



MEMORANDUM

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DATE: August 18, 2003

TO: Zoning Administration Division
DSD Zoning Review Section

FROM: Walter Tellez
Zoning Administrator

SUBJECT: LUC 3.2.8.3, Duplexes
Land Use Code: Zoning Administrator Determination

LUC 3.2.8.3.B states "If access is provided by an easement and the easement serves more than three (3) single-family homes or duplexes, the City may require the easement to be developed as a street or as a parking area access lane (PAAL).

In consultation with the City Attorney's office, the Zoning Administrator determined that "serves more than three (3) single-family homes or duplexes" refers to more than 3 units with a duplex calculated as 2 dwelling units.

s:zoning administration/za determination/LUC 3.2.8.3.doc