

CITY OF SANTA FE, NEW MEXICO

BILL NO. 2008-8

INTRODUCED BY:

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AN ORDINANCE

AMENDING TABLE 14-7.1-1 SFCC 1987 SO THAT THE MAXIMUM LOT COVERAGE FOR RM DISTRICTS IS FIFTY PERCENT (50%) IF PRIVATE OPEN SPACE IS PROVIDED.

BE IT ORDAINED BY THE GOVERNING BODY OF THE CITY OF SANTA FE:

Section 1. Table 14-7.1-1 SFCC 1987 (being Ord. No. 2002-37, as amended) is amended to read:

TABLE 14-7.1-1: Table of Dimensional Standards for Residential Districts

D I S T R I C T	Max. Gross Density (dwelling units per acre) Unless an increase in number of dwelling units is agreed to in carrying out the Inclusionary Zoning Ordinance	Minimum Lot Size (Number of lots created and number of dwellings per lot cannot exceed max. gross density)	Maximum Height of Structures Outside Historic Districts (feet) (Inside Historic Districts, see § 14-5.2)	Minimum Setback Requirements (feet) (All nonresidential uses: 15-foot landscaped buffer required if adjacent to residential; see § 14-7.4(D)(4)(e))	Max. Lot Coverage (%)	Minimum Distance Between Buildings (feet)

RM	RM-1: 21	Area:	Outside	See § 14-7.1(B)(5)(g):	Multi-family of 6	None
	RM-2:29	-Single-family:	Historic	"Minimum Building	or more units: 40	
	RM-10: 10	3000 sq. ft. (may	Districts: RM-1	Setback and Separation	Single-family, two-	
	RM-LD:12	be reduced to	and RM-2: 36	Requirements."	family, or multi-	
		2000 sq. ft. if	RM-10 and		family of less than	
		common open	RM-LD: 24		6 units: 40; [70] 50	
		space is			if private open	
		provided)			space is provided	
	Also see § 14-7.1	-Multi-family:	In the Westside-			
	(B)(5)(b):	See § 14-	Guadalupe			
	"Calculation of	7.1(B)(5)(a):	Historic			
	Allowable	"Minimum Lot	District: 24			
	Dwelling Units"	Area for Multi-	Inside Other			
RM-		Family	Historic		See §14-7.1	
Cont		Dwellings"	Districts: See §		(B)(5)(f): "Increase	
			14-5.2		in Maximum Lot	
		Also see § 14-			Coverage if	
		7.1(B)(5)(d):			Private Open	
		"Minimum			Space is Provided"	
		Open Space				
		Requirements"				
		Also see § 14-				
		7.1(B)(5)(e):				
		"Park				
		Dedication."				

APPROVED AS TO FORM:

FRANK D. KATZ, CITY ATTORNEY

mdb/N/Bills 2008/Max lot coverage (RM)