

Sec. 102-1341. Purpose of Standards and Applicability of City Ordinances.

Multi-family and Flex Housing uses and structures are intended to provide opportunities to increase the housing portfolio in Belfast and strengthen the community's ability to provide affordable high-quality housing for all citizens of the City. Multi-family and Flex Housing uses and structures are part of the built environment, and the City encourages integrating desirable site and design features into these projects so that they fit in and contribute to the neighborhoods in which they are located.

Article IX, Division 7, identifies specific performance standards that apply to the construction or use of a multi-family dwelling structure(s) and structures and units in a flex housing project, and are intended to address specific potential impacts associated with such construction and uses. An applicant/owner who proposes to construct a new multi-family dwelling structure or expand an existing structure in which multi-family dwelling units are located, or to construct one or more structures and dwelling units as a flex housing project, shall comply with these Division 7 requirements, and shall satisfy all applicable requirements identified in Chapter 62, Utilities; Chapter 78, Floods; Chapter 82, Shoreland; Chapter 90, Site Plan; Chapter 98, Technical Standards; and all other applicable requirements in Chapter 102, Zoning. A project that involves the construction of one single family residence and only one detached accessory 2 dwelling unit shall be subject to the Article IX, Division 6, Supplemental Performance Standards for an Accessory Dwelling Unit in a Detached Structure.