

**AMENDMENTS TO COUNCIL BILL 17-021
(1st Reader Copy)**

Proposed By: Department of Legislative Reference
{To be offered to the Land Use and Transportation Committee}

ADDITIONAL TEXT CORRECTIONS

Amendment No. 1 {§ 7-202}

On page 1, in line 17, after “5-901,” insert “7-202,”; and, on page 22, after line 18, insert:

“§ 7-202. Use regulations.

Only those uses of land listed in Table 7-202: Open-Space Districts – Permitted and Conditional Uses are allowed within [the] AN Open-Space Zoning District.”.

Amendment No. 2 {§ 11-301}

On page 1, in line 19, after “11-202(a),” insert “11-301,”; and, on page 25, after line 23, insert:

“Subtitle 3. Use Regulations

§ 11-301. As listed in Table 11-301

Only those uses of land listed [under] IN Table 11-301: Industrial Districts – Permitted and Conditional Uses are allowed within these zoning districts.”.

Amendment No. 3 {§ 12-301}

On page 29, in line 3, after “listed”, strike “under” and substitute “IN”.

Amendment No. 4 {§ 12-402}

On page 1, in line 21, after “and (i),” insert “12-402,”; and, on page 29, after line 25, insert:

“§ 12-402. Use regulations.

Only those uses of land listed [under] IN Table 12-402: Transit-Oriented Development Districts – Permitted and Conditional Uses are allowed within [the] A TOD Zoning [Districts] DISTRICT.”.

ADDITIONAL TABLE CORRECTIONS

Amendment No. 5 {Table 7-203}

On page 73, in the unnumbered row after line 12, in the 1st column, insert “**MINIMUM YARDS**”; and, in line 14, strike “**MINIMUM YARDS**” and substitute “**Interior-Side Yard**”; and, in line 15, strike “Corner Side” and substitute “**Corner-Side**”.

Amendment No. 6 {Table 8-401}

On page 77, in line 27, in columns for R-1A through R-1E Districts, in each instance, strike “25%” and substitute “**40%**”; and, in the same line, in the columns for R-1 through R-4 Districts, strike “30%” or “35%”, as the case may be, and, in each instance, substitute “**50%**”.

Amendment No. 7 {Table 9-401}

On page 83, in line 5, in the column for the R-7 District, strike “21 feet” and substitute “**15 feet**”.

Amendment No. 8 {Table 10-301}

On page 85, in line 22, in the column for the C-2 District, strike “CB” and substitute “**P**”.

Amendment No. 9 {Table 12-602}

On page 115, in line 20, strike “20 feet” and substitute “**10 feet**”; and, on the same page, in line 22, strike “10 feet” and substitute “**15 feet**”.

Amendment No. 10 {Table 12-1303}

On page 135, in the unnumbered row after line 3, strike the column headings “**TOD-1**”, “**TOD-2**”, “**TOD-3**”, and “**TOD-4**”, and substitute “**PC-1**”, “**PC-2**”, “**PC-3**”, and “**PC-4**”, respectively.

EDUCATIONAL AND HOSPITAL CAMPUS DISTRICTS – TEXT-TO-TABLE TRANSFERS

Amendment No. 11 {Title Function Paragraphs}

On page 1, in line 22, before “12-502(a)(2)”, insert “12-501,”; and, in the same line, before “12-602(a)(2)”, insert “12-601,”; and, on page 2, in line 15, strike “12-601(a)(6),”.

Amendment No. 12 {§ 12-501}

On page 30, after line 16, insert:

“12-501. Use Regulations.

[(a) EC-1 Educational Campus: Primary or Secondary.]

[(1) Permitted uses.]

[In an EC-1 Educational Campus District, the following uses are permitted:

- (i) Community-managed open-space gardens (See § 14-307 for use standards).
- (ii) Day-care centers: Child (See § 14-309 for use standards).
- (iii) Educational facilities: Primary or secondary, including ancillary dormitory and residential uses.
- (iv) Parking garages (principal use) (See § 14-331 for use standards).
- (v) Parking lots (See § 14-331 for use standards).
- (vi) Places of worship (See § 14-332 for use standards).
- (vii) Telecommunications base stations – Stealth design (See § 14-338 for use standards).
- (viii) Urban agriculture (See § 14-339 for use standards).
- (ix) Utilities (See § 14-340 for use standards).
- (x) Wireless communications services – as modification to, but without substantial change in physical dimensions of, an existing telecommunications facility (See § 14-338 for use standards).]

