

# Ongoing Maintenance

Code Sections Affected	Key Intent
Section 2.3, Definitions and Terms	Perform technical fixes that have been identified in recent months in order to clean up and clarify assorted ordinance provisions
Section 3.1.3, Superseding Dimensional Standards	
Section 3.2.7, Residential 20 (R-20) District	<p style="text-align: right;"><b>Changes</b></p> <ul style="list-style-type: none"><li>• Use-specific standards for Mini-Warehouse/Self-Storage have been modified to allow architectural metal paneling as a primary material on facades visible from major roadways or residential properties. Architectural metal paneling is commonly seen on the types of facilities the County's design standards are intended to encourage. <b>(See Section 4.3.4.C.2, Mini-Warehouse/Self-Storage)</b></li><li>• The amendment updates an outdated provision for green building certifications in the EDZD district. The code currently references programs that either do not provide service to this region or are no longer active. This amendment retains existing programs such as LEED and allows other similar certification programs to meet the intent of the ordinance. Also, the EDZD district has been designated as a legacy zoning district. Staff does not anticipate any new EDZD rezonings now that the ordinance has been updated to include more options for the mixed-use, higher-density residential developments the EDZD was designed to accommodate. As a legacy district, no new EDZD district can be created but any property currently zoned EDZD remains as part of the Official Zoning Map and shall conform to the standards of the ordinance. <b>(See Table 3.3.6.E.2, Exceptional Design Additional Requirements &amp; Section 3.3.6.B.1, Applicability)</b></li><li>• The amendment clarifies that multi-family dwellings are subject to site design standards in all districts, including standards for sidewalks, connectivity, and open space. Sidewalk standards have also been applied to the RMF districts. <b>(See Section 4.3.2.A.2, Multi-Family Dwelling &amp; Section 6.3.3.J, Sidewalks, Trails and Bikeways)</b></li><li>• The size of canopy trees required to meet landscaping and buffering requirements has been reduced from 2.5 caliper inches to 2 caliper inches at time of planting to improve viability, allow for a greater range of species, and align with updated standards for tree mitigation. The type of measurement for understory trees has been changed from caliper inches to height in feet to reflect the landscaping industry standard, and has been established at a minimum of 8-feet at time of planting to align with the City of Wilmington's standard. <b>(See Section 5.4.2, General Standards)</b></li><li>• The amendment includes changes to various definitions in order to align with state law and recent ordinance changes or to clarify definitions based on past interpretations. Definitions for <i>Adult Entertainment Establishment</i>, <i>Hospital</i>, <i>Motor Vehicle</i>, <i>Understory Tree</i>, and <i>Vehicle Sales</i> have been modified based on past interpretations. Definitions for <i>Canopy Tree</i>, <i>Shrub</i>, <i>Specimen Tree</i>, and <i>Temporary Family Healthcare Structure</i> have been added or modified to align with recent state law or ordinance amendments <b>(See Section 2.3, Definitions and Terms)</b></li><li>• Flood ordinance limitations on nonstructural fill in Zone A flood zones have been modified to better align with National Flood Insurance Program (NFIP) requirements. <b>(See Section 9.8.2.E, Fill/Grading)</b></li><li>• A transfer error regarding the minimum lot area for duplexes in the R-20 zoning district has been corrected to 35,000 square feet, the minimum lot area established in the former Zoning Ordinance. <b>(See Section 3.2.7.D, District Dimensional Standards)</b></li><li>• The uses identified in the separation requirements for Adult Entertainment Establishments have been updated to align with the use terms listed in the Principal Use Table. <b>(See Section 4.3.4.A.1, Adult Entertainment Establishment)</b></li></ul>
Table 3.3.6, Exceptional Design (EDZD) Planned Development District	
Section 4.3.2, Residential Uses	
Section 4.3.4, Commercial Uses	
Section 4.5.4, Standards for Specified Temporary Uses	
Section 5.4.2, General Standards	
Section 6.3.3, Required Improvements	
Section 9.8.2, Specific Standards	