



**Department of Land
Conservation and Development
Affordable Housing Work Group**

Meeting # 8
January 26, 2009, 9:00 – 11:30 AM

Additional staff ideas for mandatory regulatory measures

All cities must adopt zoning and development standards (and the plan policies that authorize those standards, if needed) that are likely to provide more affordable housing, such as

- Minimum density standard for all residential development, such as Metro's 80% of maximum
- Minimum density or maximum lot size standards in all residential zones
- Average density standard for subdivisions
- Permit accessory dwelling units in residential zones, with minimal restrictions
- Permit a variety of single-family and multi-family housing types in at least one zone for densities of 6-12 units per net acre
- Permit duplexes in single-family zones
- Permit attached single-family housing in zones that permit detached single-family
- Prohibit all detached single-family housing, or detached single-family housing on lots larger than 4,000-5,000 square feet, in MDR, HDR and mixed-use zones
- Permit housing units above and behind commercial uses in commercial and mixed-use zones, including city centers