[(2) Conditional uses.]

[In an EC-1 Educational Campus District, the following uses are conditional uses, requiring approval by the Board of Municipal and Zoning Appeals:

- (i) Community-managed open-space farms (See § 14-307 for use standards).
- (ii) Telecommunications facilities not otherwise permitted (See § 14-338 for use standards).]

[(b) EC-2 Educational Campus: Post-Secondary.]

[(1) Permitted uses.]

[In an EC-2 Educational Campus District, the following uses are permitted:

- (i) Community-managed open-space gardens (See §14-307 for use standards).
- (ii) Day-care centers: Adult or Child (See §14-309 for use standards).
- (iii) Educational facilities: Post-secondary, including ancillary dormitory and residential uses.
- (iv) Educational facilities: Primary or secondary, including ancillary dormitory and residential uses.
- (v) Fraternity or sorority houses (See § 14-313 for use standards).
- (vi) Parking garages (principal use) (See §14-331 for use standards)
- (vii) Parking lots (See §14-331 for use standards).
- (viii) Personal services establishments.
- (ix) Places of worship (See §14-332 for use standards).
- (x) Retail goods establishments – no alcoholic beverage sales.
- (xi) Restaurants.
- (xii) Telecommunications base stations – Stealth design (See § 14-338 for use standards).
- (xiii) Urban Agriculture (See § 14-339 for use standards).
- (xiv) Utilities (See § 14-340 for use standards).
- (xv) Wireless communications services – as modification to, but without substantial change in physical dimensions of, an existing telecommunications facility (See § 14-338 for use standards).]

[(2) Conditional uses.]

[In an EC-2 Educational Campus District, the following uses are conditional uses, requiring approval by the Board of Municipal and Zoning Appeals:

- (i) Community-managed open-space farms (See § 14-307 for use standards).
- (ii) Telecommunications facilities not otherwise permitted (See § 14-338 for use standards).]

ONLY THOSE USES OF LAND LISTED IN TABLE 12-501: EDUCATIONAL CAMPUS DISTRICTS – PERMITTED AND CONDITIONAL USES ARE ALLOWED WITHIN AN EDUCATIONAL CAMPUS ZONING DISTRICT.”.

Amendment No. 13 {§ 12-601}

On page 31, strike lines 11 through 15, in their entirety, and substitute:

“[(a) Permitted uses.]

[In a Hospital Campus District, the following uses are permitted:

- (1) Day-care centers: Adult or Child (See § 14-309 for use standards).
- (2) Educational facilities: Post-secondary, including ancillary dormitory and residential uses.
- (3) Health-care clinics.
- (4) Hospitals, including ancillary dormitory and residential uses.

- (5) {Reserved}
- (6) Medical support facilities.
- (7) Offices.
- (8) Parking garages (Principal use) (See §14-331 for use standards).
- (9) Parking lots (See § 14-331 for use standards).
- (10) Personal services establishments.
- (11) Places of Worship (See §14-332 for use standards).
- (12) Recreation - Indoor and outdoor.
- (13) Research and development.
- (14) Residential-care facilities (See § 14-334 for use standards).
- (15) Restaurants.
- (16) Retail goods establishments – no alcoholic beverage sales.
- (17) Telecommunications base stations – Stealth design (See § 14-338 for use standards).
- (18) Utilities (See § 14-340 for use standards).
- (19) Wireless communications services – as modification to, but without substantial change in physical dimensions of, an existing telecommunications facility (See § 14-338 for use standards).]

[(b) Conditional uses.]

[In a Hospital Campus District, the following uses are conditional uses, requiring approval by the Board of Municipal and Zoning Appeals:

- (1) Helistop.
- (2) Hotels, motels, and rooming houses.
- (3) Telecommunications facilities not otherwise permitted (See § 14-338 for use standards).]

ONLY THOSE USES OF LAND LISTED IN TABLE 12-601: HOSPITAL CAMPUS DISTRICTS – PERMITTED AND CONDITIONAL USES ARE ALLOWED WITHIN A HOSPITAL CAMPUS ZONING DISTRICT.”

