



AGENDA
City Council Workshop
Monday, October 3, 2016 immediately following the City Council Special Meeting
Council Chambers, 106 Dorman Street

- | | Page |
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| 1. Call to Order | |
| 2. Spending money on funeral/get well flowers
Tabled to workshop | |
| 3. Paving alleys | |
| 4. Proposed changes to Chapter 440, Zoning, to allow corner lots under 7,500 square feet to have only one front yard | |
| 4.1. Proposed Changes to Chapter 440 for Corner Lots Under 7500 sf | 2 |
| 5. Public Comments (2 minute limit)
The public comment segment of the Council Meeting is the time that the City extends the opportunity to the general public to share with us your questions, thoughts, comments, concerns, and complaints. Those wishing to step forward to take advantage of the public comment segment will be provided two (2) minutes. While City government is interested in taking appropriate action, current law prohibits City Council from engaging in discussion of any comments made or taking any action. | |
| 6. City Council Comments | |
| 7. Adjourn | |

Posted 09/26/2016
Kelly Blanchies
Clerk of Council

Note: 29 Del.C. §10004(e)(2). Agenda items as listed may not be considered in sequence. This agenda is subject to change to include additional items including Executive Sessions or the deletion of items including Executive Sessions, which arise at the time of the meeting. If there are questions or special accommodations are needed, please contact Kelly Blanchies at City Hall, 398-4476 (at least 72-hours in advance of the meeting for special accommodations).

**Proposed Changes to Chapter 440, Zoning
To Change Corner Lots Under 7,500 s.f. to One Frontage**

§ 440-143. Lot frontage.

- A. Street frontage of any lot shall be as specified in the dimensional and density standards of this article, measured along the right-of-way line.
- B. Double frontage lots. Double frontage lots shall be avoided except where necessary to provide separation of residential development from traffic arterials or to overcome specific disadvantages of topography and orientation.
- ~~C. Corner lots have a front yard for each side that abuts upon a street and must meet the minimum front setback line requirements for each side of the lot that abuts upon a street (not to include alleys). The rear yard on a corner lot shall not extend to a front lot line and will instead end at the building, so it will not overlap the front yard.~~

C. Corner lots.

- (1) Corner lots have a front yard for each side that abuts upon a street and must meet the minimum front setback line requirements for each side of the lot that abuts upon a street (not to include alleys).
- (2) For corner lots less than seven thousand five hundred (7,500) square feet, minimum setback of one front yard may be reduced by the City Manager to match adjacent neighboring houses.
- (3) The rear yard on a corner lot shall not extend to a front lot line and will instead end at the building, so it will not overlap the front yard.
- (4) No accessory structures of any height or fences over four (4) feet high are permitted in any yard abutting a street.