

*failed introduction
3/29/22*

**CITY OF HOMER
HOMER, ALASKA**

Planning Commission

ORDINANCE 22-17

AN ORDINANCE OF THE CITY COUNCIL OF HOMER, ALASKA AMENDING HOMER CITY CODE SECTION 21.03.040 DEFINITIONS USED IN ZONING CODE UNDER “DWELLING” OR “DWELLING UNIT”, TO EXCLUDE THE USE OF CONNEX BOXES OR OTHER SIMILAR INTERMODAL SHIPPING CONTAINERS.

WHEREAS, The 2018 Comprehensive Plan Chapter 4, Goal 3 states, “Encourage high-quality buildings and site development that complement Homer’s beautiful natural setting;” and

WHEREAS, The 2018 Comprehensive Plan Chapter 4, Goal 3, Objective A states: “Create a clear, coordinated regulatory framework that guides development;” and

WHEREAS, The 2018 Comprehensive Plan Chapter 4, Goal 3, Objective B states “Maintain high quality residential neighborhoods, promote housing choice by supporting a variety of dwelling options;” and

WHEREAS, The Homer Planning Commission has found that use of Connex boxes or other similar intermodal shipping container for use a dwellings is contrary to maintaining high quality residential neighborhoods.

NOW, THEREFORE, THE CITY OF HOMER ORDAINS:

Section 1. Homer City Code section 21.03.040, is hereby amended to read as follows:

“Dwelling” or “dwelling unit” means any building or portion thereof designed or arranged for residential occupancy by not more than one family and includes facilities for sleeping, cooking and sanitation. **“Dwelling” or “dwelling unit” shall not include the use of or incorporation of Connex boxes or other similar intermodal shipping containers in part or whole.**

Section 2. This Ordinance is of a permanent and general character and shall be included in the City Code.

44 ENACTED BY THE CITY COUNCIL OF HOMER, ALASKA this _____ day of _____, 2022.

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CITY OF HOMER

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KEN CASTNER, MAYOR

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52 ATTEST:

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55 MELISSA JACOBSEN, MMC, CITY CLERK

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58 YES:

59 NO:

60 ABSTAIN:

61 ABSENT:

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63 First Reading:

64 Public Hearing:

65 Second Reading:

66 Effective Date: