



Land Use Code Phase 1 Updates: First Reading

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Does Council wish to adopt Ordinances 114-2022 and 115-2022 for the proposed Land Development Code on Second Reading?



October 18th Council approved changes included in the Phase 1 Update to the Land Use Code

And amendment to the Zoning Map for the following name changes:

NCL = OT-A

NCM = OT-B

NCL = OT-C

Council reviewed the 19 recommendations of the Planning and Zoning Commission.

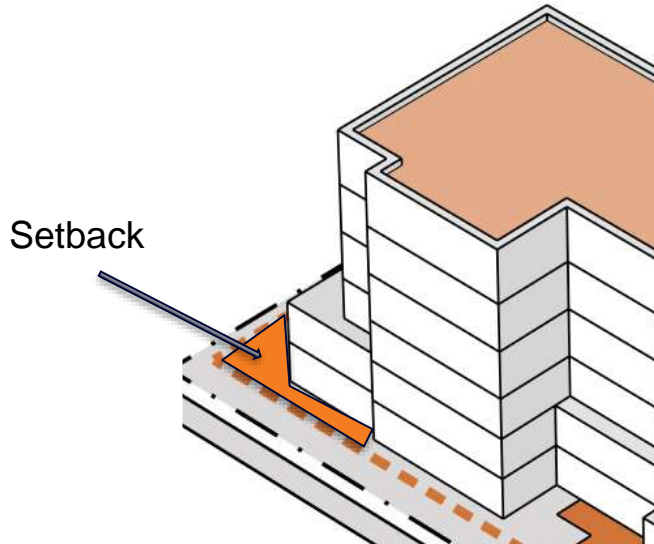
And approved 15 of those recommendations.

Change #	Council Edit	Additional Edit	Section number
Article 1			
1		Clarifying terminology	1.2.2 and 1.3.3
Article 2			
2	Approved 2,400 sf floor area for detached house in OT-A and OT-B		2.1.6 OT-A Building Types and OT-B Building Types
3	Approved 2,400 sf floor area for detached house in OT-C and Density edits for other building types		2.1.6 OT-C Building Types
4	Approved in the HMN zone district the Front setback to be 15'		2.2.3 Residential Building Setbacks
5	Approved existing upper story setback to be retained in the HMN zoned district		2.2.3 Contextual Height Setback
6	Approved clarification to Façade articulation to ensure building color change does not count as significant change		2.2.1, 2.2.2, and 2.2.3 Development Standards

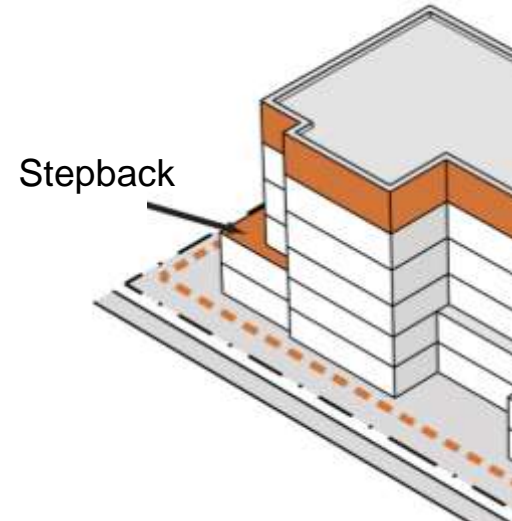
Article 3			
7	Approved clarification the Row House prohibits parking areas to be visible from the public right of way		3.1.4 Access & Circulation
8	Approved parking areas are prohibited in the courts of Cottagae Court building type.		3.1.3 Access & Circulation
9	Approved driveway in the RL zone district to be increased to 18'		3.1.6 and 3.1.7 Off-Street Parking
10	Approved clarification that an ADU can be built in connections with other accessory space		3.1.9 Building Standards
11	Approved the max floor area for and ADU accessory to primary buildings 1335 sf or less.		3.1.9 ADU Floor Area
12		Existing Standards for Cluster Development were not visible in the previous draft	3.1.10 Design Standards (D)(4) and (5)

Article 4			
13	Approved the same list of uses for OT-A and RL including ADU and Two-unit dwellings		4.2 Table of Primary Uses
14	Approved OT-B to retain Mixed-Use Dwelling as a permitted use		4.2 Table of Primary Uses
Article 5			
15	Approved Deed Restriction for Affordable Housing Development to be changed to 99 years		5.2.1(D)(3)
16	Approved Clarification requirements for “substantially varied” building design		5.3.2(C)(4)(b)

Article 6			
No additional recommendations			
Article 7			
17	Approved Clarification and Edits to the definition of Floor Area		7.1.2 Floor Area
18		Correct Code Reference	7.2.1 Dwelling Unit



Measured from the property line



Measured from the lower story

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