

CITY OF LYNDEN

EXECUTIVE SUMMARY



Meeting Date:	May 17, 2023
Name of Agenda Item:	Update on LMC Amendments
Section of Agenda:	Informational
Department:	Community Development Department
Attachments:	
Redlines of LMC 19.22 and 19.23. Copy of the RM code already in place.	
Summary Statement:	
<p>Planning staff has begun the process of updating two sections of Chapter 19 of the LMC. Both of the proposed amendments were heard before the Planning Commission on May 11th and received their recommendation as written. The Civil Penalties code and Sign code amendments are in process. Changes to the RM code are already in effect.</p> <ul style="list-style-type: none">• Covered Patios. The edit to LMC 19.22 is a clarification to how covered patios that are both attached to a home and extending into the rear yard setback can be screened but not enclosed.• Small-scale Mixed Use. The edit to LMC 19.23 proposed to add the South HBD to properties eligible for the use of small-scale mixed-use provisions. These currently apply to properties within the Central Lynden Sub-area and the HBD and staff believes that the exclusion of the South HBD to this section was an oversight. If applied the provisions would affect 5 parcels that have commercial zoning but are under 1 acre in size. Without the change three of the 5 parcels are considered non-conforming as their primary uses are already residential in nature.• Civil Penalties Code. The latest draft of the civil penalties code has been reviewed by staff from the Police, City Administration, and Community Development departments and was returned to legal counsel for edits.• Sign code. The Community Development has begun to coordinate with legal counsel to conduct a legal scrub of the sign code. Several court rulings warrant a revision to the code. Without these changes the city is vulnerable to having the entire code invalidated.• Residential Multi-family. The code update which became effective on January 1, 2023 included revisions to the RM code that affects how a building can be positioned on the site and requires that common recreational open space is included on multi-family site. The size of the space is determined based on the total number of units in the development. This change is already in effect and upcoming projects will reflect this change.	
Recommended Action:	
None at this time.	