Western Piedmont
Council of Governments

Creative Regional Solutions Since 1968

Caldwell Comprehensive Plan

April 18, 2018

Western Piedmont
Council of Governments

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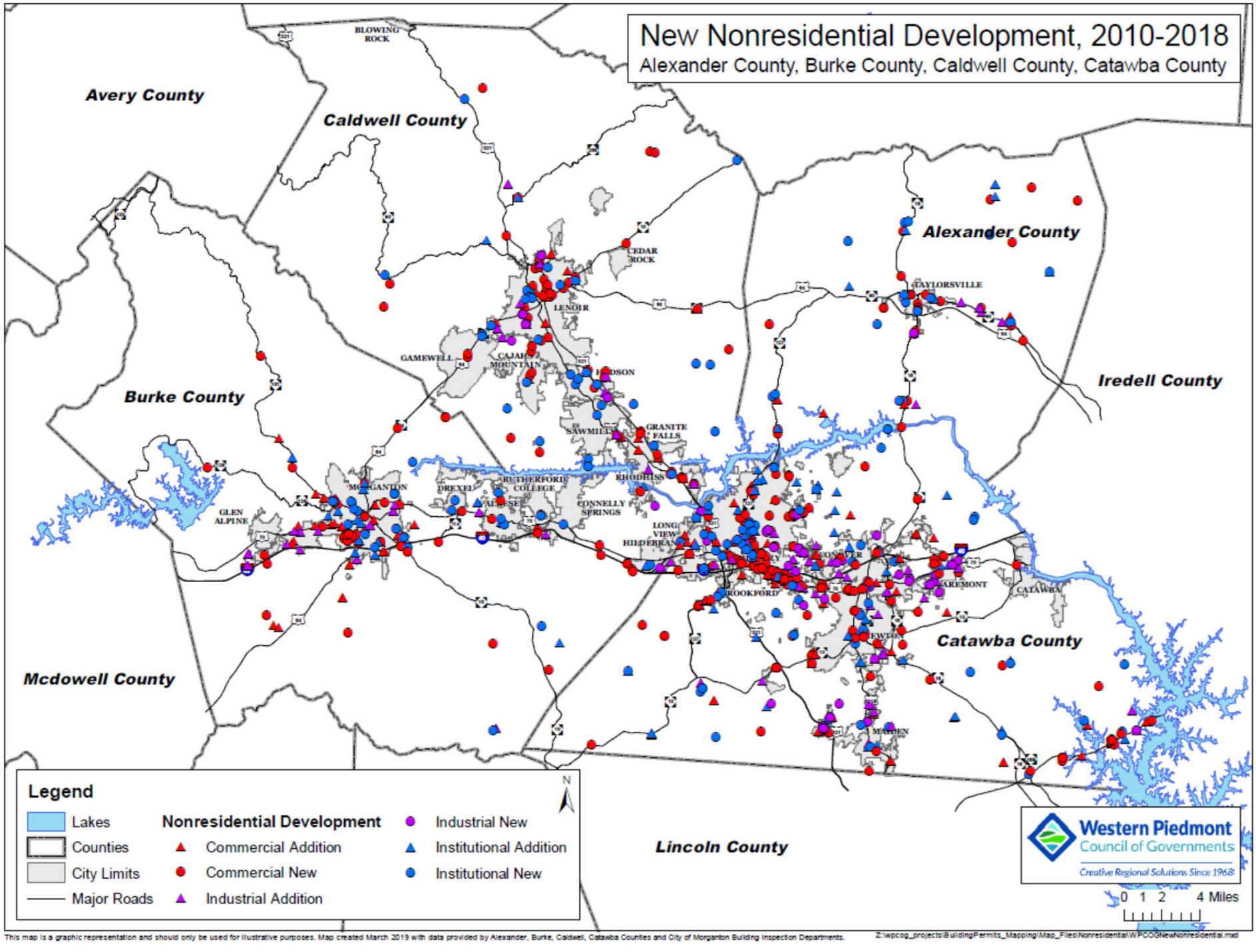
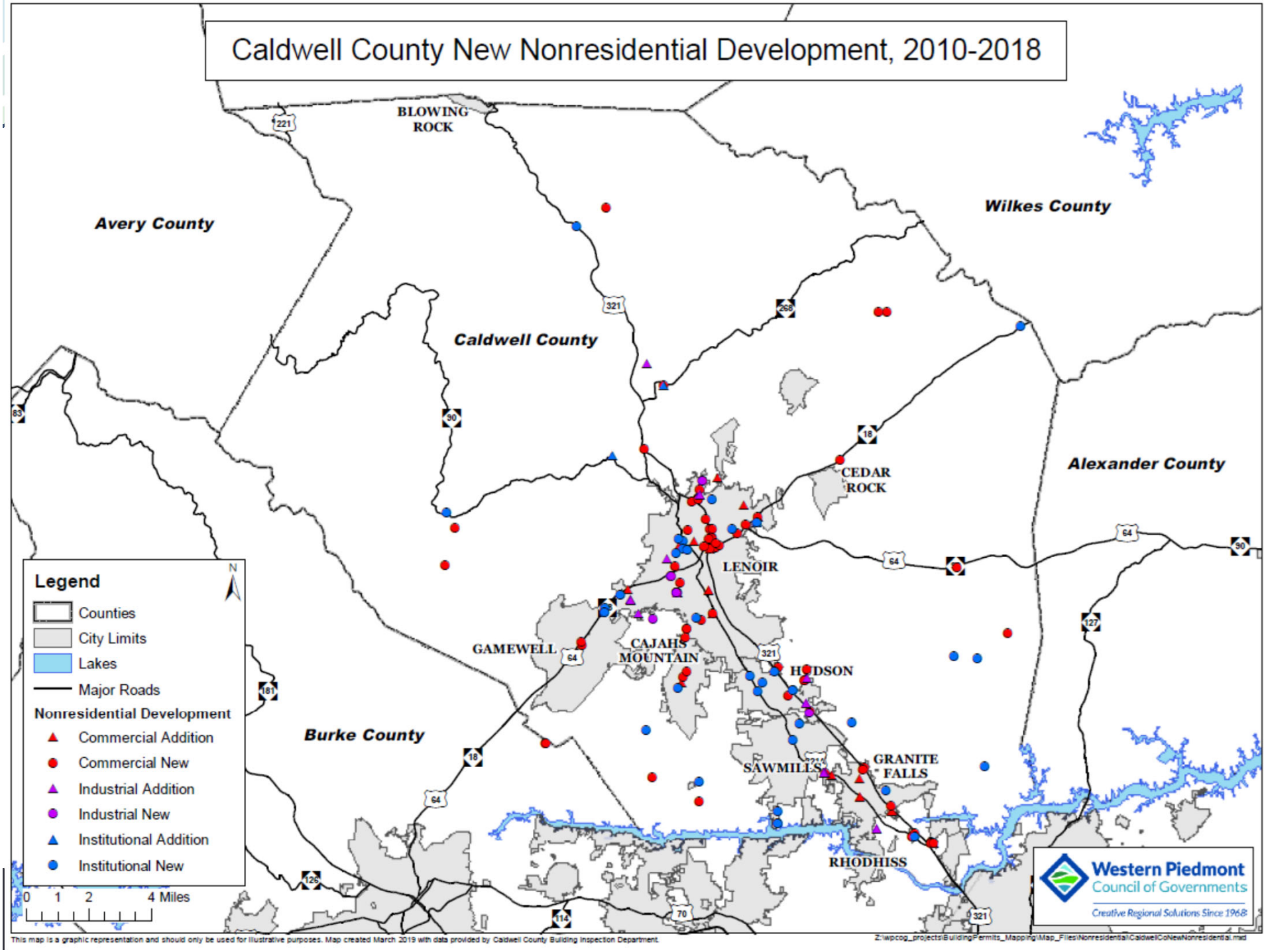
Utilities


