

## 33.435 Future Urban Zone

# 435

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### 33.435.010 Purpose

The Future Urban overlay zone limits development in future urban areas. Future urban areas are, (1) all areas beyond Metro's Urban Growth Boundary (UGB), and (2) areas within the UGB to which the extension of full urban services would not be cost effective or would cause unacceptable harm to the environment. The Future Urban overlay zone limits development by prohibiting the creation of new lots with a total area of less than 20 acres.

### 33.435.020 Map Symbol

The Future Urban zone is shown on the Official Zoning Maps with an "f" map symbol (for future).

### 33.435.030 Applying and Removing the Zone

The Future Urban zone must be applied to all lands designated "Natural Resource" on the Metro Regional Land Use Framework Map. When the UGB is expanded to include Future Urban-zoned land, the Future Urban zone is to be removed from that land following the zoning map amendment procedures in 33.855.080.

### 33.435.040 Minimum Lot Area

The minimum lot area for the creation of new lots in the Future Urban zone is 20 acres. The creation of new lots of less than 20 acres is prohibited. Existing lots of less than 20 acres may be developed, but may not be reduced in area.

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*(Added by: Ord. No. 163770, effective 2/8/91. Amended by: Ord. No. 176469, effective 7/1/02.)*

