1	CUTY OF HOMED				
1	CITY OF HOMER HOMER, ALASKA				
2 3	Planning				
4	ORDINANCE 11-44(S)				
5					
6	AN ORDINANCE OF THE CITY COUNCIL OF HOMER, ALASKA,				
7	AMENDING HOMER CITY CODE 21.14.020, PERMITTED USES AND				
8	STRUCTURES; 21.16.020, PERMITTED USES AND STRUCTURES; AND				
9	21.18.020, PERMITTED USES AND STRUCTURES; TO ADD ONE				
10	DETACHED DWELLING UNIT AS A PERMITTED ACCESSORY				
11	BUILDING TO A PRINCIPAL SINGLE FAMILY DWELLING IN THE				
12	URBAN RESIDENTIAL, RESIDENTIAL OFFICE, AND CENTRAL				
13	BUSINESS ZONING DISTRICTS.				
14					
15	WHEREAS, Homer City Code 21.14.030, 21.16.030 and 21.18.030 each requires an				
16 17	approved conditional use permit for the placement of "more than one building containing a principal use on a lot" in the Urban Residential, Residential Office and Central Business zoning				
17	districts; and				
18 19					
20	WHEREAS, The Homer Advisory Planning Commission wishes to allow the placement				
21	of an accessory dwelling unit on a lot in the Urban Residential, Residential Office and Central				
22	Business zoning districts without the burden of obtaining a conditional use permit if no other				
23	regulation requires such; and				
24					
25	WHEREAS, The 2008 Comprehensive Plan Chapter 4 Land Use Goal 1 states: "Guide				
26	Homer's growth with a focus on increasing the supply and diversity of housing, protect				
27	community character, encourage infill, and helping minimize global impacts of public facilities				
28	including limiting greenhouse gas emissions; and				
29 30	WHEREAS The 2008 Comprehensive Plan Chapter 4 Land Use Goal 5 states: "Maintain				
30 31	WHEREAS, The 2008 Comprehensive Plan Chapter 4 Land Use Goal 5 states: "Maintain high–quality residential neighborhoods; promote housing choice by supporting a variety of				
32	dwelling options.				
33					
34					
35	NOW, THEREFORE, THE CITY OF HOMER ORDAINS:				
36					
37	Section 1. Homer City Code 21.14.020, Urban Residential District Permitted uses and				
38	structures, is amended to include:				
39	<u>q. One detached dwelling unit, excluding mobile homes, as an accessory building to</u>				
40	a principal single family dwelling on a lot.				
41					
42 42	<u>Section 2.</u> Homer City Code 21.16.020, Residential Office District Permitted uses and structures, is amended to include:				
43 44	r. One detached dwelling unit, excluding mobile homes, as an accessory building to				
44 45	<u>r. One detached dwelling unit, excluding mobile nomes, as an accessory building to a principal single family dwelling on a lot.</u>				
15	w principul billigit lutility with chilling off u 100				
	[Bold and underlined added. Deleted language stricken through.]				

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47 48 49 50	a principal single family dwelling on a lot.	ding mobile homes, as an accessory building t	<u>to</u>		
49	<u>a principal single family dwelling on a lot.</u> <u>Section 4</u> . This Ordinance is of a perr		<u>to</u>		
	Section 4. This Ordinance is of a perr	nanent and general character and shall be include			
50	-	nanent and general character and shall be include			
	-	nanent and general character and shall be include			
51	in the City Code.	Section 4. This Ordinance is of a permanent and general character and shall be included			
52					
53					
54		L OF HOMER, ALASKA, this day of	of		
55	2011.				
56					
57		CITY OF HOMER			
58					
59					
60		JAMES C. HORNADAY, MAYOR			
61 62	ATTEST:	JAMES C. HORNADA I, MATOR			
63	ATTEST.				
64					
65					
66	JO JOHNSON, CMC, CITY CLERK				
67	YES:				
68	NO:				
69	ABSTAIN:				
70	ABSENT:				
71					
72	First Reading:				
73	Public Hearing:				
74	Second Reading:				
75	Effective Date:				
76					
77	Reviewed and approved as to form:				
78					
79					
80					
81	Walt E. Wrede, City Manager	Thomas F. Klinkner, City Attorney			
82	Data	Deter			
83	Date:	Date:			

[Bold and underlined added. Deleted language stricken through.]