New Nonresidential Development, 2010-2018
Alexander County, Burke County, Caldwell County, Catawba County
Avery County
Caldwell County
Alexander County
Burke County
Iredell County
Mcdowell County
Catawba County
Lincoln County
BLOWING ROCK
CEDAR ROCK
LENOIR
GAMEWELL
CAJAH'S MOUNTAIN
HUDSON
TAYLORSVILLE
SAWMILLS
GRANITE FALLS
RHODHISS
MORGANTON
DREXEL
RUTHERFORD COLLEGE
VALDESE
CONNELLY SPRINGS
GLEN ALPINE
LONG VIEW
HILDEBRAN
CONOVER
HICKORY
BROOKFORD
TAYLORSVILLE
CATAWBA
NEWTON
MAIDEN
Legend
Lakes
Counties
City Limits
Major Roads
Nonresidential Development
Commercial Addition
Commercial New
Industrial Addition
Industrial New
Institutional Addition
Institutional New
N
Western Piedmont Council of Governments
Creative Regional Solutions Since 1968
0 1 2 4 Miles
This map is a graphic representation and should only be used for illustrative purposes. Map created March 2019 with data provided by Alexander, Burke, Caldwell, Catawba Counties and City of Morganton Building Inspection Departments.
Z:\wpcog_projects\BuildingPermits_Mapping\Map_Files\Nonresidential\WPCOGNewNonresidential.mxd


