

ORDINANCE NO 104, 1982
OF THE COUNCIL OF THE CITY OF FORT COLLINS
AMENDING CERTAIN PORTIONS OF §118-83 OF
THE CODE OF THE CITY OF FORT COLLINS AS IT
RELATES TO THE LAND DEVELOPMENT GUIDANCE SYSTEM

WHEREAS, City staff has initiated a request to amend certain portions of §118-83 of the City Code, and

WHEREAS, the Planning and Zoning Board has recommended approval of said amendments, and

WHEREAS, Council does hereby find and determine that approval of said amendments would serve to better meet the intended objective of the Land Development Guidance System

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF FORT COLLINS that §118-83 of the Code of the City of Fort Collins be amended in the following particulars

Section 1 That §118-83 C(3)(c) be, and it hereby is, amended to provide as follows

- (C) RESIDENTIAL DENSITY THE RESIDENTIAL DENSITY OF A PROJECT IS DEPENDANT UPON ITS LOCATIONAL ATTRIBUTES AS INDICATED ON THE DENSITY CHART EACH RESIDENTIAL DEVELOPMENT PROPOSAL MUST ACHIEVE AT LEAST THE MINIMUM REQUIRED PERCENTAGE POINTS REQUIRED FOR THE PROPOSED DENSITY THE PERCENTAGES LISTED FOR EACH CRITERION IS THE MAXIMUM CREDIT A DEVELOPMENT CAN ACHIEVE FOR A PARTICULAR LOCATIONAL ATTRIBUTE IF ONLY A PORTION OF THE PROPOSED DWELLING UNITS ARE WITHIN THE MAXIMUM DISTANCE STATED FOR CRITERION "A" THROUGH "I," THE EARNED CREDIT WOULD BE REDUCED PROPORTIONATELY FOR THOSE PROJECTS WHOSE LOCATIONAL ATTRIBUTES DO NOT ACHIEVE THE MINIMUM SCORE, THE DENSITY CHART ALLOWS FOR OPTIONAL EARNED CREDIT DENSITY BONUSSES

Section 2 That §118-83 D, Activity Chart H, Criterion 2 be, and it hereby is, amended to provide as follows

"DOES THE PROJECT EARN THE MINIMUM PERCENTAGE POINTS AS CALCULATED ON THE FOLLOWING "DENSITY CHART" FOR THE PROPOSED DENSITY OF THE RESIDENTIAL PROJECT? THE REQUIRED EARNED CREDIT FOR A RESIDENTIAL PROJECT SHALL BE BASED ON THE FOLLOWING

30-40 PERCENTAGE POINTS = 3-4 DWELLING UNITS/ACRE,
40-50 PERCENTAGE POINTS = 4-5 DWELLING UNITS/ACRE,
50-60 PERCENTAGE POINTS = 5-6 DWELLING UNITS/ACRE,
60-70 PERCENTAGE POINTS = 6-7 DWELLING UNITS/ACRE,
70-80 PERCENTAGE POINTS = 7-8 DWELLING UNITS/ACRE,
80-90 PERCENTAGE POINTS = 8-9 DWELLING UNITS/ACRE,
90-100 PERCENTAGE POINTS = 9-10 DWELLING UNITS/ACRE,
100 OR MORE PERCENTAGE POINTS = 10 OR MORE DWELLING UNITS/ACRE "

Section 3 That §118-83 D, Density Chart, Criterion J be, and it hereby is, amended to provide as follows

"J 30% A PROJECT WHOSE BOUNDARY IS CONTIGUOUS TO EXISTING URBAN DEVELOPMENT CREDIT MAY BE EARNED AS FOLLOWS

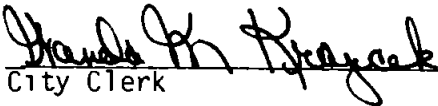
0% - FOR PROJECTS WHOSE PROPERTY BOUNDARY HAS 0-10% CONTIGUITY,
10-15% - FOR PROJECTS WHOSE PROPEPTY BOUNDARY HAS 10-20% CONTIGUITY,
15-20% - FOR PROJECTS WHOSE PROPERTY BOUNDARY HAS 20-30% CONTIGUITY,
20-25% - FOR PROJECTS WHOSE PROPERTY BOUNDARY HAS 30-40% CONTIGUITY,
25-30% - FOR PROJECTS WHOSE PROPERTY BOUNDARY HAS 40-50% CONTIGUITY "

Introduced, considered favorably on first reading and ordered published this 7th day of September, A D 1982, and to be presented for final passage on the 21st day of September, 1982

Mayor



ATTEST

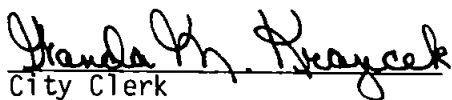

City Clerk

Passed and adopted on final reading this 21st day of September,
1982



Mayor

ATTEST



City Clerk