

APPROVED BY CITY COUNCIL

Petition No. 99-50

Petitioner: Lee R. McLaren

~~DATE~~ April 19, 1999

REVISED 03/18/99

04/08/99

ORDINANCE NO. _____ AN ORDINANCE AMENDING APPENDIX A
OF THE CITY CODE - ZONING ORDINANCE

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

Section 1. Appendix A, "Zoning" of the Code of the City of Charlotte is hereby amended as follows:

1. Amend CHAPTER 2. PART 2: DEFINITIONS, Section 2.201 Definitions as follows:

To the definition of Dwelling, attached, delete the following wording:

"which are subject to the regulations of subsection 9.303(19)",

The revised definition will read thusly:

Dwelling, attached.

Any duplex, triplex, quadraplex or multi-family dwelling developed side by side where land is sold with each dwelling unit.

2. Amend CHAPTER 9: GENERAL DISTRICTS, PART 1: TABLE OF USES AND HIERARCHY OF DISTRICTS, Section 9.101 Table of uses, RESIDENTIAL USES, as follows:

- A. Add the use, "Dwelling, attached (duplex only)" in proper alphabetical order with the symbol "PC" under the R-3, R-4, R-5, R-6 districts, and the symbol "X" in the R-8, R-8MF, R-12MF, R-17MF, R-22MF, R-43MF, UR-1, UR-2, UR-3, UR-C, O-1, O-2, O-3, B-1, B-2, and UMUD districts.
- B. Add the use, "Dwelling, attached (triplex and quadraplex only)" in proper alphabetical order with the symbol "X" in the R-8, R-8MF, R-12MF, R-17MF, R-22MF, R-43MF, UR-2, UR-3, UR-C, O-1, O-2, O-3, B-1, B-2, and UMUD.

3. Amend CHAPTER 9: GENERAL DISTRICTS, PART 2: SINGLE FAMILY, as follows:

A. Section 9.202. Uses permitted by right, by adding the following in place of
(1) RESERVED;

(1) Dwellings, attached (duplex, triplex or quadraplex only)(R-8 only).

B. Section 9.203. Uses permitted under prescribed conditions, by adding the following;

(5.1) Dwellings, attached (duplex only)(R-3, R-4, R-5 and R-6 only), provided that:

(a) The dwelling will be located on a corner lot;

(b) If more than one entrance, the entrances to each unit in the structure will face different streets; and

(c) The minimum setback requirement must be applied to each of the two different streets.

C. Section 9.205. Development standards for single family districts, (1) Area, yard and bulk regulations as follows:

(1) Add two * symbols after the minimum lot area (c) in all the single family districts (R-3, R-4, R-5, R-6 and R-8) permitting duplex dwellings, and in the R-8 district for triplex and quadraplex dwellings.

(2) Add the following at the end of the table after “*Also, see Section 9.205(2)”;

** If land is sold with an attached dwelling, the minimum subplot size must be sufficient to accommodate the dwelling unit and 400 square feet of private open space.

Section 2. That this ordinance shall become effective upon its adoption.

Approved as to form:

City Attorney

I, _____ City Clerk of the City of Charlotte, North Carolina, DO
HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the
City Council of the City of Charlotte, North Carolina, in regular session convened on the _____
day of _____, 19____, the reference having been made in Minute Book _____,
and recorded in full in Ordinance Book _____, Page(s)_____.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this the
_____ day of _____, 19__.
