as privately owned land.”
- ❖ Page 51: “....available resource **while** others will need...”
- ❖ Page 53: remove word **having** in first paragraph
- ❖ remove **it** in the second paragraph
- ❖ Page 54: remove “**area**”
- ❖ Page 55 in blue box in right column: “... private sector industries in Chatham County **and** \$846/week in the manufacturing sector...”
- ❖ Page 57: insert **Chatham** instead of # under strategy 5.2 bullet point
- ❖ under strategy 6.1 first bullet point: increase **and** include
- ❖ Page 58: spell out the acronym **SCORE**
- ❖ Page 61: in the big idea box inset “**County** centers”
- ❖ Page 66: designed
- ❖ Page 67: term used under 6.3 “...pushes ‘land development ~~regulations~~’ to nodes and to discourage them along different segments.”

- ❖ Page 68: Under Strategy 7.3 “**for the poultry industry**” instead of ~~mountain farms~~
- ❖ Page 69 under land use policy 12:
  - first bullet point ~~Updates to~~ **update the** regulatory framework
  - Second bullet point: **Provide** clear standards
- ❖ Page 71: “A temporary committee **was** appointed **in 2017 by the County Board of Commissioners** with representatives from the County and municipalities **and they** developed recommendations for increasing affordable rentals in the County.”
- ❖ Page 73:
  - Under Strategy 1.3 change to read “accessible housing **such as** Habitat for Humanity
  - Under Strategy 2.3 change to read “Build on work completed by **the** housing committee”
- ❖ Page 79: substance “abuse” not use
- ❖ Page 82: in purple box: change to read “Demographic and Health data **were** analyzed...”
- ❖ Add designations to read “The areas with moderate or high **designations** are areas where at least four risk factors exist...”
- ❖ Page 83: Under Strategy 6.5 change to read “incentives could be used **to** get existing vendors to carry more fresh vegetables...”
- ❖ Page 88: under strategy 14.1 delete, and after Improve air quality bullet point.
- ❖ Page 93: Introductory paragraph ending sentence does not conclude.
- ❖ Page 95, under Strategy 1.3:
  - Spell out ~~Coop-Ext~~ **Cooperative Extension**
  - Missing abbreviation: Access to fresh nutritious foods, etc.
- ❖ Page 96: Under Strategy 3.2 plural tense “the production of agricultural **goods** that can be consumed...”
- ❖ Page 98: purple box “This could lead to higher land ~~process~~ **prices** and conflict over groundwater use”
- ❖ Page 100: “...prime farmland ~~or~~ **of** state significance...”
- ❖ Page 103 in second paragraph: Land fragmentation and habitat loss are also concerns **in that they are one of the leading reasons for decline in wildlife species.**
- ❖ Page 105 Under strategy 1.5 provide incentives for preservation of upper drainage ways **headwater streams**
- ❖ Page 109 under strategy 5.3: Update biodiversity and wildlife habitat assessment created during the **CCP Conservation Plan & Natural Heritage Survey** augment with updated/additional data.
- ❖ Page 112 under strategy 1.3 discourage alterations of ~~the~~ **floodplain.**
- ❖ Page 113 under strategy 2.1 “...**Watershed Protection** Department...”
- ❖ On Page 114, Under Resiliency Strategy 4.5: to read “solar farms ... **as a complimentary use**”
- ❖ Page 117 in the green box on the right big idea “with the majority of them being in **the** Jordan Lake State Recreation Area. And Spell out ATT (American Tobacco Trail)
- ❖ Page 120
  - P&R strategy 1.1 Northeast District Park delete ~~and/or trails~~ after “...may allow for some recreation facilities i.e. disc golf” ( *trails are not allowed in the easements CWMTF*)
  - Under strategy 3.4 “Specifically work to determine feasibility of multiuse paths along: 4<sup>th</sup> bullet point US 64 from Jordan Lake **east** to the County line.”
- ❖ Page 121: Under Strategy 2.2 remove extra “**receive**” in last sentence of bullet point.
- ❖ Page 123, Under Strategy 5.2: **Crawford Dairy Rd** does not have a hyphen
- ❖ Page 135 last bullet point above **potential for transit**: Morrisville Parkway/**Lewter Shop Rd** (*same road just different names its Lewter Shop on the Chatham side*)
- ❖ Page 145: Action item 01 “Facilitate well-designed mixed- use development...”
- ❖ Page 148: under alter performance standards, the second bullet point: clarify what ‘Botanical Preservation and Diversity’ is and where it comes from.