Caldwell County New Nonresidential Development, 2010-2018
BLOWING ROCK
Avery County
Wilkes County
Caldwell County
Alexander County
CEDAR ROCK
LENOIR
GAMEWELL
CAJAHS MOUNTAIN
HUDSON
SAWMILLS
GRANITE FALLS
RHODHISS
Burke County
Legend
Counties
City Limits
Lakes
Major Roads
Nonresidential Development
Commercial Addition
Commercial New
Industrial Addition
Industrial New
Institutional Addition
Institutional New
N
0 1 2 4 Miles
Western Piedmont Council of Governments
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This map is a graphic representation and should only be used for illustrative purposes. Map created March 2019 with data provided by Caldwell County Building Inspection Department.
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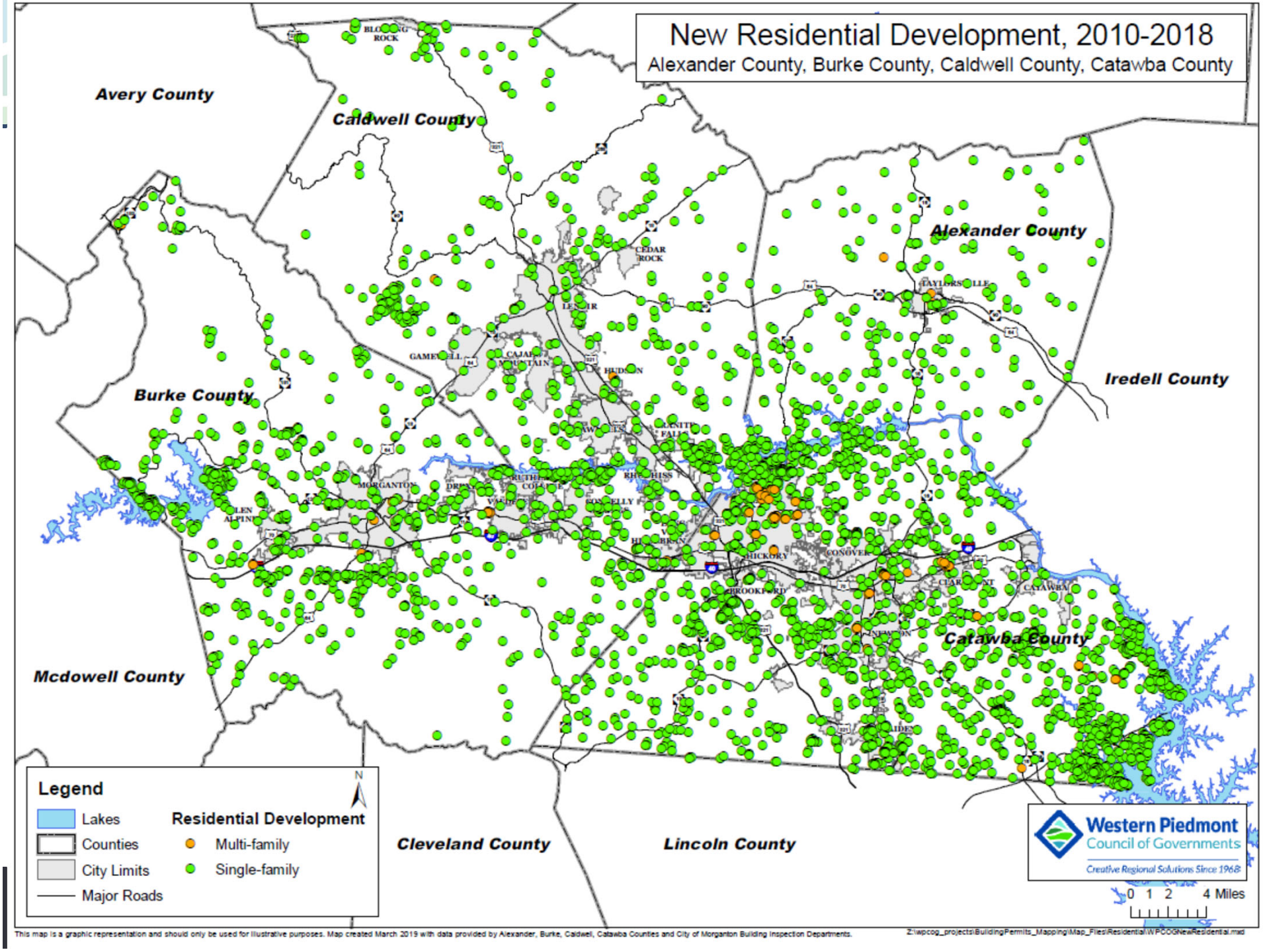
New Residential Development, 2010-2018
Alexander County, Burke County, Caldwell County, Catawba County
Avery County
Caldwell County
Alexander County
Burke County
Iredell County
Mcdowell County
Cleveland County
Lincoln County
Catawba County
Legend
Lakes
Counties
City Limits
Major Roads
Residential Development
Multi-family
Single-family
N
