

ORDINANCE AMENDMENT REVIEW SHEET

Amendment: C20-2013-015 LO Off-Site Accessory Parking

Description: Consider an ordinance amending Chapter 25 of the City Code to make off-site accessory parking a conditional use in the Limited Office (LO) zoning district.

Proposed Language: See attached backup

Background: Initiated by Council Resolution 20130620-054

Current code requires that a site used for off-site accessory parking must be zoned General Office (GO) or less restrictive; the proposed code amendment would make off-site accessory parking a conditional use in the Limited Office (LO) zoning district. The proposal would allow for additional opportunities for parking requirements to be met where on-site accommodation is not possible. Further, the proposal would allow more space on a given property to be used for a pedestrian-oriented uses, with parking located elsewhere (off-site). Because there are existing LO-zoned properties adjacent to or in close proximity to residential uses, where lots could potentially be paved to serve solely as a parking lot, staff feels it would be most appropriate to make off-site accessory parking a conditional (as opposed to permitted) use. The primary site would still need to be zoned GO or less restrictive.

Staff Recommendation: Staff recommends making off-site accessory parking a conditional use in the LO zoning district.

Board and Commission Actions

September 17, 2013: Recommended by the Codes and Ordinances Subcommittee to make off-site accessory parking a conditional use in the LO zoning district.

September 24, 2013: Recommended by the Planning Commission to make off-site accessory parking a conditional use, on a 6-0 vote.

Council Action

October 3, 2013: Postponed to October 17, 2013.

October 17, 2013: A public hearing has been scheduled for City Council.

Ordinance Number: NA

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