

**AMENDMENTS TO COUNCIL BILL 23-0437
(1st Reader Copy)**

By: Economic and Community Development Committee
{To be offered on the Council floor}

Amendment No. 1

On page 1, in line 3, after “**District –**” insert “**Variances –**”; and, on that same page, in line 7, after “plat” insert “; granting variances from certain bulk regulations (lot area size), off street parking requirements, and gross floor area per unit type requirements; and affirming the existing structure as a lawfully continuing nonconforming structure”; and, on that same page, in line 10, strike “and 9-701(2)” and substitute “, 5-305(a), 5-308, 9-401 (Table 9-401), 9-701(2), 9-703(c), 9-703(d), 9-703(f), 16-203, and 16-602 (Table 16-406)”.

Amendment No. 2

On page 1, after line 18, insert:

SECTION 2. AND BE IT FURTHER ORDAINED, That pursuant to the authority granted by §§ 5-305(a) and 5-308 of Article 32 - Zoning, permission is granted from the requirements of § 9-401 (Table 9-401: Rowhouse and Multi-Family Residential Districts - Bulk and Yard Regulations) and 9-703(d), as the minimum lot size requirement for 3 dwelling units, in the R-8 Zoning District, is 1,875 square feet, and the lot area size is 1,280 square feet, thus requiring a variance of 31.73%.

SECTION 3. AND BE IT FURTHER ORDAINED, That pursuant to the authority granted by §§ 5-305(a) and 5-308 of Article 32 - Zoning, permission is granted for a variance from the requirements of §§ 9-703(f), 16-203, and 16-602 (Table 16-406: Required Off-Street Parking) for off-street parking.

SECTION 4. And be it further ordained, That pursuant to the authority granted by §§ 5-305(a) and 5-308 of Article 32 - Zoning, permission is granted for a variance from the requirements of § 9-703(c) for gross floor area per unit type, as 1,000 square feet are required for each 2-bedroom unit, and 2 of the 3 proposed 2-bedroom units contain 816 and 869 square feet, respectively.

SECTION 5. And be it further ordained, That pursuant to the authority granted by § 18-202 of Article 32 - Zoning, it is affirmed that the existing structure remains a lawfully existing nonconforming structure based upon existing lot coverage (Table 9-401) and existing interior side yard and rear yard setbacks (Table 9-401 and § 15-403(a)).”;

and, on that same page, in line 19, strike “**SECTION 2.**” and substitute “**SECTION 6.**”; and, on page 2, in line 3, strike “**SECTION 3.**” and substitute “**SECTION 7.**”.