

Order 95 – 04/05

Given first reading: 11/1/04

Passage 11/15/04 8-0 (Geraghty absent)

NATHAN H. SMITH (MAYOR)(3)
WILLIAM R. GORHAM (1)
KAREN A. GERAGHTY (2)
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CITY OF PORTLAND
IN THE CITY COUNCIL

PETER E. O'DONNELL (A/L)
JAMES F. CLOUTIER(A/L)
JILL C. DUSON (A/L)
NICHOLAS M. MAVODONES (A/L)

AMENDMENT TO PORTLAND CITY CODE
ART. III, DIV. 4 R-3 RESIDENTIAL ZONE
§14-90(e) and (f)

**BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF PORTLAND,
MAINE IN THE CITY COUNCIL ASSEMBLED AS FOLLOWS:**

1. That Chapter 14 of the Land Use Code (Dimensional Requirements), §14-90 be amended as follows:

Sec. 14-90. Dimensional requirements.

In addition to the provisions of division 25 (space and bulk regulations and exceptions) of this article, lots in the R-3 zone shall meet the following minimum requirements:

...

- (e) *Maximum lot coverage:* ~~Twenty five (25)~~Thirty-five (35) percent of lot area.
- (f) *Minimum lot width:* ~~Seventy five (75)~~Sixty-five (65) feet, ~~except that a lot under the provisions of section 14 433 (lots of record and accessory structure setbacks for existing buildings) of this article need be only sixty five (65) feet. Lots located in a subdivision approved after the effective date of Ord. No. 165-97 pursuant to section 14 497.5 shall meet the lot width requirements approved as part of the subdivision plan under the terms of that section.~~