

SUMMARY OF DRAFT ZONING ORDINANCE AMENDMENTS

ARTICLE III	GENERAL REGULATIONS
Sec. 36.06.26	Add short-term rentals as a permitted use exempt from zoning permits and refer to Chapter 44 of City Code.
Sec. 36.06.50(n)	Amend text for antenna or communication facilities to state “excluding” instead of “including” the City’s rights-of-way, confirming antenna or communication facilities in the City’s rights-of-way will not be subject to a zoning permit.
Sec. 36.06.50(p)	Add electric vehicle charging stations as exempt from zoning permits.
Sec. 36.08.30(d)	Amend text for antenna or communication facilities to state “excluding” instead of “including” the City’s rights-of-way.
Sec. 36.08.30(e)	Add rooftop screening requirements for height expectation.
ARTICLE IV	RESIDENTIAL ZONES
Sec. 36.12.55(h)	Add mechanical equipment setback to clarify where mechanical equipment is allowed.
ARTICLE IV	COMMERCIAL ZONES
Sec. 36.18.30(c)	Add text to refer to Section 36.08.30 (e) for roof screen height limit exceptions in commercial districts.
ARTICLE VI	INDUSTRIAL ZONES
Sec. 36.20.05	Amend the Industrial Land Use Table to add “Banks and financial services” use under the Services category with same permitting requirements for ML and MM as previously listed under “Financial” office. Remove “Financial” office use as it is being replaced by “Banks and financial services” for consistency with provided definitions. Add “Office” under the Office category for consistency with the Commercial Land Use Table.
ARTICLE X	PARKING AND LOADING
Sec. 36.32.50	Add language to clarify the total required parking spaces include accessible (ADA) and electric vehicle (EV) charging spaces.
Sec. 36.32.80	Amend Figure 36.32-2 to adjust parking stall striping dimensions for consistency with written code requirements.
ARTICLE XII	SIGNS
Sec. 36.36.55	Amend Sign Standards by Districts table for PF (Public Facilities), ML (Limited Industrial), and MM (General Industrial) Districts to separate requirements for building signs and monument signs.

ARTICLE XVI	ZONING ORDINANCE ADMINISTRATION
Sec. 36.44.65(b)(7)	Amend language to say “excluding” public right-of-way to clarify the review process for antenna or communication facilities proposed in the right-of-way are not subject to zoning permits.
ARTICLE XVII	DEFINITIONS
Sec. 36.60.05	Remove “Administrative Office” definition under the “A” section.
Sec. 36.60.33	Add “Office, administrative” definition under the “O” section where the other office definitions reside.
Sec. 36.60.41	Add short-term rental definition.