Amendment No. 14 {Substituted Tables}

After page 112, insert new *Table 12-501: Educational Campus Districts – Permitted and Conditional Uses* and, after page 114, insert new *Table 12-601: Hospital Campus Districts – Permitted and Conditional Uses*, to read as shown on the following pages:

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**TABLE 12-501: EDUCATIONAL CAMPUS DISTRICTS –
PERMITTED AND CONDITIONAL USES**

USES	DISTRICTS		USE STANDARDS
	EC-1	EC-2	
RESIDENTIAL			
Dormitory (Ancillary to Educational Facility)	P	P	
Dwelling (Ancillary to Educational Facility)	P	P	Per § 14-327
Fraternity or Sorority House		P	Per § 14-313
Rooming House (Ancillary to Educational Facility)		CB	
INSTITUTIONAL			
Community Center (Ancillary to Educational Facility)		CB	
Cultural Facility (Ancillary to Educational Facility)		CB	Per § 14-308
Educational Facility: Commercial-Vocational		P	
Educational Facility: Post-Secondary		P	
Educational Facility: Primary and Secondary	P	P	
Place of Worship	P	P	Per § 14-332
OPEN-SPACE			
Community-Managed Open-Space Farm	CB	CB	Per § 14-307
Community-Managed Open-Space Garden	P	P	Per § 14-307
Park or Playground	P	P	
Urban Agriculture	P	P	Per § 14-339
COMMERCIAL			
Broadcasting Station (TV or Radio)		P	
Carry-Out Food Shop		P	
Day-Care Center: Adult or Child	P	P	Per § 14-309
Entertainment: Indoor		P	Per § 14-312

Commercial (cont'd)	EC-1	EC-2	
Office	P	P	
Personal Services Establishment		P	
Recreation: Indoor or Outdoor (Ancillary to Educational Facility)	P	P	Per § 14-312
Restaurant		P	
Retail Goods Establishment (No Alcoholic Beverages Sales)		P	
Stadium (Ancillary to Educational Facility)		CB	
INDUSTRIAL			
Research and Development Facility		P	
OTHER			
Electric Substation: Enclosed, Indoor, or Outdoor	CB	CB	Per § 14-340
Parking Garage (Principal Use)	P	P	Per § 14-331
Parking Lot (Principal Use)	P	P	Per § 14-331
Telecommunications Facility ¹	CB, P	CB, P	Per § 14-338
Utilities	CB	CB	Per § 14-340
Wireless Communications Services ²	CB, P	CB, P	Per § 14-338

¹ Only telecommunications base stations that comply with the stealth design standards of § 14-338 are considered permitted uses.

² Only Wireless Communication Services that are modifications to – and do not substantially change the physical dimension of – an existing telecommunications facility, are considered permitted uses.

**TABLE 12-601: HOSPITAL CAMPUS DISTRICTS –
PERMITTED AND CONDITIONAL USES**

USES	DISTRICTS	USE STANDARDS
	H	
RESIDENTIAL		
Dormitory (Ancillary to Hospital or Educational Facility: Post-Secondary)	P	
Dwelling (Ancillary to Hospital or Educational Facility: Post-Secondary)	P	
Residential-Care Facility	P	Per §14-334
Rooming House	CB	
INSTITUTIONAL		
Community Center (Ancillary to Educational Facility: Post-Secondary)	CB	
Cultural Facility (Ancillary to Educational Facility: Post-Secondary)	CB	Per § 14-308
Educational Facility: Post-Secondary	P	
Hospital	P	
Place of Worship	P	Per §14-332
COMMERCIAL		
Carry-Out Food Shop	P	
Day-Care Center: Adult or Child	P	Per §14-309
Health-Care Clinic	P	
Health Center	P	
Helistop	CB	
Hotel or Motel	CB	
Office	P	
Personal Services Establishment	P	

Commercial (cont'd)	H	
Recreation: Indoor and Outdoor (Ancillary to Hospital or Educational Facility: Post-Secondary)	P	Per §14-312
Restaurant	P	
Retail Goods Establishment (No Alcoholic Beverages Sales)	P	
INDUSTRIAL		
Research and Development Facility	P	
OTHER		
Electric Substation: Enclosed, Indoor, or Outdoor	CB	Per § 14-340
Parking Garage (Principal Use)	P	Per § 14-331
Parking Lot (Principal Use)	P	Per § 14-331
Telecommunications Facility ¹	CB, P	Per § 14-338
Utilities	CB	Per § 14-340
Wireless Communications Services ²	CB, P	Per § 14-338

¹ Only telecommunications base stations that comply with the stealth design standards of § 14-338 are considered permitted uses.

² Only Wireless Communication Services that are modifications to – and do not substantially change the physical dimension of – an existing telecommunications facility, are considered permitted uses.