

Introduced by: Councilmember Grimes

CITY OF TAKOMA PARK, MARYLAND

RESOLUTION 2012-38

RESOLUTION OF SUPPORT FOR THE ZONING TEXT AMENDMENT REVISING THE REQUIREMENTS FOR PERMITTING ACCESSORY APARTMENTS

WHEREAS, the Montgomery County Planning Department has proposed a Zoning Text Amendment revising the requirements for permitting accessory apartments; and

WHEREAS, the proposed Zoning Text Amendment would permit accessory apartments by right in certain zones, based on the size of the unit and/or whether the unit is attached or detached from the principal one-family detached house and establish certain standards and requirements by which a special exception use is granted for an accessory apartment; and

WHEREAS, accessory apartments enhance the economic sustainability of the area by increasing types of housing and housing options for home ownership and facilitate the aging in place of seniors by providing housing for caretakers or supplemental rental income; and

WHEREAS, accessory apartments make more efficient use of existing housing stock, infrastructure, and public transit; reduce the environmental costs of sprawl and new development; and increase the customer base for local businesses; and

WHEREAS, in a survey of accessory apartment owners in Takoma Park, many identified the positive factors of accessory apartments such as providing additional income, providing extra security by having another person on the property, and providing the benefits of mixed income/affordable options for housing, especially for students; and

WHEREAS, the proposed Zoning Text Amendment furthers the goals of the Takoma Park Strategic Plan which identifies as a priority the creation and expansion of a sustainable, livable community.

NOW, THEREFORE, BE IT RESOLVED THAT THE CITY COUNCIL OF TAKOMA PARK, MARYLAND supports the efforts of the Montgomery County Planning Department to revise the requirements for Accessory Apartments, encourages the Planning Board to transmit the proposal to the Montgomery County Council, and encourages the Montgomery County Council to formally introduce the Zoning Text Amendment Revising the Requirements for Permitting Accessory Apartments.

Adopted this 18th day of June, 2012

Attest:

Jessie Carpenter, CMC
City Clerk