

## **EXHIBIT A**

### **Chapter 17.04: General Provisions and Definitions**

#### **Table of Contents**

1. **Insert** on Table of Contents, Section 17.12.110.A in numerical order and name it “Residential Neighborhood.”
2. **Insert** on Table of Contents, Section 17.12.110.B in numerical order and name it “Residential Limited.”
3. **Insert** on Table of Contents, Section 17.12.120 in numerical order and name it “Building Type Supplemental Standards.”
4. **Insert** on Table of Contents, Section 17.12.130 in numerical order and name it “Frontage Type Standards.”

#### **Definitions of General Terms: Section 17.04.060**

5. **Insert** the following definition:
  - **“Story, Half” (Syn. Attic Story). A conditioned space that rests primarily underneath the slope of the roof, usually having dormer windows. The half story is identified by the “.5” in the description of maximum height (Example: 2.5). This space shall be considered a full story when its top wall plates, on at least two opposite exterior walls, are greater than four (4) feet above the floor of such story.**

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### **Chapter 17.08: Zoning District and Land Uses**

#### **Zoning Districts Established: Section 17.08.010.B**

6. **Insert** under “3. Multi-Family Districts” as follows, and revise the other sections respectively:
  - a. RN (houses, townhouses)
  - b. RL (houses, townhouses, small apartment buildings)

#### **Zoning Districts Described: Section 17.08.020.B**

7. **Insert** under “3. Multifamily (RM) Districts” as follows, and revise the other sections respectively:
  - a. RN Districts. Intended for residential development, generally in the form of houses or townhouses, with private or shared open space. This district is appropriate for providing lower levels of density at strategic locations in urban and suburban areas—such as in transition zones near corridors, close to community amenities like parks and schools, or in areas with good access to arterial streets. Preference is given to locations with mass transit service.

- b. RL Districts. Intended for residential development, generally in the form of houses, townhouses, or small apartment buildings, with private or shared open space. This district is appropriate for providing moderate levels of density at strategic locations close to transit corridors.

#### **Zoning District Land Use Table: Section 17.08.030.D**

8. **Insert** after “MHP” and before “SP\*\*” the column headings “RN” and “RL,” as shown in Exhibit B. Insert use permissions as shown in Exhibit B.
  9. **Insert** after “Multi-Family” and before “Elderly Housing” the row headings “Single-Family - Attached Housing,” “House Court,” “Attached Housing Court,” “Plex House,” “Manor House,” “Multiplex,” “Courtyard Flats,” and “Low-Rise Flats,” as shown in Exhibit B. Insert zoning district permissions as shown in Exhibit B.
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#### **Chapter 17.12: District Bulk Regulations**

##### **District Bulk Tables: Section 17.12.020**

10. **Insert** “E. Sections 17.12.110 through 17.12.130 establish the bulk requirements, permitted setback encroachments, building height controls, lot coverage, and building forms for all structures in the Residential Neighborhood and Residential Limited zoning districts.”

##### **Other Setbacks: Section 17.12.040**

11. **Insert** in Section 17.12.040.E.1.a after “Accessory buildings” “outside of the RN and RL zoning districts.”

##### **Building Height Controls: Section 17.12.060**

12. **Insert** in Section 17.12.060.A after “this section” “or as permitted within the RN or RL zoning districts.”
13. **Insert** in Section 17.12.060.B after the first sentence “Standards not applicable in RN and RL zones.”
14. **Insert** in Section 17.12.060.C after the first sentence “Standards not applicable in RN and RL zones.”

##### **Single-Family Cottage Developments: Section 17.12.100**

15. **Insert** in Section 17.12.100.A after the last sentence “See Sections 17.12.110 through 17.12.130 for cottage development standards within the RN and RL zoning districts.”

##### **Residential Neighborhood and Residential Limited: Sections 17.12.110.A and 17.12.110.B**

16. **Delete** Section 17.12.110 in its entirety and insert Exhibit C as “Section 17.12.110.A Residential Neighborhood” and “Section 17.12.110.B Residential Limited” with the following language:

“Section 17.12.110.A Residential Neighborhood and Section 17.12.110.B Residential Limited adopted

The metropolitan government adopts Section 17.12.110.A and Section 17.12.110.B to be applicable throughout the metropolitan government. A copy of such standards is attached to the ordinance codified in this section and made a part hereof, the same as if copied verbatim herein.”

#### **Building Type Supplemental Standards: Section 17.12.120**

17. **Insert** Exhibit D as “Section 17.12.120 Building Type Supplemental Standards” with the following language:

“Section 17.12.120 Building Type Supplemental Standards adopted

The metropolitan government adopts Section 17.12.120 to be applicable throughout the metropolitan government. A copy of such standards is attached to the ordinance codified in this section and made a part hereof, the same as if copied verbatim herein.”

#### **Frontage Type Standards: Section 17.12.130**

18. **Insert** Exhibit E as “Section 17.12.130 Frontage Type Standards” with the following language:

“Section 17.12.130 Frontage Type Standards adopted

The metropolitan government adopts Section 17.12.130 to be applicable throughout the metropolitan government. A copy of such standards is attached to the ordinance codified in this section and made a part hereof, the same as if copied verbatim herein.”

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### **Chapter 17.16: Land Use Development Standards**

#### **Residential Uses: Section 17.16.030**

19. **Insert** in Section 17.16.030.G.2 at the end of the sentence “or Section 17.12.110, as applicable.”
20. **Insert** in Section 17.16.030.G.4 at the end of the sentence “or Section 17.12.110, as applicable.”
21. **Insert** in Section 17.16.030.G.7.d after the last sentence “Within the RN and RL zoning districts, the standards of Section 17.12.110 shall control height.”

22. **Insert** in Section 17.16.030.G.7.e after the last sentence “Within the RN and RL zoning districts, the standards of Section 17.12.110 shall control height.”

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## **Chapter 17.20: Parking Loading and Access**

### **Article I. General Provisions**

23. Insert in section 17.20.020 (Applicability) “D. For properties zoned RN or RL district, see Section 17.12.110 for additional parking dimensional standards.”

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## **Chapter 17.24: Landscaping, Buffering and Tree Requirements**

### **Table of Landscape Buffer Yard Requirements: Section 17.24.230**

24. **Insert** “RN<sup>2</sup>” after CN-A-NS but before MUN within column 4.  
25. **Insert** “RL<sup>2</sup>” after CS-A-NS but before MUL within column 5.  
26. **Insert** “RN<sup>2</sup>” after CN-A-NS but before MUN within row 4.  
27. **Insert** “RL<sup>2</sup>” after CS-A-NS but before MUL within row 5.  
28. **Insert** in the notes to the table “**Note 2:** Per district standards, these apply only to Townhouse Court, Manor House, Multiplex, Low-rise Courtyard, and Low-rise Flats”

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## **Chapter 17.40: Administration and Procedures**

### **Limits to Jurisdiction: Section 17.40.340.B**

29. **Insert** under “Zoning Districts”:

“RN”

“RL”