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0 1 2 4 Miles
This map is a graphic representation and should only be used for illustrative purposes. Map created March 2019 with data provided by Alexander, Burke, Caldwell, Catawba Counties and City of Morganton Building Inspection Departments.
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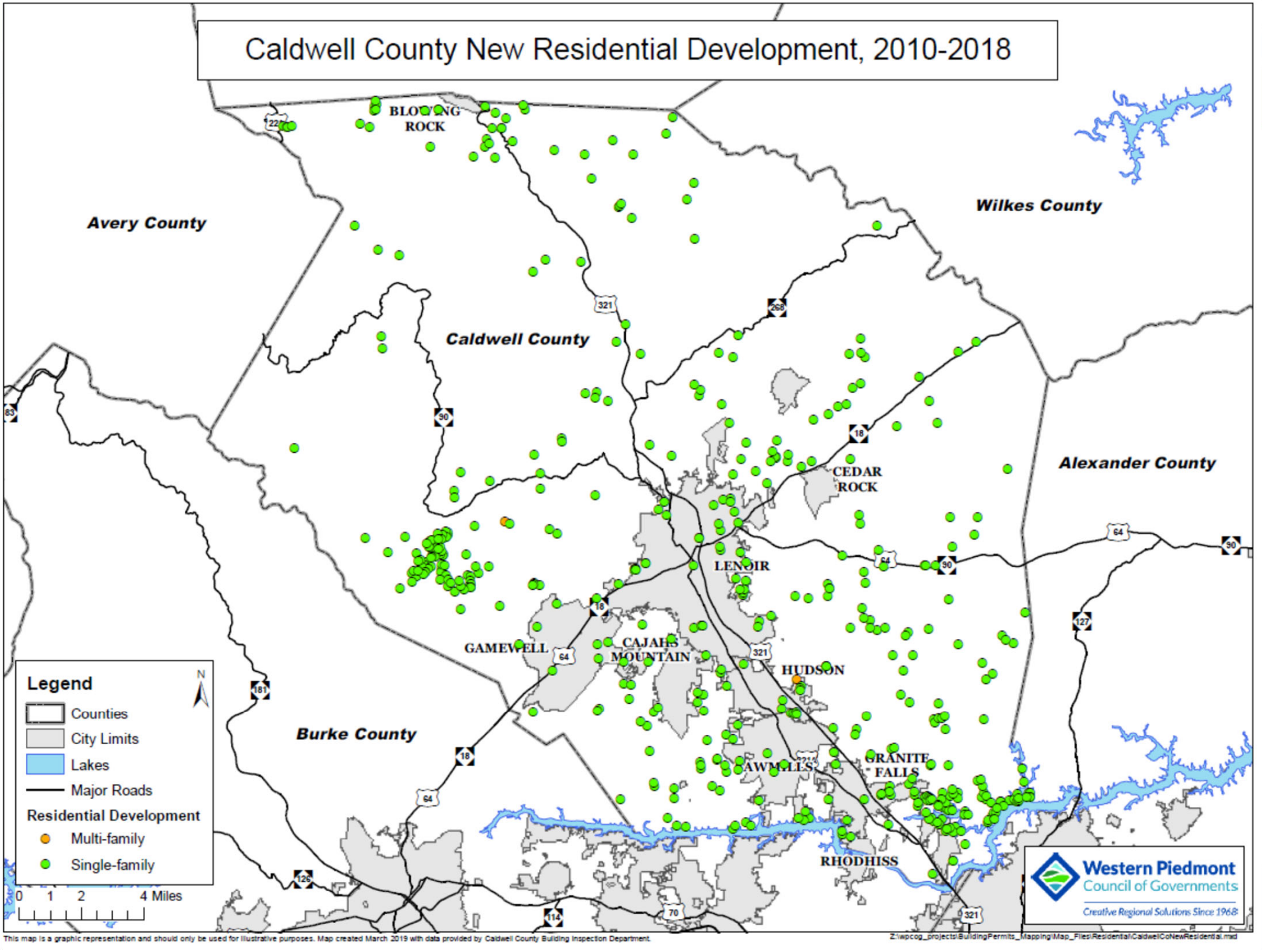
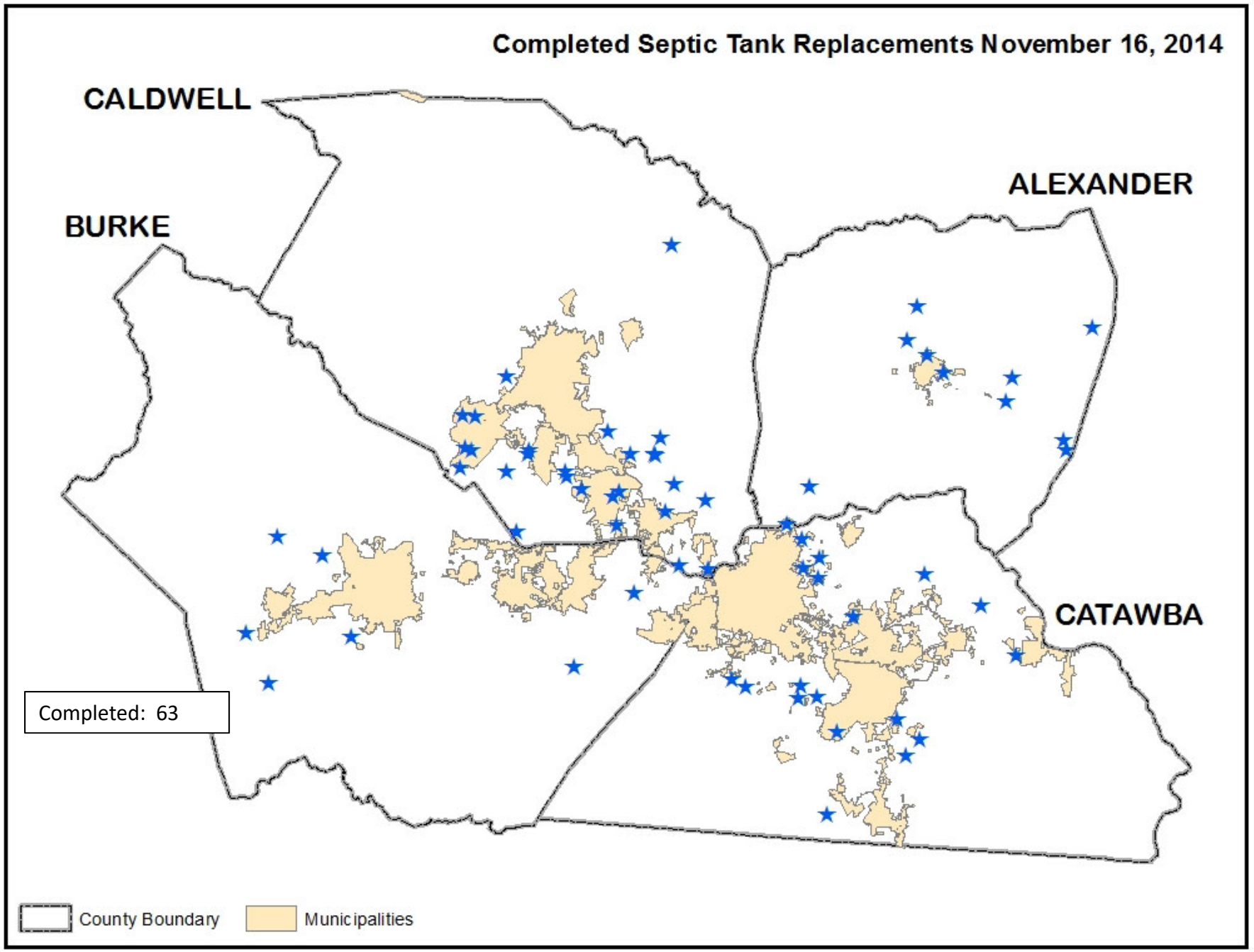
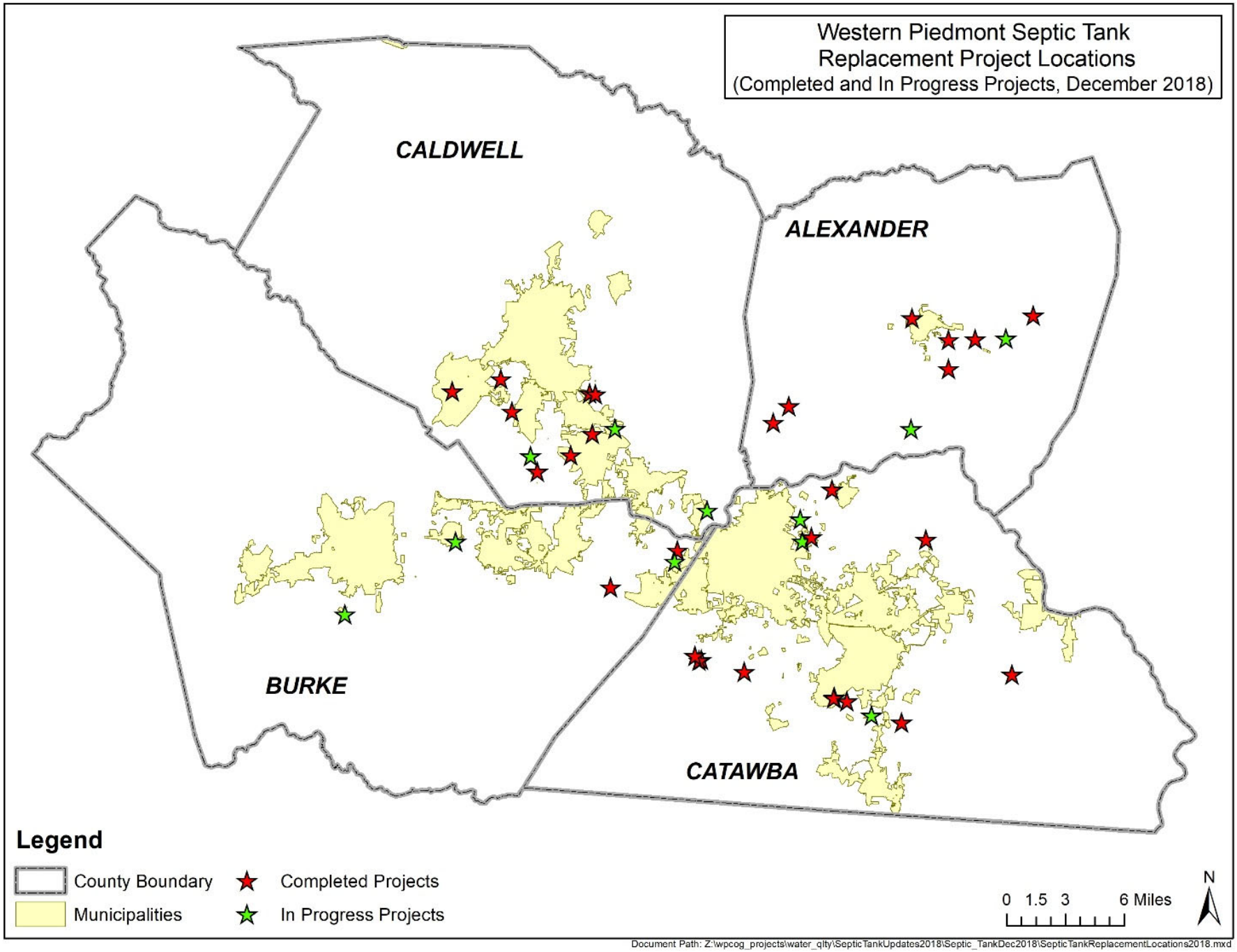
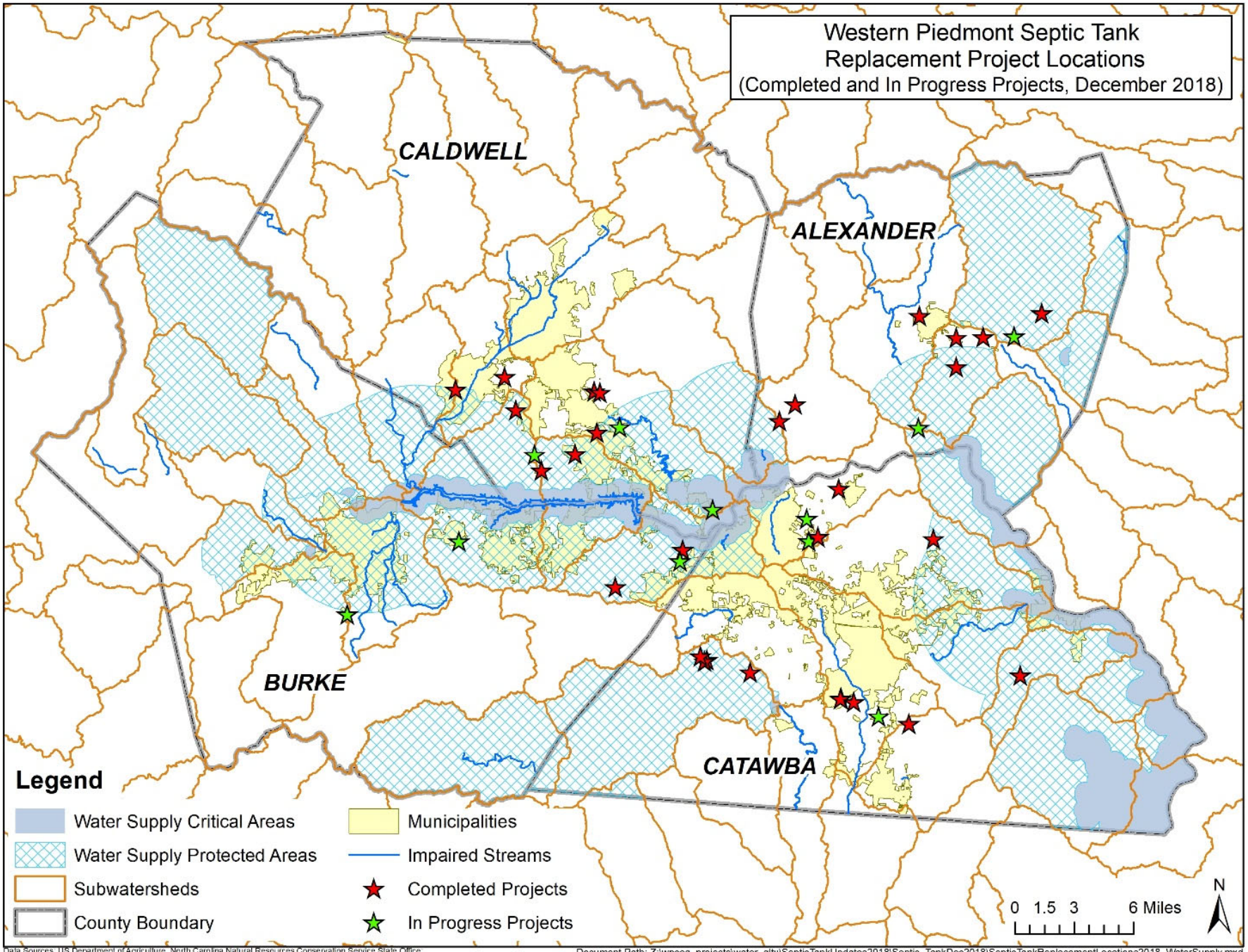
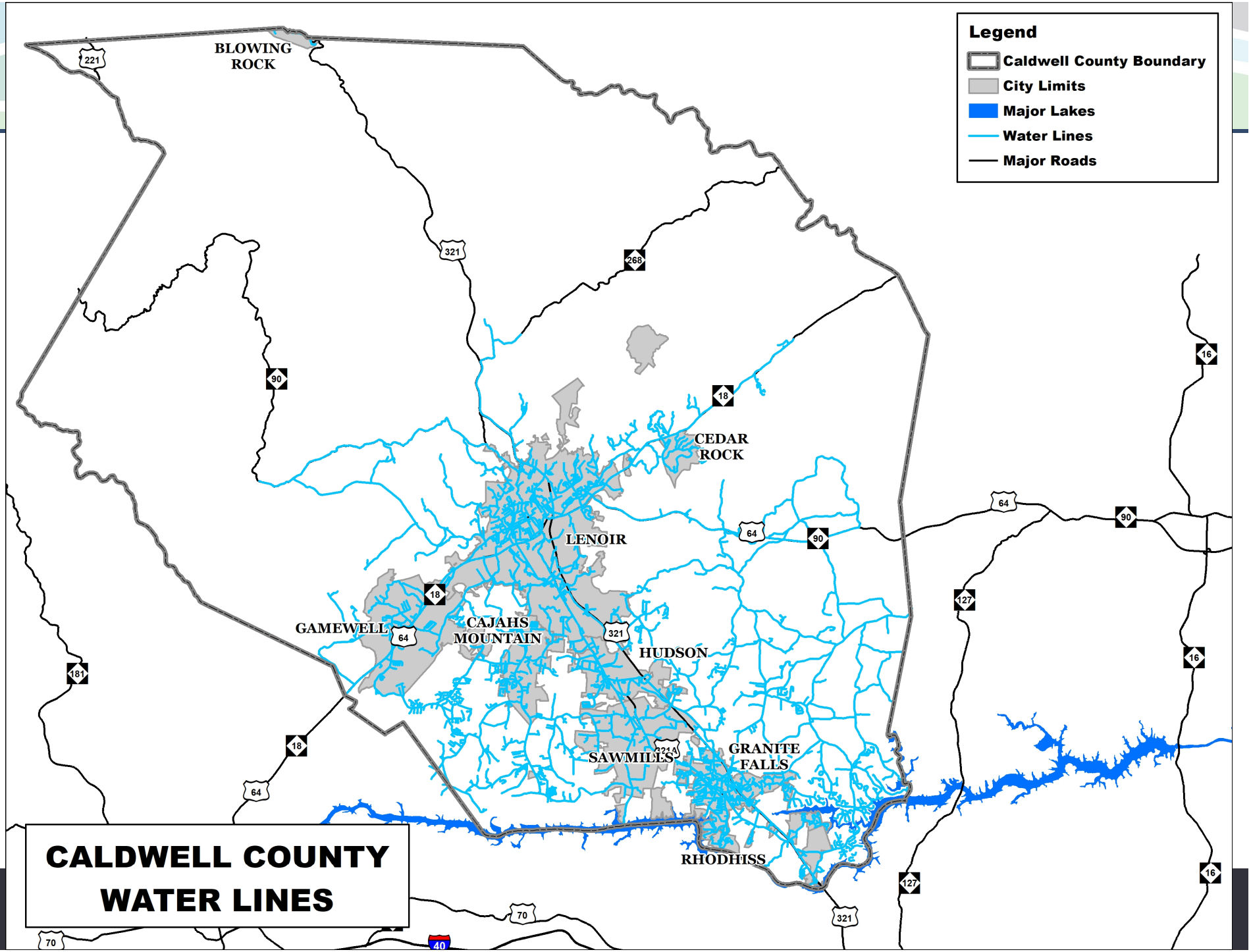
Caldwell County New Residential Development, 2010-2018

