



Legislation Text

File #: 2018-0227, Version: 1

AMEND § 164.22 AND § 166.01:

AN ORDINANCE TO AMEND § 164.22 **CLUSTER HOUSING DEVELOPMENT (C) DEVELOPMENT REVIEW PROCESS** AND § 166.01 **DEVELOPMENT CATEGORIES (B) SUBDIVISION OF LAND (1) LOT SPLIT** TO ALLOW INDIVIDUAL CLUSTER HOUSING UNIT LOTS TO BE PROCESSED THROUGH THE SUBDIVISION PLATTING PROCESS AS A LOT SPLIT

WHEREAS, cluster housing proposals are subject to many protective development requirements pursuant to § 164.22 **Cluster Housing Development**; and

WHEREAS, authorizing a simpler individual cluster housing lot subdivision platting process increases the utility of a cluster housing development.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF FAYETTEVILLE, ARKANSAS:

Section 1. That the City Council of the City of Fayetteville, Arkansas hereby amends § 164.22 **Cluster Housing Development (C) Development Review Process** by repealing the last sentence in (C) in its entirety and enacting a replacement sentence as follows:

“If individual cluster housing unit lots are proposed and the proposal meets all of the requirements in this section, the subdivision shall be processed through the subdivision platting process as a lot split regardless of the number of lots created.”

Section 2. That the City Council of the City of Fayetteville, Arkansas hereby amends § 166.01 **Development Categories (B) Subdivision of Land (1) Lot Split** by repealing the second sentence of (B)(1) and enacting a replacement sentence as follows: “Except for lot splits created pursuant § 164.22 **Cluster Housing Development (C) Development Review Process**, after the creation of more than four lots from an original parent tract, any subsequent subdivision of the parent or resulting tracts is required to be processed as a preliminary/final plat or concurrent plat.”