



A public hearing to rezone approximately 90 properties to the Lloyd/Broad Overlay District has been prepared as a separate agenda item. The approval of the text amendment to establish the new overlay district would need to occur before the rezoning could take place.

A proposal for amendments to the Town Code relating to on-street parking in the Lloyd/Broad neighborhood has also been prepared for Board consideration, as a separate agenda item

The Board of Aldermen must receive public comment before adopting amendments to the Land Use Ordinance. The draft ordinance was presented at the joint advisory board review meeting on May 3, 2018, and was referred to Orange County. Comments are provided.

Neighborhood meetings were held on May 7<sup>th</sup> and May 21<sup>st</sup>. Citizens in attendance outlined several modifications to the draft ordinance as follows:

1. Set a maximum square footage limitation for buildings of 1,750 square feet rather than the combined square footage and lot coverage percentage, which will allow a larger single story building, if of interest to an owner.
2. Set maximum and minimum right-of-way setbacks of 25 and 15 feet.
3. Establish a setback provision for upper stories.
4. Set the maximum building height at 22 feet.
5. Define the usability of parking so as to ensure parking areas are used and their configuration does not encourage on-street parking.

Such changes have not yet been incorporated into the draft ordinance. The expectation that action on this item would be scheduled for June 26<sup>th</sup> provides an opportunity for the Board to confirm these adjustments and provide direction to staff on others.

**FISCAL & STAFF IMPACT:** Public hearings involve staff and public notice costs associated with advisory board and Board of Aldermen review.

**RECOMMENDATION:** Staff recommends that the Board of Aldermen receive public comment and schedule action on the attached resolution for consistency, (Attachment A) and the draft ordinance (Attachment B) for June 26th.