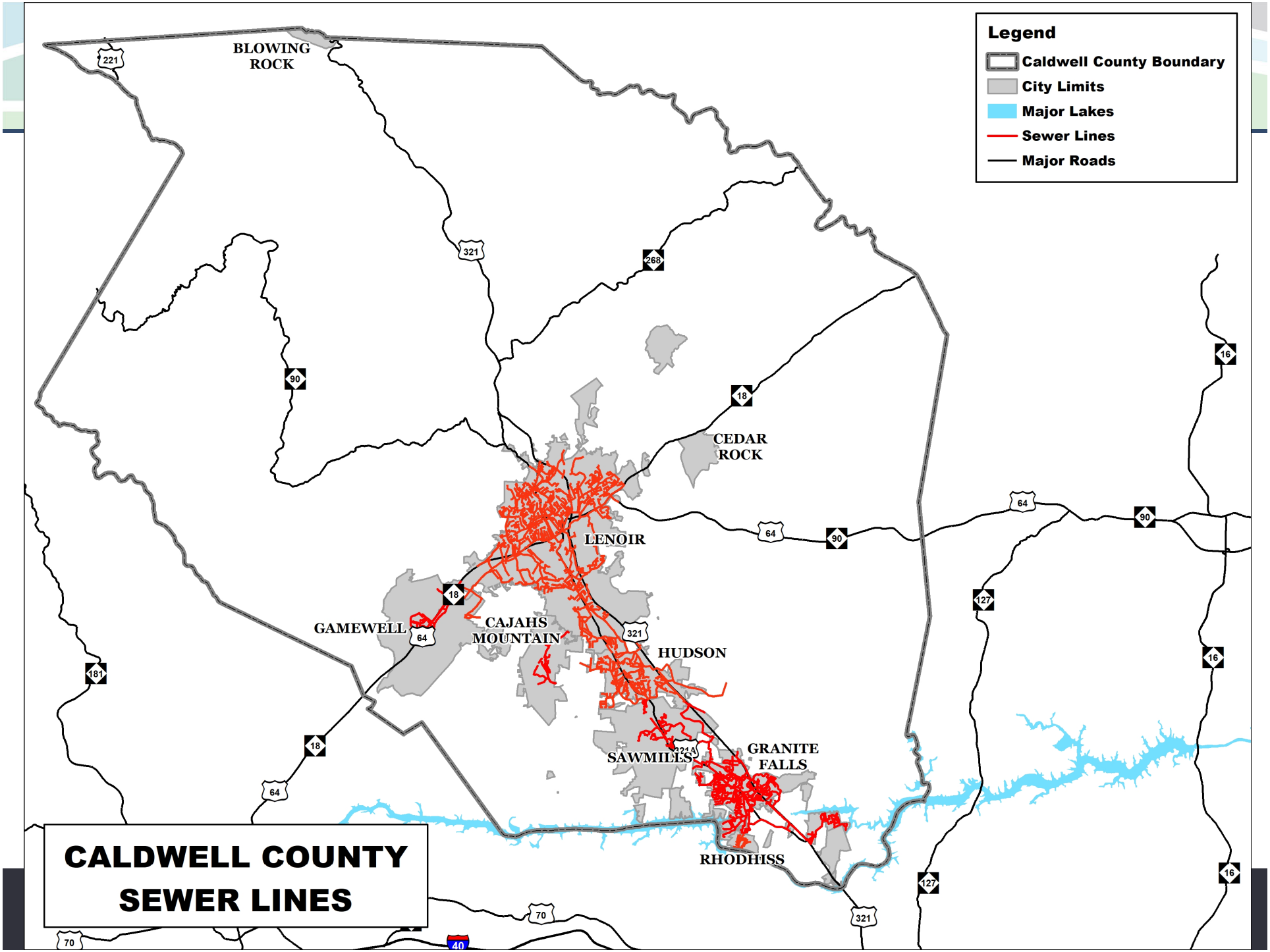


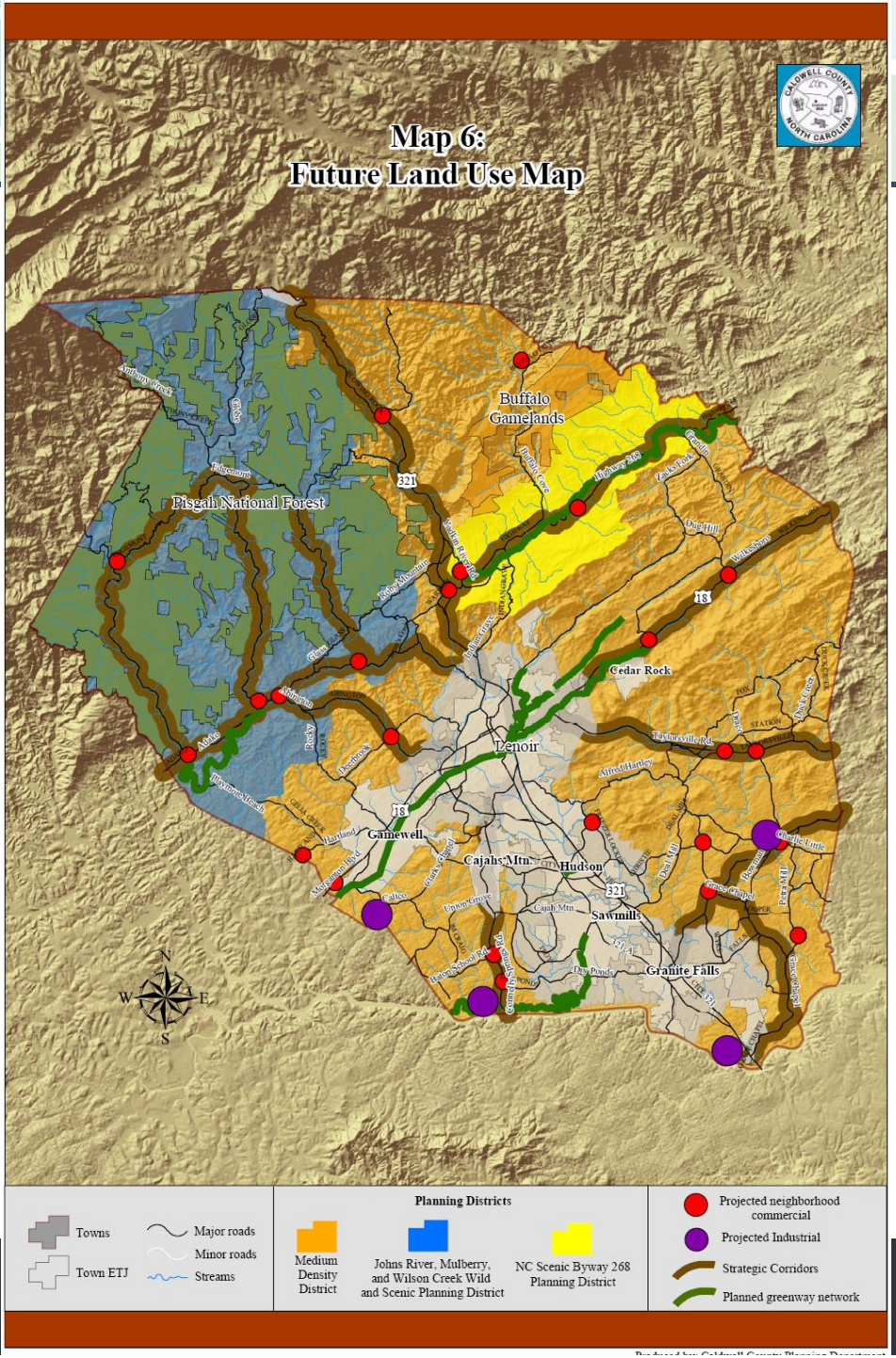

Completed Septic Tank Replacements November 16, 2014
CALDWELL
ALEXANDER
BURKE
CATAWBA
Completed: 63
County Boundary
Municipalities

