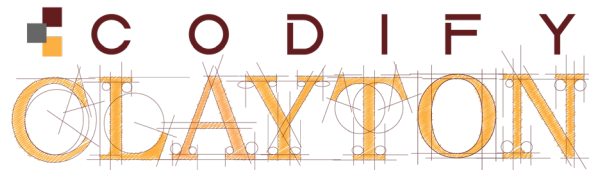


# CLAYTON NORTH CAROLINA

## Unified Development Ordinance



**Chapter 6 Standards** Section 6.5 Infrastructure Sub-section 6.5.12 Streets

**a. MINIMUM CONNECTIVITY INDEX SCORE REQUIRED**  
All development subject to this Ordinance shall achieve an internal street connectivity score in accordance with the following table:

ZONING DISTRICT WHERE LOCATED (1)	MINIMUM REQUIRED INDEX SCORE
RUR, RL, RD	1.20
LD, MD, CZ	1.25
RMD, RHD, CZR	1.30
NCM, PUB, CZC	1.40
DTN, MKD, CZM, CZD	1.50

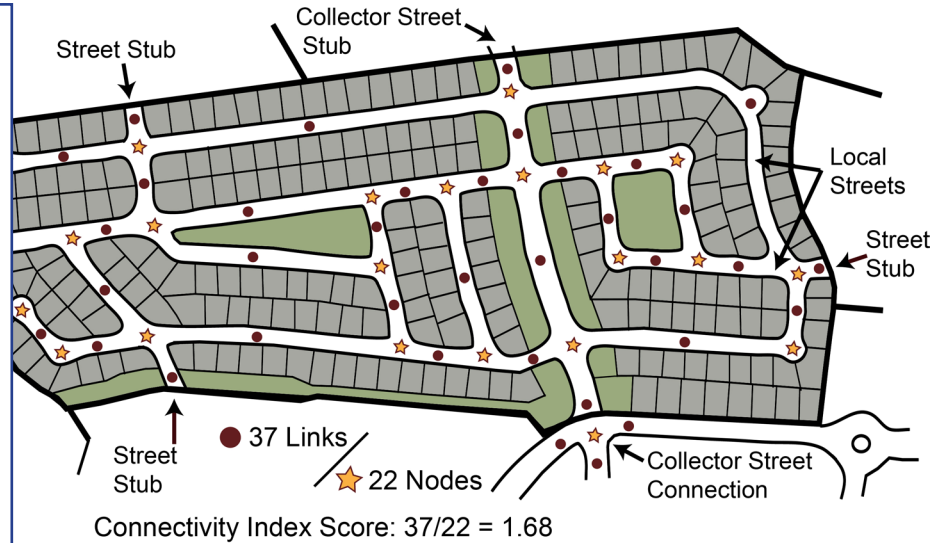
**NOTES:**  
(1) In cases where a single development is located within more than one zoning district, the connectivity index score shall be based on the zoning district with the highest minimum score requirements.

**b. CONNECTIVITY INDEX SCORE CALCULATION**  
i. The connectivity index for a development is calculated by dividing its links by its nodes.  
ii. Figure <-> Street Connectivity Index Example, provides an example of how to calculate the connectivity index. Nodes (stars) exist at street intersections and cul-de-sac heads within the development. Links (circles) are stretches of road that connect nodes. Street stub-outs are considered as links, but temporary dead end streets internal to a development or alleys are not counted as links. One link beyond every node that exists in the development and provides access to the street system outside the development shall be included in the index calculation.  
iii. In the diagram, there are 37 links (circles) and 22 nodes (stars); therefore, the connectivity index is 1.68 (37/22 = 1.68).

**FIGURE <-> STREET CONNECTIVITY INDEX EXAMPLE**

Connectivity Index Score: 37/22 = 1.68

521 Town of Clayton | Last Update  
Unified Development Ordinance | 9-6-22



Learn more about the UDO and the Codify Clayton project at [www.codifyclayton.com](http://www.codifyclayton.com)

Proposed project schedule

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- UDO features addressing Land Use & Housing goals**
  - Allow more mixed use development
  - Add aesthetic and design standards for most uses
  - Increase the range of housing types
- UDO features addressing Economic Growth goals**
  - More predictable application procedures
  - Foster mixed-use employment centers
  - Add incentives for employment generating uses
- UDO features addressing Downtown goals**
  - Make it easier and less expensive to develop in downtown
  - Encourage redevelopment with infill incentives
  - Foster live/work and upper story residential
- UDO features addressing Parks & Natural Resources goals**
  - Increase open space requirements
  - Add sustainable development incentives
  - Increase tree protection rules
  - Add a conservation subdivision option
- UDO features addressing Public Services goals**
  - Enhance stormwater requirements
  - Identify areas where public water & sewer will not be extended
  - Increase densities in areas already served by infrastructure
- UDO features addressing Transportation goals**
  - Provide more pedestrian infrastructure
  - Add more bike lanes and facilities
  - Establish street connectivity requirements
  - Add new access management and driveway rules

### KEY PROJECT FEATURES

- A novel approach to alphabetical chapter and section naming
- Unique three-tiered approach to conditional rezoning
- Innovative tree retention requirements
- Context-based open space standards
- Comprehensive infrastructure provisions
- Incentives for preferred development forms

With pending completion of the final leg of Raleigh's Outer Loop (I-540), Clayton has become the fastest growing city in Johnston County (the fastest growing county in NC). Clayton has rapidly changed from a sleepy town of 7,000 in 2000 to a regional city of over 30,000 by 2023. In March 2022, Clayton hired CodeWright to transform its development code into a modern, comprehensive unified development ordinance. The Town's goals for the Codify Clayton UDO project included:

- Implementation of its 2045 Comprehensive Growth Plan;
- More precise language and illustrations;
- A wider range of housing options; and
- Raising the bar for development quality.

The new UDO includes standards for 22 different zoning districts, 31 application procedures, 81 summary tables, and 287 illustrations. Public engagement on the project included a project web page, project brochure, 3 public forums, meetings with a development community focus group, 11 steering committee meetings over the course of the 21-month project. The new UDO is anticipated for adoption in November 2023.



<https://www.codifyclayton.com/>