

7.03: Introduce Ordinance #19-02 Amending the R-1 and R-2 Sections of Chapter 117 of City Code to Allow 50 and 65-Foot-Wide Lots and Clarifying Existing Language

Community Development Director Gladhill reviewed the staff report and recommendation from the Planning Commission to introduce Ordinance #19-02 amending the R-1 and R-2 sections of Chapter 177 of the City Code to allow 50 and 65-foot-wide lots and clarifying existing language.

Councilmember Kuzma asked what impact this would have on roads.

Community Development Director Gladhill replied that this would not change the standards for public roads or minimum design standards for public roads.

Councilmember Shryock asked if this would create a new zoning district.

Community Development Director Gladhill confirmed that this would create a subdistrict within the R-1 zoning district, titled R-1 Villas.

Acting Mayor Riley asked if the 50-foot width would apply to R-2.

Community Development Director Gladhill noted that 50-foot-wide lots are already approved within R-2, this change would actually simplify the language within the R-2 district. He confirmed that the Council would still determine where this subdistrict would be allowed.

Acting Mayor Riley stated that the housing study that the Council has authorized will help to determine where the new zoning change could be implemented.

Community Development Director Gladhill confirmed that the study will be an important tool to utilize as the City determines where to implement the subdistrict.

Motion by Councilmember Kuzma, seconded by Councilmember Musgrove, to introduce Ordinance #19-02 amending the R-1 and R-2 sections of Chapter 117 of the City Code to allow 50 and 65-foot-wide lots and clarifying existing language.

Motion carried. Voting Yes: Acting Mayor Riley, Councilmembers Kuzma, Musgrove, Heinrich, and Shryock. Voting No: None. Absent: Mayor LeTourneau.