



Meeting Name: Town Council Meeting
Meeting Date: July 24, 2024
Prepared By: Davila, F. CFM
Item Title: Discussion on Tower Height

Item requested by Councilmember Davis and received consensus by the Town Council

DISCUSSION:

At the June Town Council meeting, the Council reviewed and discussed amending the Town’s regulations regarding the application of limitations to the construction of a Tower Structure when adjacent to a flat roof. The ordinance did not move forward and failed at first reading. After the discussion, Councilmember Davis requested to add a discussion item regarding the height of Tower Structures to a future meeting.

For Councils review, please see attached a graphic depicting how the height for tower structures is measured. In addition, please see below the definition for *tower* and *proportional tower*.

Tower means an open air or enclosed structural feature which is an integral part of the principal structure, and whose floor area, from outside wall to outside wall, is limited in size. Such structural feature is intended to provide additional scenic view opportunities.

Tower, proportional, means the height of the eave of the tower structure, or roof deck, if applicable, shall be no higher than 1.5 times the height of the eave of the principal structure. The roof of the tower may extend above this limit. As an example, if the height of an eave for a two-story principal building is at 18 feet, then the height of the tower eave or roof deck shall be no higher than 27 feet ($18 \times 1.5 = 27$) above the average existing grade or crown of the road, whichever is applicable. The roof of the tower may extend above this limit.