



Zoning Districts Town of Wardsboro

Proposed Land Use Areas

- CN Conservation
- RSR Resource Residential
- RR Rural Residential
- V Village Commercial

Other Features

- State Highway
- Town Paved
- Town Gravel
- Class 4 Town Road
- Discontinued or Unknown Type
- Private Road
- Driveways
- Legal Trail
- Parcel Lines
- Brooks & Streams
- Buildings
- Flood Hazard Area



Proposed Land Use Areas By Category

Village Commercial: 403.5 acres	2.2%
Conservation: 3650.5 acres	19.5%
Rural Residential: 7330.2 acres	39.1%
Resource Residential: 7354.0 acres	39.2%

Sources
This map is for general planning purposes only

Proposed land use areas were derived from setbacks from town roads, and surface waters, defined by the town of Wardsboro's current zoning maps, 1975. Acreages of the districts include the surface waters within them.

Flood Prone Areas were derived from FEMA map data and surface water locations.

Roads were digitized from 1991 1:5,000 orthophotos by Greenhome & O'Mara Inc. under contract with VCGI, and were updated by Wardsboro Town officials in 1996.

Surface waters digitized from 1974 1:20,000 orthophotos by the University of Vermont, School of Natural Resources under contract with VCGI. Wardsboro Brook boundaries derived from Town of Wardsboro tax maps.

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