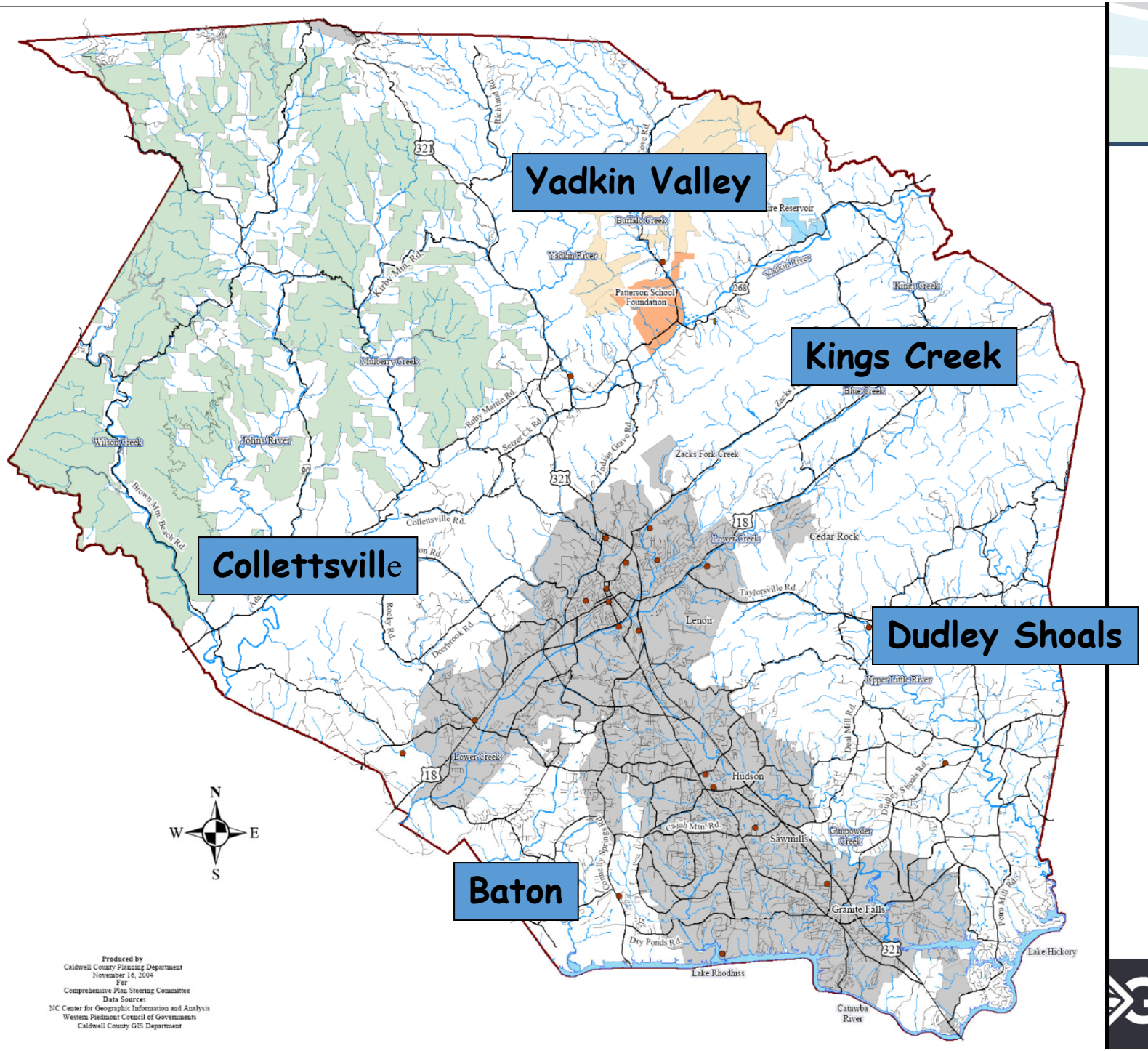

Western Piedmont Septic Tank
Replacement Project Locations
(Completed and In Progress Projects, December 2018)
CALDWELL
ALEXANDER
BURKE
CATAWBA
Legend
County Boundary
Municipalities
Completed Projects
In Progress Projects
0 1.5 3 6 Miles
N
Document Path: Z:\wpcog_projects\water_qlty\SepticTankUpdates2018\Septic_TankDec2018\SepticTankReplacementLocations2018.mxd

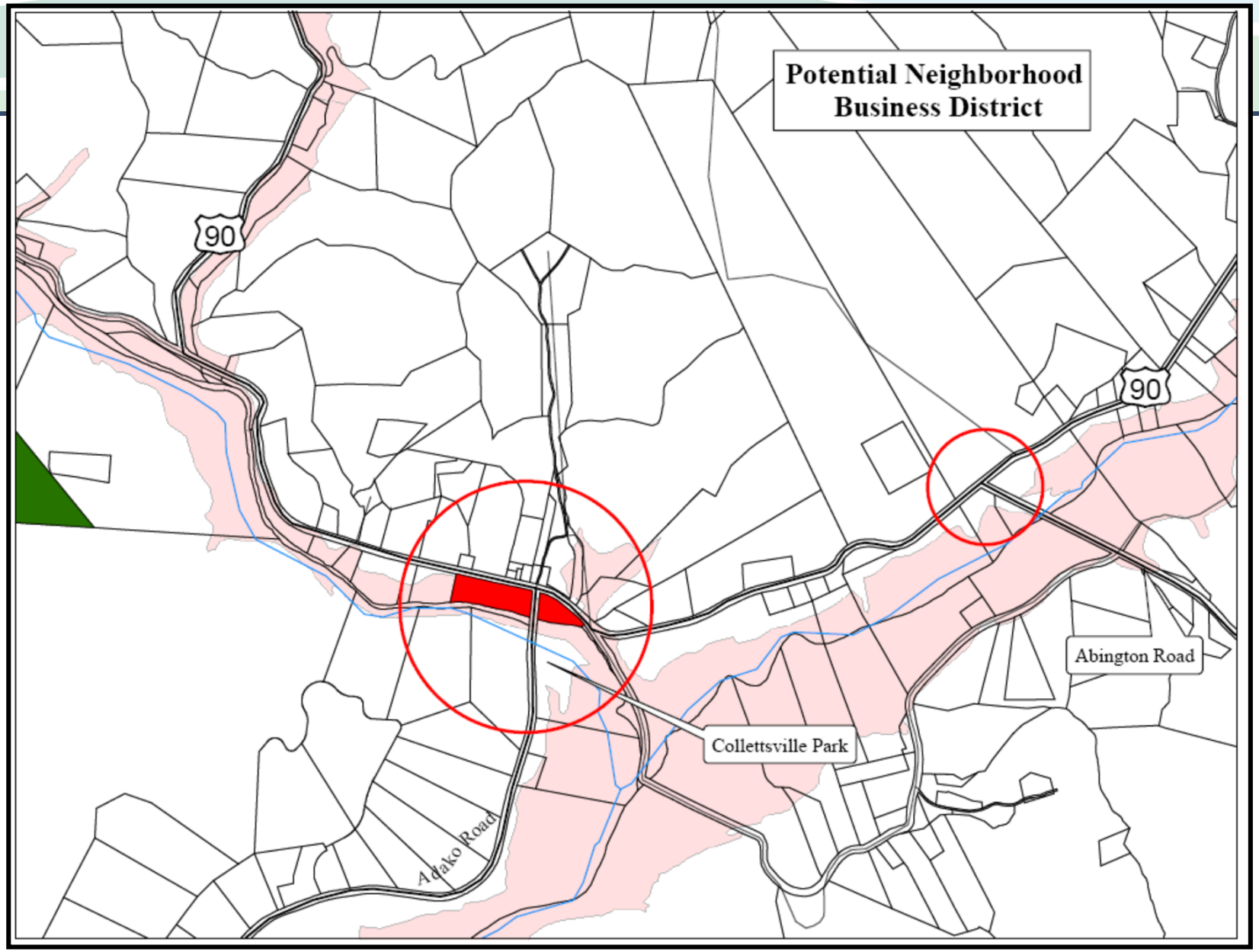

Western Piedmont Septic Tank
Replacement Project Locations
(Completed and In Progress Projects, December 2018)
CALDWELL
ALEXANDER
BURKE
CATAWBA
Legend
Water Supply Critical Areas
Water Supply Protected Areas
Subwatersheds
County Boundary
Municipalities
Impaired Streams
Completed Projects
In Progress Projects
0 1.5 3 6 Miles
N
Data Sources: US Department of Agriculture, North Carolina Natural Resources Conservation Service State Office;
NC Dept. of Environmental Quality, Div. of Water Resources; NC Dept. of Environmental Quality, Div. of Water Quality
Document Path: Z:\wpcog_projects\water_qlty\SepticTankUpdates2018\Septic_TankDec2018\SepticTankReplacementLocations2018_WaterSupply.mxd

