

## **NOTE TO BELFAST CITY COUNCIL & PUBLIC**

### **From Wayne Marshall, City Planner**

This section of your notebook includes all sections of Chapter 102, Zoning, Article V, District Regulations, that will be affected by adoption of the proposed amendments to Chapter 102, Zoning, and a copy of the current Official Zoning Map for the zoning districts affected by this proposal. I have not used strike-through font (identifies language to be deleted) on applicable sections of the existing Code that I have provided to you in this notebook so the information is easier for you to read. That said, the official copy of the Ordinances presented at the public hearing will use strike-through font.

#### **ARTICLE V, DISTRICT REGULATIONS**

A copy of the current Official Zoning Map for this area is enclosed.

The current sections of Chapter 102, Zoning, Article V, District Regulations, that will be repealed in their entirety upon adoption of the currently proposed Zoning Ordinance amendments is as follows:

Division 6. Residential I Urban District  
Division 8. Downtown Commercial District  
Division 10. Waterfront I "A" Downtown  
District Division 11.5 Waterfront Mixed Use  
District Division 23. Health Care District

The proposed amendments will eliminate current regulations from applying to certain areas located inside or near the bypass that are now in the Residential II District, Division 7, and in the Residential Growth Zoning District, Division 22. However, there are areas in Belfast that are located in these zoning districts, but a portion of the district are located outside of the bypass and are not affected by the currently proposed amendments. Thus, these two sections of Chapter 102, Zoning, must remain in effect at the present time, and cannot be eliminated in their entirety. I have attached the language for these districts so this language is available to the Council.

Division 7. Residential II District  
Division 22. Residential Growth District.

#### **ARTICLE X, CONTRACT REZONING**

Other sections of Chapter 102, Zoning, mostly Article X, Contract Rezoning, are affected by the proposed amendments. All language for Article X, Contract Rezoning, that is affected by this proposal is identified under the section of this notebook that identifies the proposed Ordinance amendments. This includes the current language of this Article, as such is now proposed to be amended.