



### Place Type to Zoning Districts Key

To align Durham's development with the Place Types defined in the 2023 Durham Comprehensive Plan, new zoning districts are being proposed in the New UDO (see the [Quick Guide to New Zoning Districts](#) for more information). While the Place Type Map calls for a specific Place Type to be implemented on each property within the City and County, most Place Types could be implemented with more than one proposed zoning district. Staff have developed the key below to show which districts most effectively implement each Place Type. This is intended to help you provide feedback on the map.

#### Place Types to Zoning Districts Options

Comprehensive Plan Place Type	New Zoning District Options	Symbols
<i>Mixed Use Places</i>		
<b>Transit Opportunity Area</b>	Commercial Mixed Use	CX-3, CX-5, CX -8
<b>Mixed Use Neighborhood</b>	Commercial Mixed Use	CX-3, CX-5, CX -8
	Residential Mixed Use	RX-3, RX-5, RX-8
	Residential Neighborhood (outside City Limits)	R-D
	Residential Suburban	R-B
	Industrial Mixed use	IX
<i>Residential Places</i>		
<b>Mixed Residential Neighborhood</b>	Commercial Mixed Use	CX-3
	Residential Mixed Use	RX-3
	Residential Neighborhood	R-D
	Residential Suburban	R-B
<b>Established Residential</b>	Residential Mixed Use	RX-3
	Residential Neighborhood	R-D
	Residential Suburban (outside City limits)	R-B
<b>Apartment and Townhouse Neighborhood</b>	Residential Neighborhood	R-D
	Residential Mixed Use	RX-3, RX-5, RX-8
<b>Planned Suburban Neighborhood</b>	Residential Mixed Use	RX-3, RX-5
	Residential Neighborhood	R-D
	Manufactured Home Park	R-C
	Residential Suburban (outside City limits)	R-B
<i>Community Places</i>		
<b>Community Institution</b>	Civic	CIV
<b>Recreation and Open Space</b>	Park	PK
	Conservation	CON
<i>Commercial Places</i>		
<b>Neighborhood Services</b>	Commercial Mixed Use	CX-3, CX-5
	Commercial Neighborhood	CN
<b>Suburban Commercial</b>	Commercial General	CG
<b>Highway Commercial</b>	Commercial Heavy	CH

Employment Places			
	Downtown	Commercial Mixed Use	CX-5, CX-8, CX-20
	Mixed Employment	Industrial Mixed Use	IX
		Innovation Urban	IU
	Institutional Campus	University Campus	UC
	Employment Campus	Innovation Urban	IU
		Innovation Campus	IC
Industrial Places			
	General Industrial	Commercial Heavy	CH
		Industrial Heavy	IH
	Utilities and Public Works Facilities	Commercial Heavy	CH
	Resource Extraction	Industrial Heavy	IH
Rural Places			
	Rural and Agricultural Reserve	Residential Rural	R-A
	Rural Commercial	Commercial Neighborhood	CN
		Commercial General	CG