

Late Backup

CM Kitchen MOTION SHEET

Amend Resolution.

Second BE IT FURTHER RESOLVED:

The Council intends for this program to:

1. Waive compatibility standards for height and setback and provide options to address transitions between adjacent properties such as green buffers;
2. Allow building height to be 1.25 times the base zoning district's height entitlements;
3. Waive parking requirements; upon approval of a Transportation Demand Management Plan (TDM) by the City Traffic Engineer, and without reduction to ADA parking requirements that would otherwise be required;
4. Reduce front yard and rear setbacks by 50%;
5. Allow density (i.e., site area requirements and units per acre) to be 1.5 times the base zoning district's density limits or allow six units, whoever is greater;
6. Waive maximum floor-to-area ratio;
7. Waive the Residential Design and Compatibility Standards, as codified in Chapter 25-2, Subchapter F and provide options to address transitions between adjacent properties such as green buffers;
8. Require a modified site plan process that more closely resembles residential site plan, including any adjustments to fee schedule as necessary, for developments with 12 or fewer units, while providing for a means to address drainage issues and all health, safety, and public welfare reviews; and
9. Waive common wall, roof, front porch, and other restrictions specific to duplexes in Section 25-2-773.

CM Kitchen MOTION SHEET

Third BE IT FURTHER RESOLVED:

Then, in addition to the bonuses described above, the development may also:

3. Require a modified site plan process that more closely resembles residential site plan, including any adjustments to fee schedule as necessary, for developments with 16 or fewer units, while providing for a means to address drainage issues and all health, safety, and public welfare reviews.

Eighth/Final BE IT FURTHER RESOLVED:

The City Council directs the City Manager to bring back:

1. an analysis of potential program benefits to include housing unit projection numbers, associated geographic opportunities, and 2D or 3D modeling;
2. an outline of the proposed modified site plan review process; and
3. an ordinance for Council consideration no later than May 9, 2019.