

CITY OF BINGEN, WASHINGTON

ORDINANCE NO. 2016-01-657

AN ORDINANCE AMENDING BINGEN MUNICIPAL CODE 17.20.040 DENSITY (R-1)

WHEREAS, the Bingen City Council has reviewed the existing maximum percent of building coverage requirement for Single-Family Residential (R-1) District; and

WHEREAS, the Bingen City Council believes the maximum percent of building coverage for Single-Family Residential (R-1) District is necessary; and

NOW THEREFORE, the City Council of the City of Bingen do ordain as follows:

Section 1. Bingen Municipal Code 17.20.040, Density incorporated here by reference and by such incorporation set forth at full length, is hereby repealed.

Section 2. Bingen Municipal Code 17.20.040, Density (R-1) is amended to read as follows:

Density provisions for the R1 district as follows:

- A. Maximum number of dwelling structures permitted per lot: ~~one, not to include mobile homes;~~
- B. Maximum height of buildings: two stories but not to exceed thirty-five feet;
- C. Minimum area of lot: six thousand square feet for each single-family structure;
- D. Minimum depth of lot: eighty feet;
- E. Minimum width of lot: sixty feet;
- F. Maximum percent of building coverage: ~~thirty-five~~ fifty percent of lot;
- G. Minimum front yard width: twenty feet;

- H. Minimum side yard width: five feet;
- I. Minimum side yard width along flanking street of corner lot: fifteen feet;
- J. Minimum rear yard required: twenty feet.

PASSED BY THE CITY COUNCIL OF THE CITY OF BINGEN, and effective five (5) days after the first date of posting or publication.

DATED this 5th day of January, 2016.

ATTEST:



Mayor Betty J. Barnes



Jan Brending, City Clerk

Approved as to form only:



Christopher R. Lanz
City Attorney