



PART TWO

MISSING MIDDLE HOUSING POLICY



LUMO + COMPLETE COMMUNITY HOUSING GOALS



Supply – We need more housing to keep up with growing regional demand.

Affordability – New housing should be affordable to a wide range of residents.

Connectivity – We are committed to multimodal transportation options.

Sustainability – New development should advance our environmental goals.



POLICY QUESTIONS

MISSING MIDDLE

- **Location** – Expand opportunities?
- **Subdividing** – More context-sensitive standards?
- **Flag Lots** – Explore to promote infill?



LOCATIONS

Policy Question

Should we expand opportunities for triplexes, fourplexes, cottage courts, and small apartments?

Context

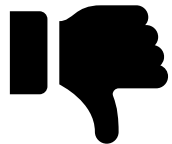
We have expanded opportunities for duplexes, ADUs, and cottages and have sped up review for triplexes and fourplexes.



LOCATIONS



In the LUMO, should we expand opportunities for **where we can build** triplexes, fourplexes, cottage courts, and small apartments?





MINOR SUBDIVISIONS

Policy Question

In the LUMO, should we include more context-sensitive standards for subdivisions?

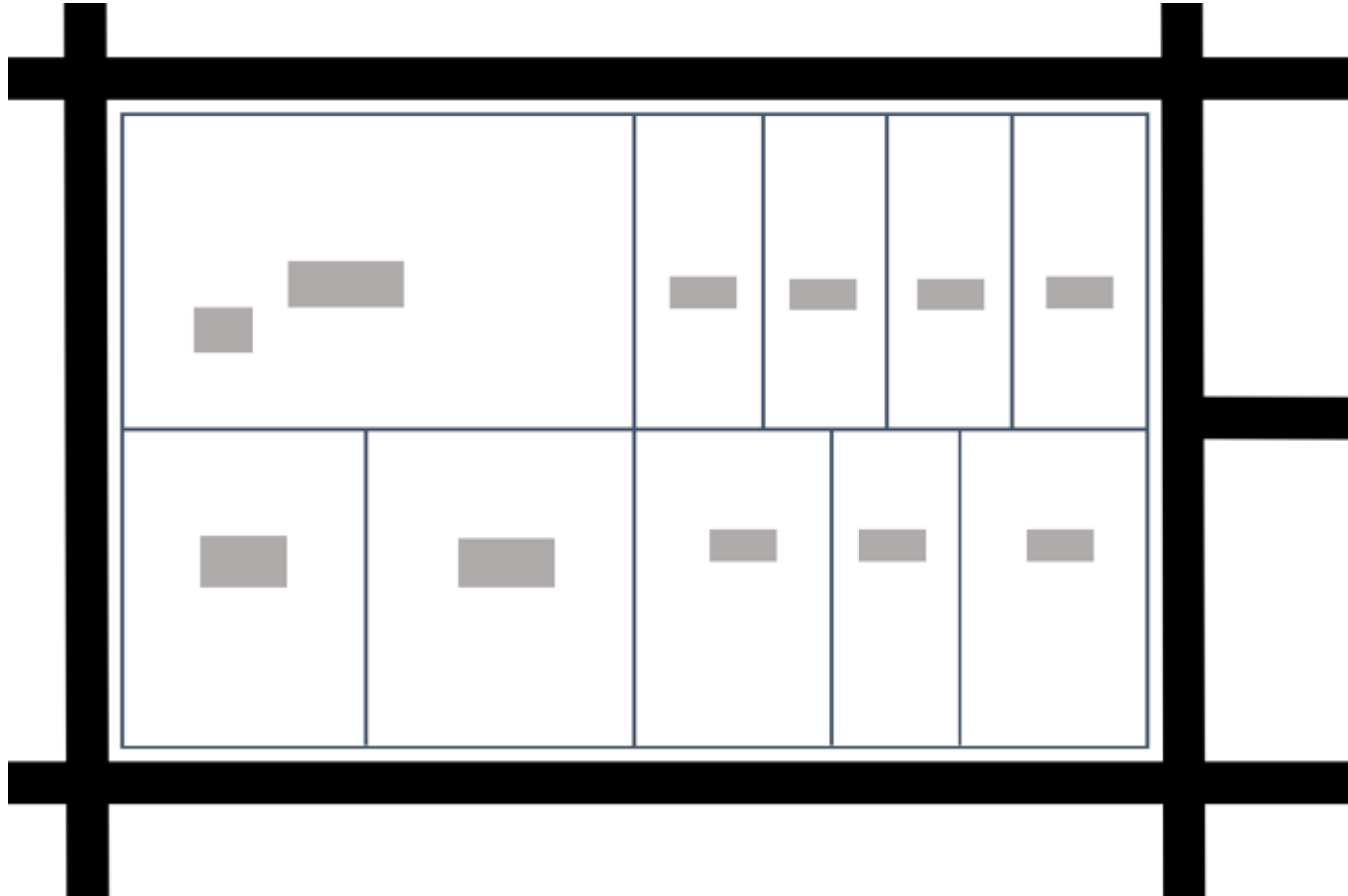
Background

Regardless of context, all new subdivisions must front on streets that:

- include curb, gutter, and sidewalks
- meet minimum roadway and right-of-way width

