

ORDINANCE NO. 13,538

AN ORDINANCE to amend the Municipal Code of Des Moines, 1991, adopted by Ordinance No. 11,651, passed April 15, 1991, as heretofore amended, by repealing paragraph (1) of subsection (A) of Section 2A-9 thereof, and enacting a new paragraph (1) of subsection (A) of Section 2A-9, relating to the design requirements for single family dwellings.

BE IT ORDAINED by the City Council of the City of Des Moines, Iowa:

Section 1. That the Municipal Code of Des Moines, 1991, adopted by Ordinance No. 11,651, passed April 15, 1991, as restated by the Ninth Supplement thereto adopted June 16, 1997, by Resolution and Roll Call No. 97-2094, be and is hereby amended by repealing paragraph (1) of subsection (A) of Section 2A-9 thereof, and enacting a new paragraph (1) of subsection (A) of Section 2A-9, all relating to the design requirements for single family dwellings, as follows:

2A-9. "R1-80" DISTRICT REGULATIONS. (ONE FAMILY RESIDENTIAL DISTRICTS).

Statement of Intent. The "R1-80" District is intended and designed to provide for certain low-density residential areas of the City now developed primarily with one-family detached dwellings and areas where similar residential development seems likely to occur. The "R1-80" District was formerly known as the "R-1" District.

(A) Principal Permitted Uses. Only the uses of structures or land listed in this section shall be permitted in the "R1-80" District.

(1) Single-family detached dwellings; provided that:

(a) for all single-family detached dwellings for which building permits have been issued on or after August 27, 1984, the minimum horizontal dimension of the main body of the dwelling unit shall not be less than twenty (20) feet.

(b) all single-family detached dwellings for which a building permit has been issued on or after July 1, 1997, shall comply with the following minimum design standards:

i) The dwelling shall have a minimum width facing the street of 24 feet.

ii) A minimum of fifteen percent (15%) of the facade of the building facing the street shall consist of windows, doors and other building openings.

iii) The front door of the dwelling shall appear to face the street.

iv) The main part of the dwelling shall have a minimum roof pitch of 3/12.

v) The dwelling shall have a roof overhang around the entire perimeter.

vi) Any foundation skirting material shall have the appearance of masonry or poured concrete typical of site-built homes.

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Sec. 2. This ordinance shall be in full force and effect from and after its passage and publication as provided by law.

FORM APPROVED:

Roger K. Brown

Assistant City Attorney