

RESOLUTION AND ORDINANCE OF THE BOARD OF COMMISSIONERS OF CARROLL COUNTY REGARDING AMENDMENTS TO THE CARROLL COUNTY ZONING ORDINANCE TO AMEND CHAPTER 102 – ZONING

WHEREAS, the Board of Commissioners of Carroll County, Georgia (the "Board") possesses the authority to provide for the general codification of all ordinances and resolutions of Carroll County, Georgia, having the force and effect of law; and

WHEREAS, the Board has determined a need to define, clarify, and regulate Chapter 102 – Zoning in the Code of Ordinances of Carroll County, Georgia, as set forth herein;

NOW, THEREFORE, BE IT ORDAINED by the Board of Commissioners that Chapter 102 – Zoning, of the Code of Ordinances be amended as follows:

1. By adding a new definition for “*Build-to-Rent*” where it falls alphabetically under Sec. 102-4. – Definitions, as follows:

Build-to-Rent means a subdivision community or group of single-family residences where any such residences are built with the intent or for the purpose of being offered for rental or lease.

2. By adding a new definition for “*Horizontal apartments*” where it falls alphabetically under Sec. 102-4. – Definitions, as follows:

Horizontal apartments means a group or cluster of single-family homes, detached or connected, in subdivisions or communities that developed as individual residences with professional property management.

3. By adding a new definition for “*Residential rental communities*” where it falls alphabetically under Sec. 102-4. – Definitions, as follows:

Residential rental communities means single-family residential subdivisions or communities in which fifty percent (50%) or more of the units are occupied by tenants rather than owners.

4. By amending Subsection 8.5(1) Multi-Family Residential (MFR) – Permitted uses - of Sec. 102-8. – Use requirements by districts by adding the following:

i. Build-to-Rent, horizontal apartments, residential rental communities, or other similar developments.

Adopted this _____ day of _____, 2022.

Michelle Morgan, Chairman of
Board of Commissioners of Carroll County

Attest: _____
_____, Clerk