



Legislation Details (With Text)

File #: 20-0197 **Version:** 1 **Name:** ZOA 20-0006 Infill Housing Definitions
Type: Zoning Ordinance - Text **Status:** Passed
File created: 6/23/2020 **In control:** City Council Legislative Session
On agenda: 7/8/2020 **Final action:** 7/8/2020
Title: Ordinance To Amend And Re-Enact Chapter 2 Of The Zoning Ordinance Of The City of Hampton, Virginia Entitled, "Definitions" by Amending Section 2-2 Pertaining to Infill Lot

Sponsors:

Indexes: ,

Code sections:

Attachments: 1. Redline, 2. Presentation

| Date | Ver. | Action By | Action | Result |
|----------|------|----------------------------------|----------|--------|
| 7/8/2020 | 1 | City Council Legislative Session | approved | Pass |

Ordinance To Amend And Re-Enact Chapter 2 Of The Zoning Ordinance Of The City of Hampton, Virginia Entitled, "Definitions" by Amending Section 2-2 Pertaining to Infill Lot

Background Statement:

This is effectively a housekeeping amendment, as the change should have been included with past amendments to the Infill Housing Overlay District and does not include any substantive change. Staff is proposing to remove the definition of "infill lot" in Section 2-2 of the Zoning Ordinance. The district references substandard lots, and in doing so is more accurate. The Infill Housing Overlay District only applies to substandard residential lots to allow for organized development on existing lots that do not meet today's Zoning Ordinance requirements. Having the "infill lot" definition in chapter 2 creates opportunity for confusion and serves no function within the ordinance.

This amendment is being brought forward in conjunction with a Zoning Ordinance Amendment (#20-0196) to alter the development standards in the Infill Housing Overlay District to not require a setback greater than the minimum front yard setback in the base districts (R-8, R-9, R-11, and R-13).

Recommendations:

Staff Recommendation:
Approval

Planning Commission Recommendation:
Approval

Whereas, the public necessity, convenience, general welfare and good zoning practice so require;

BE IT ORDAINED by the Council of the City of Hampton, Virginia that Section 2-2 of the Zoning Ordinance of the City of Hampton, Virginia, be amended and re-enacted as follows:

Sec. 2-2. - Definitions.

. . . .
Impervious surface. A surface composed of any material that significantly impedes or prevents natural infiltration of water into the soil. Impervious surfaces include, but are not limited to, roofs, buildings, streets, parking areas, and any concrete, asphalt or compacted gravel surface.

Intensely developed area (IDA). A portion of the O-CBP District, delineated within the resource protection area on the Chesapeake Bay Preservation District map, where development is concentrated and little of the natural environment remains.

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