

# Proposed Short-term Rental Zoning Text Amendment

Presented by: City Planner, Natalie Birchak



# Proposed Change to MC 62-592

## b) “Pavement and drainage.

- 1) Off-street parking facilities shall be paved.
- 2) Acceptable surfacing materials shall include, but not necessarily be limited to, asphalt, concrete, brick, cement pavers or similar materials installed and maintained according to industry standards.
- 3) Off-street parking facilities shall be designed and built to prevent the free flow of water onto adjacent properties.
- 4) In the LI or GI Districts only, rear yard vehicular circulation areas, not including parking spaces, may be crushed concrete or similar material as approved by the City Administrator or designee. **Crushed scoria, dirt, or other high-debris-generating materials may not be used as finished surfacing.**
  - a. **For those areas where an access drive from a paved public right-of-way enters a loading or storage area that is not paved, a paved entrance of fifty (50) feet, or such other equivalent means to catch gravel or sediment prior to entering the public right-of-way, is required.**
- 5) All parking areas containing four or more spaces or containing angled parking shall have parking spaces and aisles clearly marked on the pavement.”

# Purpose of Changes

- Removal of dirt and scoria as finished surfaces limits debris generation from industrial sites, including debris tracked or blown into public rights-of-way or adjacent lots.
- The requirement of a 50-foot stretch of pavement between City rights-of-way and unpaved circulation areas better prevents gravel or sediments from being tracked into the right-of-way and causing maintenance issues.

Comments? Questions?