

DISTRICT	MAXIMUM DENSITY/BUILT-UPON AREA	
Cape Fear Critical Area	Single-Family Development	<i>Low Intensity Option</i>
		20,000 square foot (.45 acre) minimum lot size, AND 30' stream buffers along perennial streams, OR 24% built-upon area, AND 30' stream buffers along perennial streams.
	<i>High Intensity Option</i>	
	Stormwater controls required: On-site infiltration of the first inch of stormwater runoff required where density exceeds 2 dwelling units per 40,000 square feet (.92 acre), AND 50% built-upon area, AND 100' stream buffers along perennial streams.	
	Other Residential and Non- Residential Development	<i>Low Density Option</i>
		24% built-upon area, AND 30' stream buffers along perennial streams.
<i>High Density Option</i>		
Stormwater controls required: On-site infiltration of the first inch of stormwater runoff required where development (residential or non-residential) exceeds 2 dwelling units per 40,000 square feet (.92 acre) or 24% built-upon area, AND 50% built-upon area, AND 100' stream buffers along perennial streams.		
Cape Fear Protected Area	Single-Family Development	<i>Low Density Option</i>
		20,000 square foot (.45 acre) minimum lot size with curb and gutter, AND 30' stream buffers along perennial streams, OR 24% built-upon area with curb and gutter, AND 30' stream buffers along perennial streams, OR 14,000 square foot (.32 acre) minimum lot size without curb and gutter, AND 30' stream buffers along perennial streams, OR 36% built-upon area without curb and gutter, AND 30' stream buffers along perennial streams.

		<i>High Density Option</i>
		Stormwater controls required: On-site infiltration of the first inch of stormwater runoff required where density exceeds either 2 dwelling units per 40,000 square feet (.92 acre) or 24% built-upon area (with curb & gutter), or 3 dwelling units per 40,000 square feet (.92 acre) or 36% built-upon area (without curb and gutter), AND 70% built-upon area, AND 100' stream buffers along perennial streams
	Other Residential and Non-Residential Development	<i>Low Density Option</i>
		24% built-upon area with curb and gutter, AND 30' stream buffers along perennial streams, OR 36% built-upon area without curb and gutter, AND 30' stream buffers along perennial streams.
		<i>High Density Option</i>
		Stormwater controls required: On-site infiltration of the first inch of stormwater runoff required where development (residential or non-residential) exceeds either 2 dwelling units per 40,000 square feet (.92 acre) or 24% built-upon area (with curb & gutter), or 3 dwelling units per acre or 36% built-upon area (without curb & gutter), AND 70% built-upon area, AND 100' stream buffers along perennial streams.

Cape Fear Watershed Map (All areas outside the critical area are in the protected area of the watershed.)

