

**RESOLUTION OF THE CITY COUNCIL
OF THE CITY OF ANCHORAGE, KENTUCKY**

NO. 4, SERIES 2015

A RESOLUTION REQUESTING THE METROPOLITAN PLANNING COMMISSION DEVELOP A NEW CATEGORY FOR THE ZONING CODE OF THE CITY OF ANCHORAGE TO BE KNOWN AS R-2A; AND, RECOMMENDING THAT ALL OF THE PROPERTY WITHIN THE CITY OF ANCHORAGE THAT LIES WEST OF OLD HARRODS CREEK ROAD, KNOWN AS STONEBRIDGE, BE DOWN-ZONED FROM R-4 TO R-2A; AND, THAT THE PROPERTY THAT LIES ALONG AND WEST OF OLD HARRODS CREEK ROAD IN THE CITY OF ANCHORAGE KNOWN AS BLOCK 22, LOT 65, AND THAT THE PROPERTY ON SURREY LANE KNOWN AS BLOCK 805, LOT 295, BE DOWN-ZONED FROM R-4 TO R-1.

WHEREAS, Resolution No. 5, Series 2014, adopted by the City Council of the City of Anchorage August 11, 2014, a copy of which is attached hereto and incorporated by reference as though fully set out herein, specifies the reasons for the rezoning of all the property subject to this Resolution; and,

WHEREAS, following further study by the City of Anchorage, and a hearing conducted within the City by the Metropolitan Planning Commission, it was determined that down-zoning those residential lots within Stonebridge from R-4 to R-2 would result in the creation of several nonconforming lots, and, on other lots, possibly create a hardship due to the inability, limited ability, of the property owner to expand their residence; and,

WHEREAS, the City Council with this Resolution requests and recommends to the Metropolitan Planning Commission that a new zoning category to be known as R-2A be created for inclusion in the Zoning Code of the City of Anchorage that will address the specific issues that have arisen in regard to the down-zoning of Stonebridge; and,

WHEREAS, the property known as Block 22, Lot 65, along Old Harrods Creek Road is now occupied as a church, is largely undeveloped, does not present the issues present in Stonebridge, and is adjacent to the R-1 zoning district of the City of Anchorage, the City Council finds it more appropriate, and hereby recommends and request that the property be down zoned

R-4 to R-1; and,

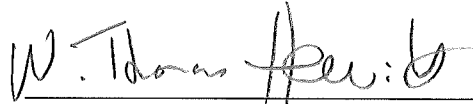
WHEREAS, the property known as Block 805, Lot 295, on Surrey Lane, should have been down-zoned from R-4 to R-1 in the community-wide rezoning of 1988, and the City Council recommends and requests that such action now be taken;

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Anchorage as follows:

1. The Metropolitan Planning Commission is hereby requested to develop a new zoning category for the Zoning Code of the City of Anchorage, to be known as R-2A, that adopts all of the existing requirements and permissible uses of the R-2 zone except the floor-area ratio for R-2A be .16, an increase from the .14 of R-2, and that the required side-yard setbacks for R-2A be a combined 25 feet, with a minimum of eight feet, a decrease from a combined 30 feet, and a minimum ten feet, in R-2, and to make its recommendation to the City.

2. The Metropolitan Planning Commission is hereby requested to examine the down-zoning of all of the lots of the Stonebridge Subdivision, as more specifically described in Exhibit A attached hereto and incorporated herein by reference, from R-4 to, when created by the Zoning Code of the City of Anchorage, R-2A, and to make its recommendation to the City.


3. The Metropolitan Planning Commission is hereby requested to examine the down-zoning of Block 22, Lot 65, being the property on which the Church of the Epiphany is located at 914 Old Harrods Creek Road, and the lot located at 805 Surrey Lane, from R-4 to R-1, and to make its recommendation to the City.



W. Thomas Hewitt
Mayor, City of Anchorage

This Resolution was adopted by vote of the City Council at its meeting on the 9th day of November, 2015.

	<u>YES</u>	<u>NO</u>
Hagan, Cecelia	<u>X</u>	_____
O'Connell, Connie	<u>X</u>	_____
Ramsey, Neil	<u>X</u>	_____
Cook, Diane	<u>X</u>	_____
Rublein, Brian	<u>ABSENT</u>	_____
Wetherton, Bill	<u>X</u>	_____



Renee M. Major
City Clerk