

Legislation Text

File #: AI 15-296, **Version:** 1

Public Hearing for Amendments to Camas Municipal Code (CMC) Chapter 18.09 Density and Dimensions (MC15-03)

Details: To consider amendments to CMC§ 18.09.040, Table 2 - Density and Dimensions - Single-family Residential Zones as submitted by Pahlisch Homes. The proposed amendments increase lot coverage limits to 45% in R-6, R-7.5, R-10 and R-12 zoning districts. The proposed amendment also exempts lot coverage limits for outdoor living areas. Planning Commission forwarded a recommendation of denial at a public hearing on June 16, 2015.

Presenter: Sarah Fox, Senior Planner

Recommended Action: Staff recommends that Council conducts a public hearing, deliberates and moves:

1. To approve an amendment to CMC§18.09.040 Table 2-Density and Dimensions - Single-family residential zones, adding the following footnote: "on lots with under 10% grade, the maximum building lot coverage for a single-story home may be up to 45% in R-6 and R-7.5 zones, and 40% in R-10 and R-12 zones. To qualify for increased lot coverage, a single-story home cannot include a basement or additional levels."
2. To deny the proposed footnote concerning "outdoor living areas".
3. To direct the City Attorney to prepare an ordinance for Council's consideration at the August 17, 2015 Regular Meeting.