



Legislation Text

File #: 18-0306, Version: 1

**Other/Miscellaneous Request Template (Appointments; ROW; Code Changes; Zoning Action, etc.)**

**Date Submitted: 3 20 18**

**Requesting Agency: CPD  
Division:**

**Subject Matter Expert Name:**

Contact person with knowledge of proposed ordinance/resolution	
Name:	Analiese Hock
Email:	Analiese.Hock@denvergov.org

**Item Title & Description:**

*(Do not delete the following instructions)*

*These appear on the Council meeting agenda. Initially, the requesting agency will enter a 2-3 sentence description. Upon bill filling, the City Attorney's Office should enter the title above the description (the title should be in **bold** font).*

*Both the title and description must be entered between the red "title" and "body" below. Do **not** at any time delete the red "title" or "body" markers from this template.*

**AS AMENDED a bill for an ordinance relating to the Denver Zoning Code, to modify certain building form standards in response to slot home construction.**

Approves Text Amendment #3 to the Denver Zoning Code to create a new Town House building form with revisions to other related building forms to address "slot home" development through new or revised zoning standards for side-by-side residential development. Amended 4-16-18 to make reference to a corrected version of the text amendment filed with the clerk. The previously filed text amendment incorrectly stated in five locations that certain dwelling units located within 20 feet of the Side Street Zone Lot Line shall be oriented to the primary street zone lot line. The language in these five sections should have stated that the dwelling units shall be oriented to the Side Street Zone Lot Line. The Committee approved filing this bill at its meeting on 3-27-18.

**Affected Council District(s) or citywide?**

## **Citywide**

### **Executive Summary with Rationale and Impact:**

*Detailed description of the item and why we are doing it. This can be a separate attachment.*

This proposed text amendment implements the strategies described in the Slot Home Strategy Report, which was created through a robust public process including task force guidance and public input. Ultimately, the standards proposed are intended to create development zoning standards for side-by-side multi-family infill development that engages the public realm, considers neighborhood character, addresses human scale, and minimizes negative effects on pedestrians and neighboring properties.

Staff Report, Redline Review Draft, and Strategy Report Summary are attached.

### **Address/Location (if applicable):**

### **Legal Description (if applicable):**

### **Denver Revised Municipal Code (D.R.M.C.) Citation (if applicable):**

### **Draft Bill Attached?**