



LAND USE SUPPLEMENTAL FORM
Zero Lot Line Development ([CBDC 17.335.110](#))

Submittal must include responses to all of the following (attach additional documents/information if necessary):

1. Will the lots contiguous to the zero-setback yard be under the same ownership at time of initial construction? Or can you provide written evidence that the contiguous property owners consent to this type of construction? In this case, a covenant agreement is required. CBDC 17.335.110(1)(a)

2. How do the yard setbacks on the lot contiguous to the zero-lot line development comply with the requirements of the applicable building code? Refer to CBMC Title 15 and to the City of Coos Bay Building Official. CBDC 17.335.110(1)(b)

3. Are dwellings constructed against both side lot lines? If yes, is access provided along the rear lot lines for public pedestrian and/or vehicular access to the rear yards and for access by emergency vehicles? CBDC 17.335.110(1)(c)

4. Does any portion of the dwelling(s) project over any property line? CBDC 17.335.110(1)(d)

5. Are the property owners of the zero lot line development and the property owners of the contiguous property willing to sign a covenant agreement stating: (i) In case of destruction of one or more units, new construction will follow the same concept of construction as previously designed. (ii) Each owner will carry fire and liability insurance on their portion of the building with the contiguous owner(s) also listed on the policy. (iii) Provisions providing for the maintenance of the zero-lot line wall, the roof and any common facilities. (iv) Procedures for the resolution of disputes? Provide a copy of the draft agreement. CBDC 17.335.110(1)(e)
