



# Expanding Housing Choices

Board of Commissioners Public Hearing  
**October 28, 2019**

# Timeline Summary

- Sept. 3, 2019 - EHC Amendments adopted by the City Council
- Sept. 23, 2019 – First BOCC public hearing, item referred back to the Administration
- Oct. 1, 2019 – EHC is effective within the City Limit
- Oct. 28, 2019 – Second BOCC public hearing. Revised tracking and monitoring resolution provided based on Commissioners' input.



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# Tracking and Monitoring

- Bi-Annual report to City Council and County Commissioners
- Numeric and geographic tracking:
  - ADUs
  - Duplexes
  - Demolitions
  - Land sale prices
  - Lot-splits
  - Unit mix
- Additional Metrics:
  - Median home values
  - Race and income
  - LABR and NOAH change
  - Owner occupancy
  - Infrastructure impacts



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# County Jurisdictional Items

Primary aspects of EHC applicable to property located outside of City limits:

- Accessory Dwelling Units- changes impact ADU allowance in the City and County.
- Additional housing types allowed for conservation subdivisions (applicable in RR zoning) and cluster subdivisions
- Unincorporated RS-20 lots in the Urban tier (approx. 15 lots):
  - allows for duplexes.
  - revised Duplex and Attached House standards.
- Calculating density



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# Expanding Housing Choice

Removing regulatory barriers to a wider range of housing types



<https://durhamnc.gov/3679/Expanding-Housing-Choices>

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