

## **Agenda Item: Zoning Motion 2017-2, Miscellaneous Text Changes to UDO**

**DATE:** September 6, 2017  
**FROM:** Kathi Ingrish

### **Background/Issue:**

As we continue to use the UDO, we find details we previously overlooked and want to clarify or correct them. We also realize that certain provisions are no longer sufficient or could be revised to provide for better community character. The group of proposed text changes here include:

- An updated statement for the appropriate NCDOT representative to sign on record plats.
- Re-insert a missing pathway dimension within cottage cluster developments.
- Correct the term “subdivision variance” to “public improvement variance”.
- Correct the tree-to-car dimensional requirement for parking lots for consistency within the code.
- Provide new language for developments choosing to utilize the “low-density” options in the PCO (Chapter 8), so that over time the built-upon area limits are not inadvertently exceeded.
- Reduce the minimum financial requirement for Landscape Guarantee bonds.
- Add new provisions for “big box” design standards.
- Be consistent within the code on street naming process.
- Add a definition for “internet sweepstakes facility” and add prescribed conditions these uses must follow should they be located within Matthews.

### **Proposal/Solution:**

The proposed text amendments will provide additional clarification and direction for users of the UDO.

### **Financial Impact:**

None

### **Related Town Goal(s) and/or Strategies:**

Quality of Life

Economic Development/Land Use Planning

### **Recommended Motion/Action:**

Hold the public hearing on this set of proposed changes.

Zmot 2017-2 ph memo 9-11-17