
CHAPTER 7. LAND PLANNING ANALYSIS FOR SALES TYPE COOPERATIVES

- 7-1. CHARACTERISTICS. Section 213 (Sales Type Cooperatives) is basically a financing method to permit a non-profit cooperative production of homes for subsequent purchase by members of a group.
- 7-2. REQUIREMENTS. Land Planning analysis of Sales Type Cooperatives determines the acceptability of the site plan as an over-all entity and compliance with the following considerations:
- a. The dwelling types are detached, semi-detached, townhouse (row) or any combination of these types.
 - b. Each dwelling is saleable as an individual real estate entity, requiring separate boundary lot lines as they will exist when released from the blanket mortgage.
 - c. Separate access and utilities are provided to each dwelling.
 - d. The improvement of each lot complies with the Minimum Property Standards for one and two living units.
 - e. The streets will be improved and dedicated to a public body which is willing to accept them for maintenance.
 - f. The provision of recreation space for the common use of all residents is required; when provided, the size and type should relate to the number of living units in the project and their probable income level.