### Future Land Use Map

#### RESIDENTIAL
- **General Residential**: Allow for additional housing choice within existing residential neighborhoods throughout the city.
- **General Residential (Sensitive Community Areas)**: Allow for additional housing choice, and tools to mitigate displacement, within existing residential neighborhoods that have high proportions of populations that may be sensitive to displacement pressures. (Note: The boundaries for these areas should evolve during the zoning update process, as described on page 25 of the Comprehensive Plan.)
- **Medium Intensity Residential**: Increase opportunities for housing development including affordable housing, along neighborhoods corridors, near community amenities, employment centers, and in neighborhoods that are traditionally less affordable.
- **Higher-Intensity Residential**: Provide opportunities for higher density, multi-family focused development. Incentivize affordability and increased intensity to meet Affordable Housing Plan goals.

#### MIXED USE NODES AND CORRIDORS
- **Neighborhood Mixed Use Corridor**: Neighborhood-scaled mixed use areas arranged along corridors that support existing residential districts.
- **Neighborhood Mixed Use Node**: Compact neighborhood centers that encompass a mix of land uses arranged in smaller scale buildings.
- **Business and Technology Mixed Use**: Light industrial and production uses, with other commercial and residential uses (where appropriate).
- **Urban Mixed Use Corridor**: Higher intensity mixed use development arranged along corridors between employment, commercial, and civic hubs of the city.
- **Urban Mixed Use Node**: Urban mixed use districts that support community housing, employment, and commercial development.
- **Downtown Core**: A primary, central mixed use activity hub for the city.

#### OTHER CATEGORIES
- **Open Spaces and Parks**: Includes both public and private spaces.
- **Cemetery**: Includes both public and private cemeteries.
- **Civic**: Includes governmental buildings.
- **Education**: Charlottesville City Schools and Non-City Schools.
- **UVA**: Properties owned by the University of Virginia.
- **Stream Buffer**: 100’ buffer.
- **City of Charlottesville Boundary and Urban Development Area**.

---

On the next page, you can view a version of this map with parcel boundaries.

Click here to view precedent examples for residential and mixed-use categories.
### Future Land Use Map

**RESIDENTIAL**

**Description**

- **General Residential**: Allow for additional housing choice within existing residential neighborhoods throughout the city.
- **General Residential (Sensitive Community Areas)**: Allow for additional housing choice, and tools to mitigate displacement, within existing residential neighborhoods that have high proportions of populations that may be sensitive to displacement pressures. *(Note: The boundaries for these areas should evolve during the zoning update process, as described on page 25 of the Comprehensive Plan.)*
- **Medium Intensity Residential**: Increase opportunities for housing development including affordable housing, along neighborhoods corridors, near community amenities, employment centers, and in neighborhoods that are traditionally less affordable.
- **Higher-Intensity Residential**: Provide opportunities for higher density, multi-family focused development. Incentivize affordability and increased intensity to meet Affordable Housing Plan goals.

**MIXED USE NODES AND CORRIDORS**

- **Neighborhood Mixed Use Corridor**: Neighborhood-scaled mixed use areas arranged along corridors that support existing residential districts.
- **Neighborhood Mixed Use Node**: Compact neighborhood centers that encompass a mix of land uses arranged in smaller scale buildings.
- **Business and Technology Mixed Use**: Light industrial and production uses, with other commercial and residential uses (where appropriate).
- **Urban Mixed Use Corridor**: Higher intensity mixed use development arranged along corridors between employment, commercial, and civic hubs of the city.
- **Urban Mixed Use Node**: Urban mixed use districts that support community housing, employment, and commercial development.
- **Downtown Core**: A primary, central mixed use activity hub for the city.

**OTHER CATEGORIES**

- **Open Spaces and Parks**: Includes both public and private spaces.
- **Cemetery**: Includes both public and private cemeteries.
- **Civic**: Includes governmental buildings.
- **Education**: Charlottesville City Schools and Non-City Schools.
- **UVA**: Properties owned by the University of Virginia.
- **Stream Buffer**: 100’ buffer.
- **City of Charlottesville Boundary and Urban Development Area**