



Huntsville, Alabama

308 Fountain Circle
Huntsville, AL 35801

Cover Memo

Meeting Type: City Council Regular Meeting **Meeting Date:** 11/10/2022

File ID: TMP-2223

Department: Planning

Subject:

Type of Action: Approval/Action

Resolution to a set public hearing on an ordinance amending the Zoning Ordinance Article 73 Supplementary Regulations and Modifications, Subsection 73.7.4 - Front Yards to update language regarding lots fronting on major streets as established by the Major Street Plan; and the introduction of an Ordinance pertaining to the same. (Set December 15, 2022 Regular Council Meeting)

Resolution No.

Ordinance No.

Finance Information:

Account Number: n/a

City Cost Amount: \$ 0

Total Cost: \$ 0

Special Circumstances:

Grant Funded: \$ 0

Grant Title - CFDA or granting Agency: n/a

Resolution #: n/a

Location:

Address: n/a

District: District 1 ☐ District 2 ☐ District 3 ☐ District 4 ☐ District 5 ☐

Additional Comments:

Recommended by Planning Commission

RESOLUTION NO. 22-

WHEREAS, the Planning Commission of the City of Huntsville, Alabama, has given consideration to an amendment to the Zoning Ordinance, a synopsis of said amendment being as follows:

- (1) Amend Article 73 - SUPPLEMENTARY REGULATIONS AND MODIFICATIONS, Subsection 73.7.4 – Front Yards to update language regarding lots fronting on major streets as established by the Major Street Plan.
- (2) The first publication of this resolution, this synopsis, and the ordinance hereinafter set out at length shall be in the Huntsville Times on the 20th day of November, 2022, and the second publication shall be one week thereafter on the 27th day of November, 2022, both of which publications shall be at least 15 days in advance of the date of the public hearing hereinafter referred to.

WHEREAS, it is the judgement and opinion of the City Council of the City of Huntsville, Alabama, that consideration should be given to the adoption of an amendment to the Zoning Ordinance of the City of Huntsville, Alabama, in accordance with said request;

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Huntsville, Alabama, as follows:

1. That the City Council of the City of Huntsville, Alabama, shall meet at 5:30 p.m. on the 15th day of December, 2022, in the Council Chambers of the City of Huntsville Administration Building at 308 Fountain Circle in the City of Huntsville, Alabama, for the purpose of holding a public hearing at which time and place all persons, parties in interest and cities who desire, shall have an opportunity to be heard in opposition to or in favor of said Ordinance No. 22-____, which is introduced by the City Council of the City of Huntsville on the 10th day of November, 2022, amending the Zoning Ordinance of the City of Huntsville, Alabama.

2. That the proposed amendment to the Zoning Ordinance of the City of Huntsville, Alabama, is substantially in words and figures as follows:

ORDINANCE NO. 22-

**AN ORDINANCE TO AMEND THE ZONING ORDINANCES OF THE
CITY OF HUNTSVILLE, ALABAMA**

The public welfare requiring it, and under authority granted by Section 11-52-78 of the 1975 Code of Alabama, BE IT ORDAINED by the City Council for the City of Huntsville, Alabama, that the Zoning Ordinance of the City of Huntsville, Alabama, as adopted on the 21st day of March 1963, as amended, is hereby further amended as follows:

Section 1. Amend Zoning Ordinance ARTICLE 73 – SUPPLEMENTARY REGULATIONS AND MODIFICATIONS, Subsection 73.7.4 – Front Yards by updating:

Where the developed lots within one hundred (100) feet on the same side of the street of any undeveloped lot have a greater or lesser front yard than required herein, the front yard of such undeveloped lot shall be within five (5) feet of the average front yard; provided no front yard shall be less than twenty (20) feet except in a Residence 1-C district, and further provided this section shall not apply to secondary front yards, or lots fronting on major streets as established by the Major Street Plan.

to read as follows:

Where the developed lots within one hundred (100) feet on the same side of the street of any undeveloped lot have a greater or lesser front yard than required herein, the front yard of such undeveloped lot shall be within five (5) feet of the average front yard; provided no front yard shall be less than twenty (20) feet except in a Residence 1-C district, and further provided this section shall not apply to secondary front yards, or lots fronting on arterials and major collectors as established by the Major Street Plan.

Section 2. This ordinance shall take effect from and after the date of its publication.

ADOPTED this the ____ day of _____, 2022

President of the City Council of
the City of Huntsville, Alabama.

APPROVED this the ____ day of _____, 2022

Mayor of the City of Huntsville, Alabama

ADOPTED this the ____ day of _____, 2022.

President of the City Council of
the City of Huntsville, Alabama.

APPROVED this the ____ day of _____, 2022.

Mayor of the City of Huntsville, Alabama