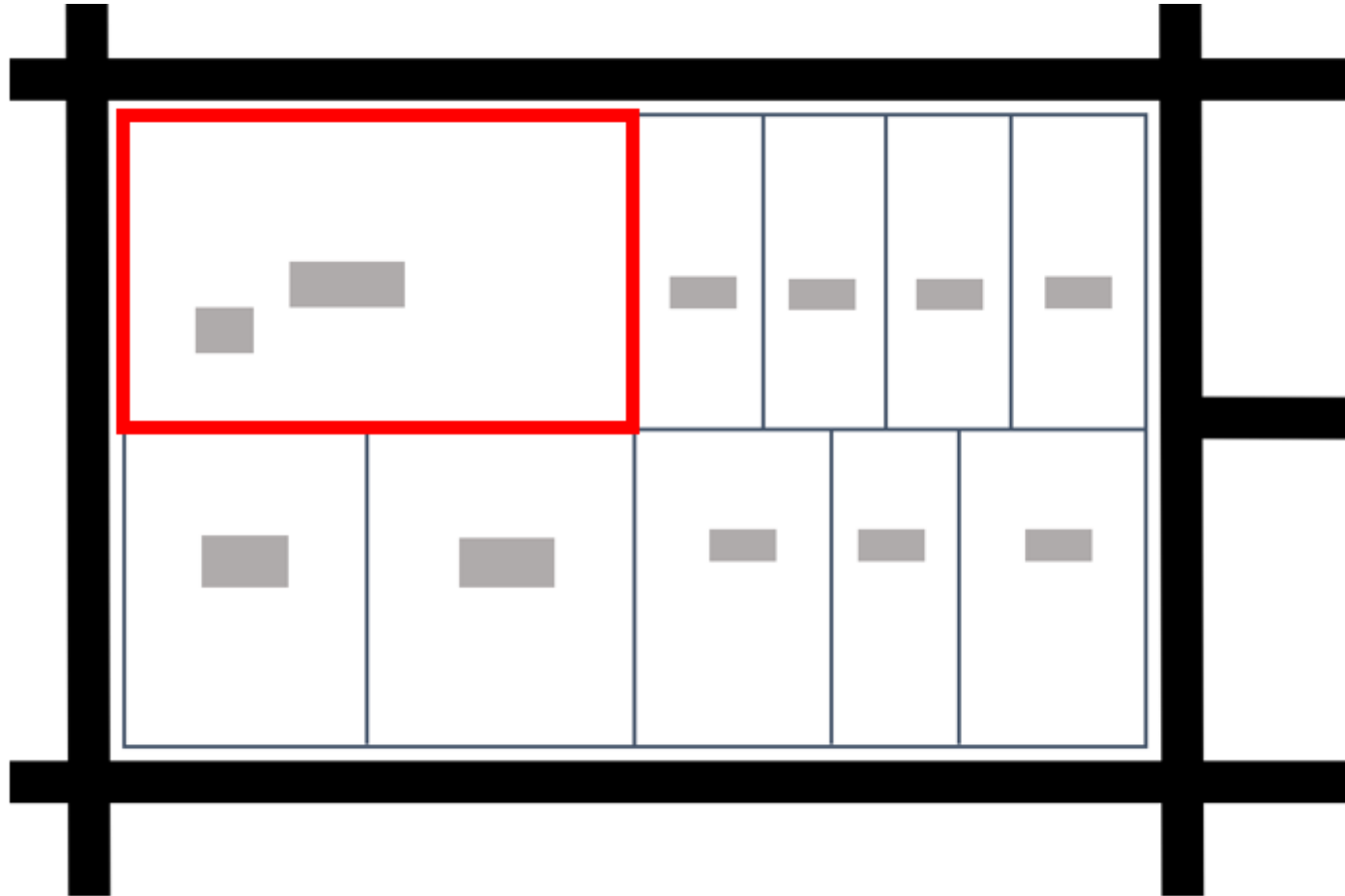


MINOR SUBDIVISIONS



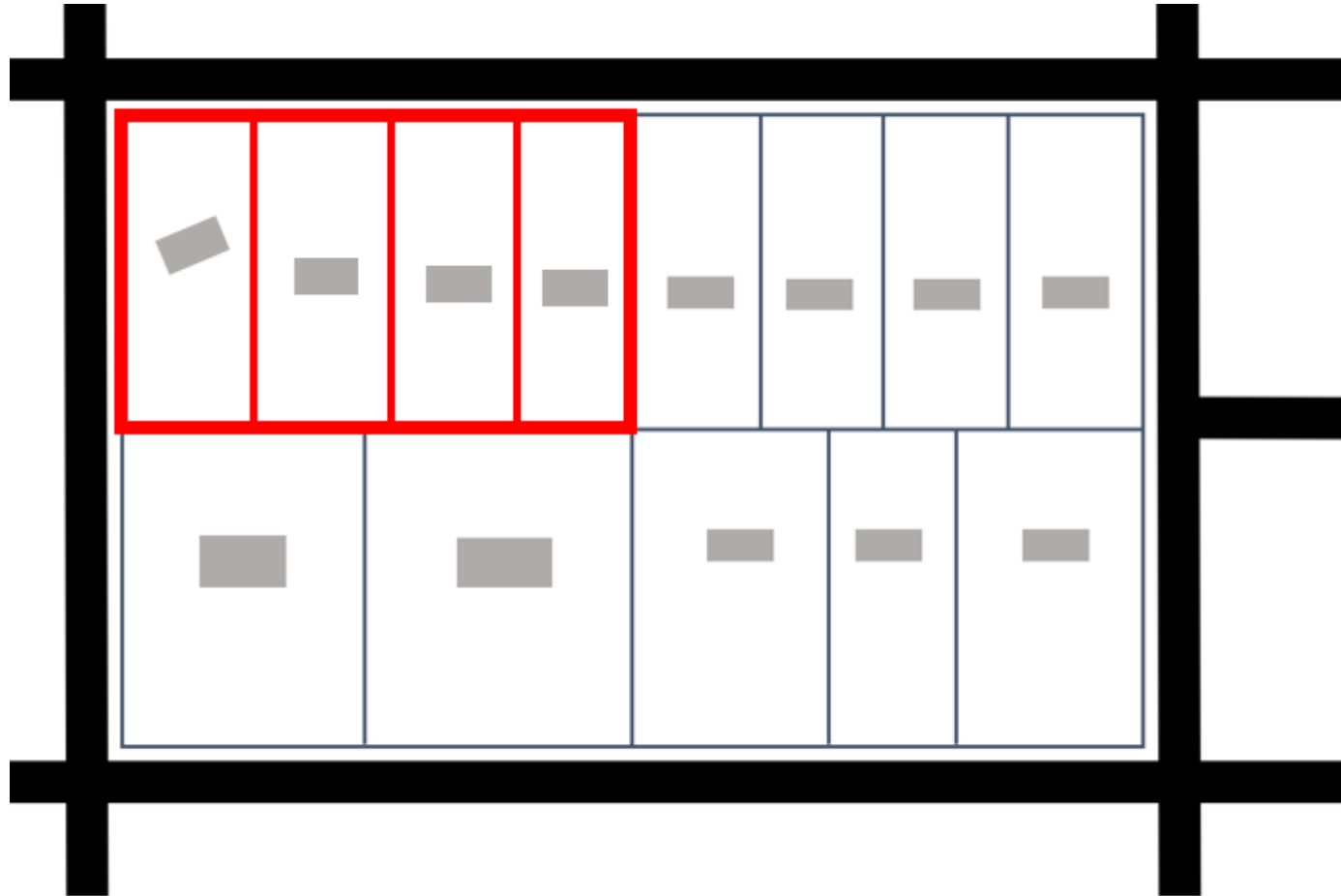


MINOR SUBDIVISIONS





MINOR SUBDIVISIONS

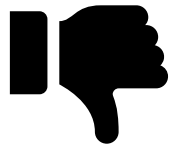




MINOR SUBDIVISIONS



In the LUMO, should we include more context-sensitive standards for subdivisions?





