

AN ORDINANCE ACCEPTING AND APPROVING THE RECOMMENDATIONS OF THE ZONING BOARD OF THE CITY OF LOWRY CITY, MISSOURI, REGARDING SMALL SINGLE FAMILY DWELLINGS.

WHEREAS, the Lowry City Zoning Board and the City of Lowry City identifies affordable housing as a housing need in the City of Lowry City; and

WHEREAS, the Lowry City Zoning Board encourages that housing strategies be developed to identify solutions for obstacles to the creation of affordable housing in the City of Lowry City; and

WHEREAS, the Lowry City Zoning Board held a public meeting on March 20, 2018, to consider stipulations for a small single family dwelling in the City of Lowry City; and

NOW THEREFORE, BE IT ORDAINED BY THE CITY OF LOWRY CITY, MISSOURI AS FOLLOWS:

Section 1. Requirements:

- a) Maximum structure height of two (2) stories or thirty (30) feet.
- b) Minimum square footage, including all floors, two hundred forty (240) or twelve by twenty (12x20).
- c) One hundred fifty (150) sq. ft. for first occupant and one hundred sq. ft. for each additional resident.
- d) Every room used for sleeping must contain at least seventy (70) sq. ft. of floor space, or at least fifty (50) sq. ft. per person if occupied by more than one person.
- e) Foundation must be frost proof concrete slab, crawl space or basement.
- f) House must be anchored to withstand a minimum of ninety (90) mph wind load.
- g) Roof must be a pitch roof constructed of metal roofing or composite shingles.
- h) Twenty (20) foot hold back on front and ten (10) foot hold back on sides and back.
- i) Minimum lot area of 1700 sq. ft.
- j) Storage buildings, manufactured homes, mobile homes or travel homes are not considered small single family dwellings.
- k) Small single family dwellings not built on site, must be new (current year) and not previously lived in.
- l) Building permits are required.
- m) They must be hooked up to City utilities such as water and sewer and electric.
- n) Not able to share or hook into another homes utilities, each home must have its own utilities.

Section 2. This Ordinance shall be in full force and effect from and after its passage by the Board of Aldermen and approval by the Mayor.

First Reading: _____

Second Reading: _____

Roll call vote showing for and against individually:

For Ordinance No. 2018-08

_____, _____,

_____, _____

Against Ordinance No. 2018-08.

_____, _____,

_____, _____

Bill No. 2018-08 was declared adopted and placed in the Ordinance book as Ordinance No. 2018-08.

Done so by the Board of Aldermen, Lowry City, Missouri on this ____ day of April, 2018.

John Neuenschwander, Mayor

Lisa Snethen, City Clerk

{Seal}