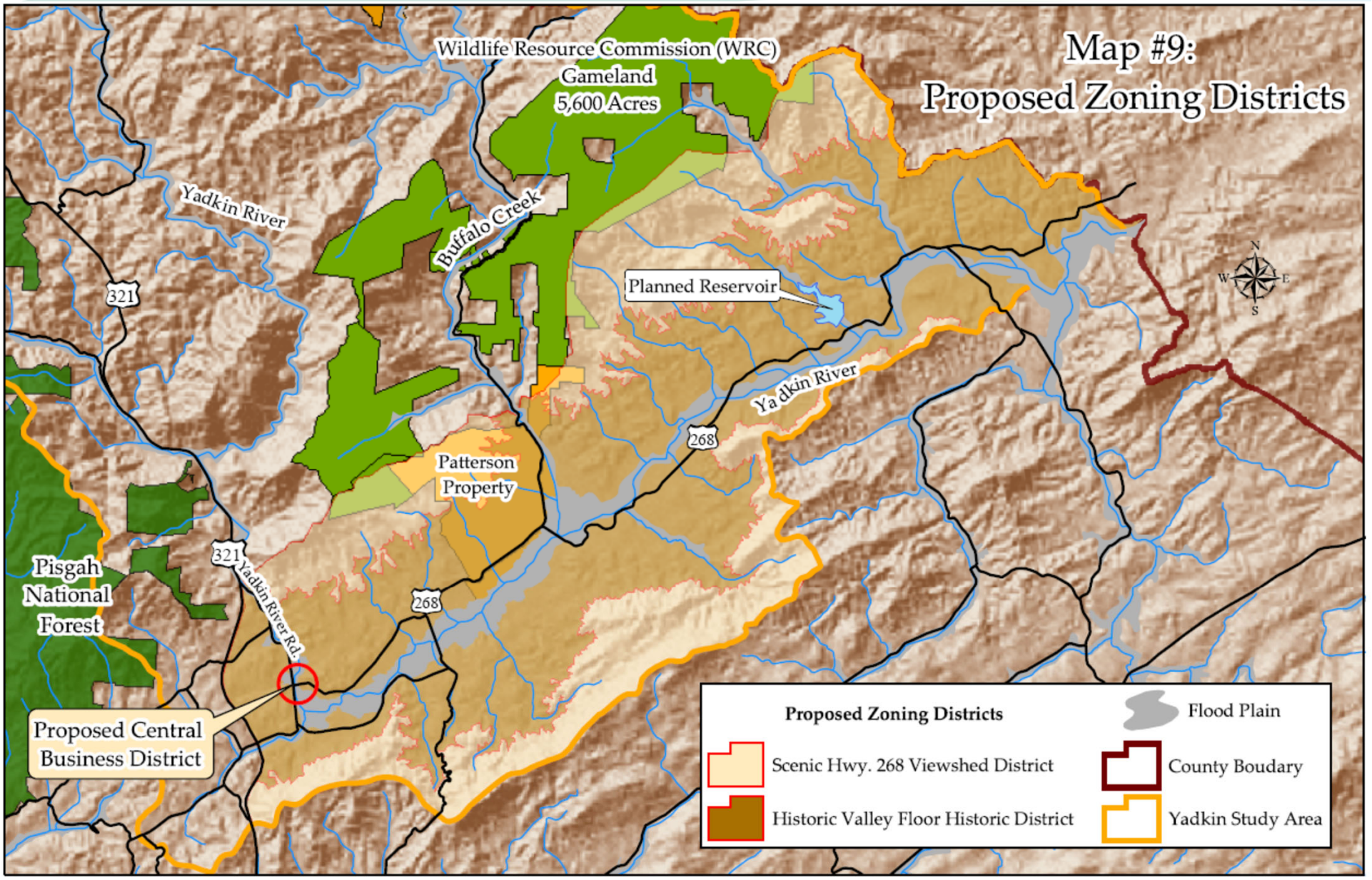

Legend
Caldwell County Boundary
City Limits
Major Lakes
Water Lines
Major Roads
BLOWING ROCK
CEDAR ROCK
LENOIR
GAMEWELL
CAJAHS MOUNTAIN
HUDSON
SAWMILLS
GRANITE FALLS
RHODHISS
CALDWELL COUNTY WATER LINES


Legend
Caldwell County Boundary
City Limits
Major Lakes
Sewer Lines
Major Roads
BLOWING ROCK
CEDAR ROCK
LENOIR
GAMEWELL
CAJAHS MOUNTAIN
HUDSON
SAWMILLS
GRANITE FALLS
RHODHISS
CALDWELL COUNTY SEWER LINES


Map 6:
Future Land Use Map
Buffalo Gamelands
Pisgah National Forest
Cedar Rock
Lenoir
Gamewell
Cajahs Mtn
Hudson
Sawmills
Granite Falls
321
18
N
S
E
W
Towns
Town ETJ
Major roads
Minor roads
Streams
Planning Districts
Medium Density District
Johns River, Mulberry, and Wilson Creek Wild and Scenic Planning District
NC Scenic Byway 268 Planning District
Projected neighborhood commercial
Projected Industrial
Strategic Corridors
Planned greenway network


Yadkin Valley
Kings Creek
Collettsville
Dudley Shoals
Baton
N
W
E
S
Produced by
Caldwell County Planning Department
November 16, 2004
For
Comprehensive Plan Steering Committee
Data Sources
NC Center for Geographic Information and Analysis
Western Piedmont Council of Governments
Caldwell County GIS Department


Potential Neighborhood Business District
90
90
Abington Road
Collettsville Park
Adako Road


Map #9:
Proposed Zoning Districts
Wildlife Resource Commission (WRC)
Gameland
5,600 Acres
Yadkin River
Buffalo Creek
Planned Reservoir
321
Ya dkin River
268
Patterson
Property
Pisgah
National
Forest
321
Yadkin River Rd.
268
Proposed Central
Business District
N
W
E
S
Proposed Zoning Districts
Flood Plain
Scenic Hwy. 268 Viewshed District
County Boudary
Historic Valley Floor Historic District
Yadkin Study Area

Caldwell County Comp Plan Survey Questions

- What part of Caldwell County do you live in? (Pin drop map)
- Do you own a business in Caldwell County? If so, where? (Pin drop map)
- Please rank the most favorable types of development that you prefer for the area north of Lenoir along 321 N? (Ranking Retail, housing, restaurant, industrial, etc.)
- What areas in the county (outside cities and towns) would you like to see more commercial activity? (pin drop map or area alternatives – (Happy Valley, Collettsville, etc.)
- What intersections should serve as community centers for neighborhood services or businesses? (pin drop map)

Caldwell County Comp Plan Survey Questions

- What intersections should serve as regional centers for larger scale businesses? (pin drop map)
- Would you be in favor of requiring new businesses to meet reasonable appearance standards such as landscaping, building materials, etc. along Highway 321? (yes/no/don't know)
- What do you think are the most important recreational opportunities in the county? (written)
- Which of the following types of recreation should the county add or expand? (ranking)
- Do you think short-term housing rentals such as Airbnb's are favorable thing for Caldwell County to allow? (link to Airbnb?)

Caldwell County Comp Plan Survey Questions

- Should Airbnb rental properties be taxed in the same way as Hotels and Motels?
- Do you have any additional thoughts about short-term property rentals such as Airbnb's? (Open question)
- What types of housing do you think Caldwell County needs most? (Ranking middle income single family housing, upper scale single-family housing, market-rate multi-family housing, affordable multi-family housing)
- Where do you think it would be most useful to expand sewer service in the county?
- What do you believe are the biggest issues facing Caldwell County? (written response)

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