FLAG LOTS

Policy Question

In the LUMO, should we explore flag lots to promote residential in-fill?

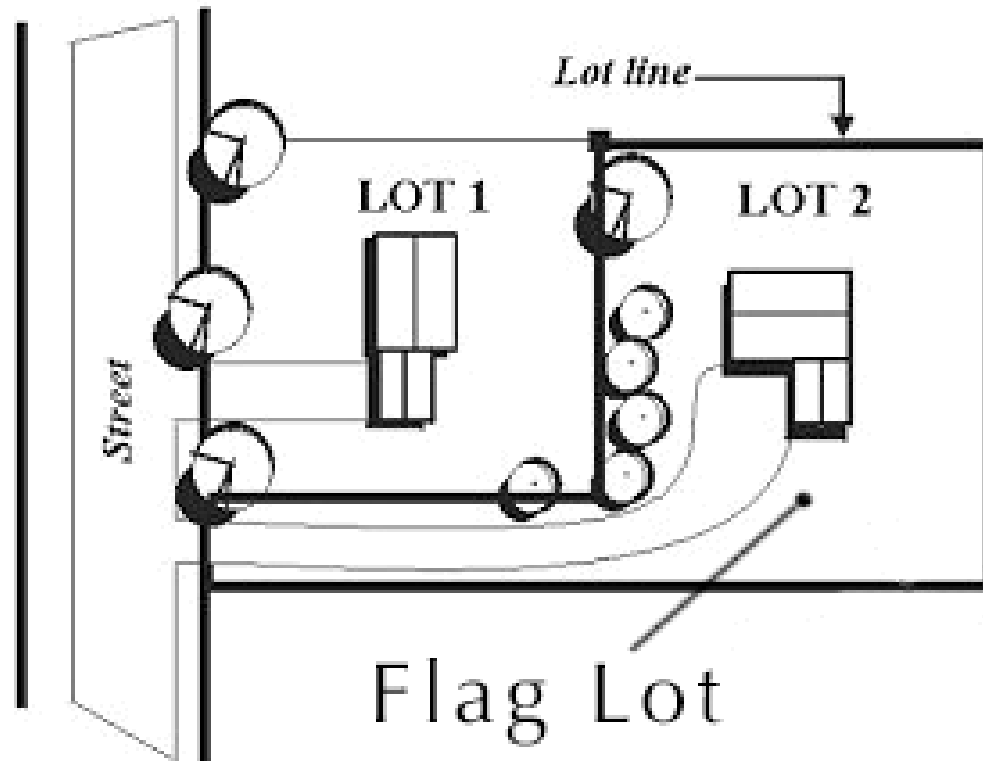
Context

Restrictions on flag lots are among the town policies that stifle residential in-fill.

Carrboro's more permissive rules offer excellent examples of outcomes.



FLAG LOTS

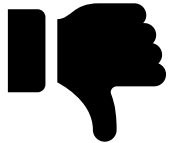




SUBDIVISIONS



In the LUMO, should we explore flag lots to promote residential in-fill?





PART TWO
Questions? Feedback?