

To: Planning and Zoning Commissioners
From: Andy Kass, AICP – Community Development Director
Date: August 9, 2024
Re: Proposed Amendment to Chapter 160 – Zoning Ordinance
Attach: Proposed Ordinance

BACKGROUND

Section 160.07 of the Waukeee Municipal Code contains architectural requirements for townhome and multi-family development. The Iowa Legislature recently passed House File 2388 which restricts the ability of a city to enforce or adopt an ordinance that specifies a building material in residential development. The law allows for special exceptions such as a planned development or a designated historical area. In addition, multi-family buildings with more than 12-units per building can be required to have specific material requirements.

PROPOSED ORDINANCE

The proposed Ordinance will bring the current architectural requirements within Chapter 160 into compliance with state law. The proposed amendment removes the brick and stone requirement for townhome development and clarifies that the brick and stone requirement for multi-family residential development only applies to buildings with more than 12-units.

STAFF RECOMMENDATION

Staff would request your consideration for the proposed ordinance.