

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF FAYETTEVILLE AMENDING ARTICLE 30-3, ZONING DISTRICTS, OF THE CODE OF ORDINANCES OF THE CITY OF FAYETTEVILLE, NORTH CAROLINA

BE IT ORDAINED, by the City Council of the City of Fayetteville, North Carolina, that:

Section 1. Section 30-3.E, Business Base Zoning Districts, is amended by inserting a new Section 30-3.E.12, Universities and Colleges (UC) District, as follows:

30-3.E.12. Universities and Colleges (UC) District

UC Universities & Colleges	PURPOSE	
	The Universities & Colleges (UC) District is established and intended to accommodate large scale institutions of advanced learning and the uses generally associated with this type of establishment. The districts generally have high transportation needs and draw both local and commuter traffic.	
DIMENSIONAL STANDARDS		
DIMENSIONAL STANDARD	NONRESIDENTIAL, MULTI-FAMILY, & MIXED-USE	ACCESSORY STRUCTURES
Lot area, min. (sq. ft.)	Minimum of 10 acres	n/a
Lot width, min. (ft.)	None	n/a
Lot coverage, max. (% of lot area)	70	
Height, max. (ft.)	75	
Front and corner setback, min. (ft.) [1]	25	
Side setback, min. (ft.) (1)	3 feet or 15 feet when abutting a residential zoning district	
Rear setback, min. (ft.) (1)	20	5
Spacing between buildings, min. (ft.)	20	
NOTES: (1) Setbacks shall only apply to lot lines on the perimeter of the campus.		

Section 2. It is the intention of the City Council, and it is hereby ordained that the provisions of this ordinance shall become and be made part of the Code or Ordinances, City of

Fayetteville, North Carolina, and the section of this ordinance may be renumbered to accomplish such intention.

ADOPTED this the _____ day of _____, 2022.

CITY OF FAYETTEVILLE

MITCH COLVIN, Mayor

ATTEST:

PAMELA J. MEGILL, City Clerk