

MEMO

TO: Community and Economic Development Committee (CEDC)

FROM: Aimee Nassif, AICP, Deputy Director of Development

DATE: August 14, 2024

POLICY AREA: Housing

Progress Memo on attainable housing efforts, particularly small lot development.

On February, staff presented a housing report to the CEDC which included a host of housing recommendations that further advance the implementation efforts of the housing diversity and attainable housing goals of both the City's Ignite! Strategic Plan and Ignite! Comprehensive Plan. The recommendation areas that were discussed at that time for staff to work on are provided below with items in red identifying those areas to be prioritized. A full copy of this presentation is available in the February 14, 2024 CEDC meeting packet: [February 14 Meeting Agenda](#)



In October, staff will be presenting an in-depth report for the CEDC on the status of our work regarding these recommendations and any further recommendations the CEDC may have. Much of the progress made so far and current work have both focused on Unified Development Ordinance (UDO) updates. The purpose of this current memo is to provide a list of those updates for you.

UDO & Development Review Category		
Accessory Dwelling Units (ADUs)	Updates made to development and design requirements.	Ordinance approved 12/12/23
Small Residential Lot Options	<ol style="list-style-type: none">1. Updated the RP-4 district to allow small/narrow residential single-family lot development.2. Developed cluster design option to encourage smaller/narrow lots in the RP-1, RP-2, RP-3 districts.3. Updated subdivision standards to reflect narrow lot allowances.	Ordinance approved 05/07/23
Multi-Family Development Density Increase	Increased multi-family density allowance to 25 units/acre from 12 units/acre	Ordinance approved 05/07/23
Development Review Process Audit	Completed review of the UDO and permit review processes to identify areas for improved efficiencies.	Draft updates underway; CEDC discussion in September.
Infill Development Policy and UDO Updates	Research is underway to encourage residential infill development.	Research in progress.

Staff is available to answer any questions regarding these housing efforts and look forward to having a detailed discussion on all efforts at the October 9, 2024 CEDC meeting.