



Legislation Details (With Text)

File #: ID 17-0117 **Version:** 1 **Name:**

Type: Ordinance **Status:** Passed

File created: 2/16/2017 **In control:** City Council

On agenda: 3/21/2017 **Final action:** 3/21/2017

Title: Ordinance Amending Chapter 30 of the Land Development Ordinance (LDO) With Respect To Zoning, Planning and Development - Parking Ratio for Small Townhomes

Sponsors: Planning

Indexes:

Code sections:

Attachments: 1. memo to clerk for thg pkg TA, 2. PB 2017 3 MAR minutes.pdf, 3. 17-0117 ORD LDO.pdf

Date	Ver.	Action By	Action	Result
3/21/2017	1	City Council	adopt	Pass

Ordinance Amending Chapter 30 of the Land Development Ordinance (LDO) With Respect To Zoning, Planning and Development - Parking Ratio for Small Townhomes

Department: Planning
Council District: All

Public Hearing: Yes
Advertising Date/By: March 9 & 16, 2017 / City Clerk

Contact 1 and Phone: Sue Schwartz at 373-2149
Contact 2 and Phone: Steve Galanti at 373-2918

PURPOSE:

The purpose of the text amendment is to revise the parking ratio for townhomes containing 400 square feet or less within the Land Development Ordinance (LDO). The City Council is required to hold a public hearing on this amendment before considering its approval.

BACKGROUND:

The proposed amendment is to adjust the parking requirement for townhomes. This change will reduce the parking requirement for townhomes that do not exceed 400 square feet in size.

Adoption of this parking reduction supports an alternative housing option for Greensboro residents and is consistent with the current LDO provision for accessory dwelling unit parking requirements.

Current ordinance provisions require townhome dwellings to provide 2.1 parking spaces per dwelling unit. The proposed amendment will reduce the parking requirement to one parking space for the development plus one parking space per dwelling unit.

This amendment assumes that such a small unit (400 square feet or less) effectively limits the number of

potential occupants and thus requires fewer parking spaces.

BUDGET IMPACT:

There will be no impact on the current or future budgets.

RECOMMENDATION / ACTION REQUESTED:

The Planning Board recommended this amendment at its February meeting on a vote of 8-0. Staff recommends that City Council receive citizen comments and consider adoption of the proposed text amendment.