

HOUSING STRATEGY

Granting duplexes, triplexes, or other appropriate multi-family housing options as a use by right in single-family residential zoning districts.

COUNTY STAFF DIRECTION

Supported

Likelihood that this strategy will be supported by the County and formulated into an effective tool to advance affordable housing. County staff direction based on proposed amendments to the Zoning Resolution, as summarized on this sheet.

SUPPORT FROM THE 2015 COUNTY MASTER PLAN	YES	The Fremont County Master Plan supports this proposed strategy by encouraging infill and multifamily housing development in urban areas, along with a variety of housing types within the Urban Growth District including multifamily housing, townhouses, and condos.
	NO	
SUPPORT FROM THE 2019 HOUSING NEEDS ASSESSMENT	YES	The Fremont County Housing Needs Assessment does not provide any recommended land use, zoning, or policy tools that specifically suggest duplexes, triplexes, or other appropriate multi-family housing options as use by right in single-family residential zoning districts.
	NO	

STRATEGY PRIORITIZATION: COMMUNITY FEEDBACK

25.0% OF COMMUNITY PRIORITY VOTES	25.0% OF COMMUNITY PRIORITY VOTES	50.0% OF COMMUNITY PRIORITY VOTES
STRATEGY PRIORITIZATION CONDUCTED AT COMMUNITY OPEN HOUSE ON JUNE 5, 2023		
HIGH PRIORITY Definitely implement this strategy	MEDIUM PRIORITY Consider this strategy as a potential option	NOT A PRIORITY Do not use this strategy
Commit to allowing for the construction of duplexes, triplexes, or other appropriate multi-family housing options in single-family residential zoning districts within the Urban Growth District	Consider allowing for the construction of duplexes in single-family residential zoning districts outside of the Urban Growth district	Currently not permitted

CURRENT STRATEGY USE & EFFECTIVENESS

The current Zoning Code does not allow non-single family residential options as uses by right in single-family residential zoning districts.

Current Strategy Use

Yes	No
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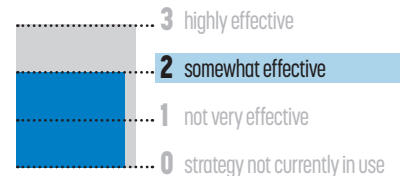
Current Strategy Effectiveness



POTENTIAL STRATEGY EFFECTIVENESS

The effectiveness of this strategy may be enhanced by the following amendments to the County's Zoning Resolution, as listed below.

Potential Strategy Effectiveness



Amendments to Zoning Resolution

- Allow duplex (two-family dwelling) in the Low Density Residential (LDR) zone, subject to public water and sewer service availability.

