

**ORDINANCE 2020-2**

**AMENDMENT TO LEWISVILLE CITY CODE**

**TITLE 8 CHAPTER 4**

AN AMENDMENT TO THE CITY CODE OF LEWISVILLE, IDAHO, A POLITICAL SUBDIVISION OF THE STATE OF IDAHO, TITLE 8 CHAPTER 4 SUBSECTIONS A-5 B and A-5 C, PROVIDING FOR CLARIFICATION OF THE BUILDING SETBACK FOR R-1 RESIDENTIAL AND C-1 COMMERCIAL ZONES.

WHEREAS, the City Code of the City of Lewisville provides a building setback for arterial roads within the City i.e. North 3500 East (Highway 48), East 500 North and North 3400 East (Lewisville Highway) shall be no less than ninety (90) feet from the centerline of the road or forty feet (40') from the surveyed property line, and

WHEREAS, the City Code of the City of Lewisville provides a building setback for non-arterial roads shall have a front and side setback of no less than sixty-five feet (65') from the centerline of the road or fifteen feet (15') from the surveyed property line, and

WHEREAS, the City Council of the City of Lewisville has authorized a city-wide survey of the roads and blocks within the City to be done to determine exactly where the centerline of the roads and corners of blocks would be, but has not authorized the survey of individual properties, and

WHEREAS, it is in the best interest of the residents of the City to be able to measure building setbacks in accordance with the centerline of the roads, and

WHEREAS, notice was given to residents by publication and posting of the public hearing notice as required by law, and

WHEREAS, a public hearing on June 10, 2020 to gain public input into the matter and after much consideration, the City Council of the City of Lewisville deems it beneficial to modify the building setback in both the residential zone and the commercial zone to eliminate the option to measure from the personal property line.

BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF LEWISVILLE, IDAHO:

That Title 8 Chapter 4 Subsections A-5 and A and B be amended and shall read as follows:

8-4 A-5: **BUILDING SETBACK REQUIREMENTS FOR RESIDENTIAL DWELLINGS:**

B. Front yard and side yard setback on lots adjacent to main arterial roads, i.e. North 3500 East (Highway 48), East 500 North and North 3400 East shall be no less than ninety (90) feet from the centerline of the road or ~~forty (40) feet from the surveyed property line.~~

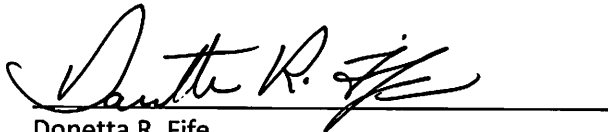
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C. All lots within the City on non-arterial roads shall have a front and side setback of no less than sixty-five (65) feet from the centerline of the road ~~or fifteen (15) feet from the surveyed property line.~~

**ENACTED** by the Lewisville City council and approved by the Mayor this 8th day of July, 2020.

  
George Kudd  
Mayor, City of Lewisville

ATTEST:

  
Donetta R. Fife  
Clerk/Treasurer, City of Lewisville

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